



New South Wales

State Environmental Planning Policy Amendment (Standard Instrument) 2011

under the

Environmental Planning and Assessment Act 1979

Her Excellency the Governor, with the advice of the Executive Council, has made the following State environmental planning policy under the *Environmental Planning and Assessment Act 1979*.

BRAD HAZZARD, MP
Minister for Planning and Infrastructure

State Environmental Planning Policy Amendment (Standard Instrument) 2011

under the

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1 Name of Policy

This Policy is *State Environmental Planning Policy Amendment (Standard Instrument) 2011*.

2 Commencement

This Policy commences on the day on which it is published on the NSW legislation website.

3 Repeal of Policy

- (1) This Policy is repealed on the day following the day on which this Policy commences.
- (2) The repeal of this Policy does not, because of the operation of sections 5 (6) and 30 of the *Interpretation Act 1987*, affect any amendment made by this Policy.

4 Maps

Each map adopted by *Port Macquarie-Hastings Local Environmental Plan 2011* that is specified in Column 1 of the following Table is declared by this Plan to be amended or replaced, as the case requires, by the map specified opposite in Column 2 of the Table as approved by the Minister on the making of this Plan:

Column 1	Column 2
Name of map being amended or replaced	Name of amending or replacement map
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_003_080_20110131)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_003_080_20110523)

Column 1	Column 2
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Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_006_080_20110125)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_006_080_20110523)
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_006A_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_006A_020_20110523)
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_007A_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_007A_020_20110523)
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Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_010B_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_010B_020_20110525)
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_011_080_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_011_080_20110523)
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Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013C_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013C_020_20110523)
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013D_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013D_020_20110525)
Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013F_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_013F_020_20110526)
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Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_014C_020_20101216)	Port Macquarie-Hastings Local Environmental Plan 2011 Heritage Map (6380_COM_HER_014C_020_20110526)
Port Macquarie-Hastings Local Environmental Plan 2011 Lot Size Map (6380_COM_LSZ_002_080_20110125)	Port Macquarie-Hastings Local Environmental Plan 2011 Lot Size Map (6380_COM_LSZ_002_080_20110614)
Port Macquarie-Hastings Local Environmental Plan 2011 Lot Size Map (6380_COM_LSZ_003_080_20110125)	Port Macquarie-Hastings Local Environmental Plan 2011 Lot Size Map (6380_COM_LSZ_003_080_20110614)
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[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Agricultural produce industries;

Insert in alphabetical order:

Intensive livestock agriculture;
Landscaping material supplies;
Plant nurseries;

[3] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Retail premises;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[4] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Animal boarding or training establishments;

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[5] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Restriction facilities;
- Retail premises;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Respite day care centres;
- Wharf or boating facilities;

[6] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

- Home-based child care;

[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

- Bed and breakfast accommodation;
- Dual occupancies;
- Extensive agriculture;
- Farm buildings;
- Farm stay accommodation;
- Group homes;
- Hardware and building supplies;
- Intensive plant agriculture;
- Landscaping material supplies;

Plant nurseries;
Roads;
Roadside stalls;
Rural workers' dwellings;
Secondary dwellings;
Timber yards;

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert the following at the end of the item:

Any other development not specified in item 2 or 4

[10] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Air transport facilities; Amusement centres; Boat building and repair facilities; Camping grounds; Car parks; Caravan parks; Cemeteries; Child care centres; Commercial premises; Correctional centres; Crematoria; Depots; Eco-tourist facilities; Entertainment facilities; Exhibition homes; Exhibition villages; Extractive industries; Forestry; Freight transport facilities; Function centres; Heavy industrial storage establishments; Home occupations (sex services); Industrial retail outlets; Industrial training facilities; Industries; Intensive livestock agriculture; Marinas; Mooring pens; Mortuaries; Passenger transport facilities; Places of public worship; Port facilities; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Registered clubs; Residential accommodation; Restricted premises; Respite day care centres; Rural industries; Service stations; Sex services premises; Storage premises; Tourist and visitor accommodation; Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Warehouse or distribution centres; Waste or resource management facilities; Wharf or boating facilities; Wholesale supplies

[11] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Tank-based aquaculture;

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[12] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[13] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Tank-based aquaculture;

[14] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Restriction facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[15] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Mining;
- Office premises;
- Restriction facilities;
- Retail premises;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[16] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Mining;
- Office premises;
- Restriction facilities;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;

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Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[17] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Restriction facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[18] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[19] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Cellar door premises;
- Mining;
- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[20] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

- Mining;
- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- ; Wharf or boating facilities

[21] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

- Mining;
- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;

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Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[22] Land Use Table, Zone B4 Mixed Use, item 3

Insert in alphabetical order:

Camping grounds;

[23] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Mining;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[24] Land Use Table, Zone B5 Business Development, item 3

Insert in alphabetical order:

Plant nurseries;

[25] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Mining;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[26] Land Use Table, Zone B6 Enterprise Corridor, item 3

Insert in alphabetical order:

Timber yards;

[27] Land Use Table, Zone B6 Enterprise Corridor, item 4

Omit the following:

Mining;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[28] Land Use Table, Zone B7 Business Park, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[29] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

Mining;
Restriction facilities;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

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[30] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[31] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Restriction facilities;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
; Wharf or boating facilities

[32] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[33] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Restriction facilities;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;

Commercial premises;
Eco-tourist facilities;
; Wharf or boating facilities

[34] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Mooring pens;
Respite day care centres;
Restaurants or cafes;

[35] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;
Restaurants or cafes;

[36] Land Use Table, Zone E4 Environmental Living, item 3

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[37] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Boat repair facilities;

Insert in alphabetical order:

Boat building and repair facilities;
Mooring pens;

[38] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraphs (j1) and (j2) of the definition of *environmentally sensitive area for exempt or complying development* as paragraphs (ja) and (jb), respectively.

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[39] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,
 - (d) Zone R2 Low Density Residential,
 - (e) Zone R5 Large Lot Residential,
 - (f) Zone E3 Environmental Management,
 - (g) Zone E4 Environmental Living.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[40] Clause 4.2A Strata subdivisions in certain rural, environmental and residential zones

Omit “for a strata plan or community title scheme” from clause 4.2A (3).

Insert instead “under a strata plan”.

[41] Clauses 4.2A (2) (c) and 4.2B (2) (c)

Omit “Rural Small Holdings” wherever occurring.

Insert instead “Primary Production Small Lots”.

[42] Clause 4.2A (3), note

Insert after clause 4.2A (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

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- [43] Clause 4.6 Exceptions to development standards**
Renumber clause 4.6 (8) (c1) as 4.6 (8) (ca).
- [44] Clause 5.4 Controls relating to permissible uses**
Omit “20” from clause 5.4 (4) (a). Insert instead “25”.
- [45] Clause 5.4 (9) (b)**
Omit “20”. Insert instead “25”.
- [46] Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
(9) [Not adopted]
- [47] Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
[Not applicable]
- [48] Clause 6.1 Arrangements for designated State public infrastructure**
Omit clause 6.1 (3) (b). Insert instead:
(b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or
- [49] Schedule 1 Additional permitted uses**
Omit “mines” from clause 6 (2). Insert instead “open cut mining”.
- [50] Schedule 1, clause 17 (2)**
Omit “landscape and garden supplies”.
Insert instead “garden centres, landscaping material supplies and plant nurseries”.
- [51] Schedule 2 Exempt development**
Omit item 5 from the matter relating to Signage in Zone B3 Core Commercial—above awning signs.
Insert instead:
(5) Must not be located on or in, or in relation to, a heritage item or draft heritage item.

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Schedule 2 Amendment of Auburn Local Environmental Plan 2010

**Schedule 2 Amendment of Auburn Local
Environmental Plan 2010**

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Canal estate developments;
- Landscape and garden supplies;
- Mining;
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[3] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Canal estate developments;
- Landscape and garden supplies;
- Mining;
- Office premises;
- Retail premises;
- Rural supplies;

Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[4] Land Use Table, Zone R4 High Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Canal estate developments;
Landscape and garden supplies;
Mining;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

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[5] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Serviced apartments (but only as part of a mixed use
development)

Insert instead:

Serviced apartments

[6] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Canal estate developments;
Mining;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[7] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Serviced apartments (but only as part of a mixed use
development)

Insert instead:

Serviced apartments

[8] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Canal estate developments;
Farm stay accommodation;
Mining;
Restricted premises;

Rural supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[9] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Serviced apartments (but only as part of a mixed use
development)

Insert instead:

Serviced apartments

[10] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Canal estate developments;
Mining;
Rural supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

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[11] Land Use Table, Zone B6 Enterprise Corridor, item 3

Insert in alphabetical order:

Timber yards;
Vehicle sales or hire premises;

[12] Land Use Table, Zone B6 Enterprise Corridor, item 4

Omit the following:

Boat repair facilities;
Canal estate developments;
Hazardous storage establishments;
Liquid fuel depots;
Mining;
Offensive storage establishments;
Rural supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[13] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Canal estate developments;
Hazardous storage establishments;
Landscape and garden supplies;
Liquid fuel depots;
Mining;
Offensive storage establishments;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;

Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[14] Land Use Table, Zone IN1 General Industrial, item 3

Omit “Restaurants”. Insert instead “Restaurants or cafes”.

[15] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Canal estate developments;
Funeral chapels;
Landscape and garden supplies;
Medical centres;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities

[16] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Restaurants or cafes;
Timber yards;

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[17] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Canal estate developments;
- Hazardous industries;
- Hazardous storage establishments;
- Liquid fuel depots;
- Medical centres;
- Mining;
- Offensive industries;
- Offensive storage establishments;
- Rural supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities

[18] Land Use Table, Zone SP1 Special Activities, item 3

Omit the following:

- Earthworks;
- Funeral chapels;

[19] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

- Earthworks;
- Funeral chapels;

[20] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

- Restaurants;

Insert in alphabetical order:

- Respite day care centres;
- Restaurants or cafes;

[21] Land Use Table, Zone RE2 Private Recreation, item 3

Omit “Restaurants”. Insert instead “Restaurants or cafes”.

[22] Land Use Table, Zone RE2 Private Recreation, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Canal estate developments;
- Funeral chapels;
- Landscape and garden supplies;
- Mining;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[23] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[24] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “30” from clause 5.4 (4) (a). Insert instead “43”.

[25] Clause 5.4 (9) (b)

Omit “20”. Insert instead “25”.

[26] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

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[27] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

Schedule 3 Amendment of Balranald Local Environmental Plan 2010

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Boat repair facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Heavy industrial storage establishments;
Intensive livestock agriculture;

[3] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[4] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Environmental protection works;
Extensive agriculture;
Farm buildings;
Intensive plant agriculture;
Roads;

[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agriculture;
Animal boarding or training establishments;
Bed and breakfast accommodation;
Boat building and repair facilities;
Boat sheds;
Building identification signs;
Business identification signs;
Camping grounds;
Caravan parks;
Cellar door premises;

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Cemeteries;
Correctional centres;
Crematoria;
Depots;
Environmental facilities;
Farm stay accommodation;
Flood mitigation works;
Forestry;
Heavy industrial storage establishments;
Home-based child care;
Home businesses;
Home industries;
Home occupations (sex services);
Information and education facilities;
Moorings;
Recreation areas;
Recreation facilities (major);
Recreation facilities (outdoor);
Research stations;
Roadside stalls;
Rural industries;
Rural workers' dwellings;
Storage premises;
Water recreation structures;
Water supply systems

[6] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Intensive livestock agriculture; Any other development not
specified in item 2 or 3

[7] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Offensive industries;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Industrial training facilities;
; Wharf or boating facilities

[8] Land Use Table, Zone W1 Natural Waterways, item 3

Omit the following:

Natural water-based aquaculture;

Insert in alphabetical order:

Aquaculture;

[9] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Boat repair facilities;

Natural water-based aquaculture;

Insert in alphabetical order:

Aquaculture;

Boat building and repair facilities;

Mooring pens;

[10] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraph (j1) of the definition of *environmentally sensitive area for exempt or complying development* as paragraph (ja).

[11] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

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Schedule 3 Amendment of Balranald Local Environmental Plan 2010

- [12] **Clause 4.2A Strata subdivision of residential or tourist and visitor accommodation in certain rural zones**
Omit “for a strata plan or community title scheme” from clause 4.2A (3).
Insert instead “under a strata plan”.
- [13] **Clauses 4.2A (2) (b) and 4.2C (2) (b)**
Omit “Rural Small Holdings” wherever occurring.
Insert instead “Primary Production Small Lots”.
- [14] **Clause 4.2A (3), note**
Insert after clause 4.2A (3):
Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.
- [15] **Clause 4.2B Erection of dwellings in rural zones**
Omit clause 4.2B (2). Insert instead:
(2) This clause applies to land in the following zones:
(a) Zone RU1 Primary Production,
(b) Zone RU4 Primary Production Small Lots,
(c) Zone RU5 Village.
- [16] **Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “40” from clause 5.4 (4) (a). Insert instead “67”.
- [17] **Clause 5.4 (9) (b)**
Omit “50”. Insert instead “100”.
- [18] **Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
(9) [Not adopted]
- [19] **Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
[Not applicable]

Schedule 4 Amendment of Bellingen Local Environmental Plan 2010

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 2

Omit the following:

Intensive plant agriculture

Insert in alphabetical order:

Horticulture;
Viticulture

[3] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Rural industries;
Turf farming;

Insert in alphabetical order:

Intensive livestock agriculture;
Intensive plant agriculture;

[4] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Port facilities;
Retail premises;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;

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Mooring pens;
Respite day care centres;
Warehouse or distribution centres;
Wharf or boating facilities;

[5] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Rural industries;

[6] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

Boarding houses;
Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Port facilities;
Retail premises;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Warehouse or distribution centres;
Wharf or boating facilities;

[7] Land Use Table, Zone RU3 Forestry, item 3

Omit the following:

Mining;

Insert in alphabetical order:

Open cut mining;

[8] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Environmental protection works;
Extensive agriculture;
Home-based child care;
Horticulture;
Viticulture

[10] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agricultural produce industries;
Building identification signs;
Business identification signs;
Cellar door premises;
Dairies (pasture-based);
Dual occupancies (attached);
Farm buildings;
Home industries;
Intensive plant agriculture;
Neighbourhood shops;
; Restaurants or cafes;
Roads;
Roadside stalls;

[11] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert at the end of the item:

Any other development not specified in item 2 or 4

[12] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Airstrips; Amusement centres; Backpackers' accommodation;
Boarding houses; Boat building and repair facilities; Camping
grounds; Car parks; Caravan parks; Cemeteries; Child care
centres; Commercial premises; Crematoria; Depots; Eco-tourist
facilities; Entertainment facilities; Exhibition homes; Exhibition
villages; Freight transport facilities; Function centres; Heavy
industrial storage establishments; Helipads; Highway service
centres; Home occupations (sex services); Hotel or motel
accommodation; Industrial retail outlets; Industrial training
facilities; Industries; Intensive livestock agriculture; Marinas;
Mooring pens; Mortuaries; Passenger transport facilities; Places
of public worship; Public administration buildings; Recreation

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facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Registered clubs; Residential accommodation; Respite day care centres; Restricted premises; Rural industries; Service stations; Serviced apartments; Sex services premises; Signage; Storage premises; Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Veterinary hospitals; Warehouse or distribution centres; Waste or resource management facilities; Wharf or boating facilities; Wholesale supplies

[13] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Public administration buildings;
Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[14] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Port facilities;
Restriction facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Warehouse or distribution centres;
Wharf or boating facilities;

[15] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

- Restaurants;
- Tank-based aquaculture;

Insert in alphabetical order:

- Restaurants or cafes;

[16] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Port facilities;
- Restriction facilities;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Boat building and repair facilities;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Respite day care centres;
- Wharf or boating facilities;

[17] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

- Landscape and garden supplies;
- Restriction facilities;
- Timber and building supplies;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Hardware and building supplies;

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Heavy industrial storage establishments;
Industrial training facilities;
Landscaping material supplies;
Mooring pens;
Plant nurseries;
Timber yards;
Wharf or boating facilities;

[18] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Warehouse or distribution centres;

[19] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Restricted premises;
Restriction facilities;
Storage premises;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[20] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Rural industries;

Insert in alphabetical order:

Hardware and building supplies;
Liquid fuel depots;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[21] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Hazardous industries;
- Hazardous storage establishments;
- Home industries;
- Offensive industries;
- Offensive storage establishments;
- Office premises;
- Port facilities;
- Retail premises;

Insert in alphabetical order:

- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Mooring pens;
- Respite day care centres;
- ; Wharf or boating facilities

[22] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

- Environmental protection works;
- Port facilities;
- Restaurants;
- Sewage reticulation systems;

Insert in alphabetical order:

- Camping grounds;
- Mooring pens;
- Respite day care centres;
- Restaurants or cafes;

[23] Land Use Table, Zone RE2 Private Recreation, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Restriction facilities;

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Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Warehouse or distribution centres;
Wharf or boating facilities;

[24] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Waterbodies (artificial)

Insert in alphabetical order:

Water storage facilities

[25] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Waterbodies (artificial)

Insert in alphabetical order:

Animal boarding or training establishments;
Water storage facilities

[26] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Mining;
Natural water-based aquaculture;

Insert in alphabetical order:

Aquaculture;
Mooring pens;
Open cut mining;

[27] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraph (j1) of the definition of *environmentally sensitive area for exempt or complying development* as paragraph (ja).

[28] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,
 - (d) Zone R5 Large Lot Residential,
 - (e) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[29] Clauses 4.2A (2) (c), 4.2B (2) (c), 5.3 (2) (c) and (d) and 7.8 (2) (c)

Omit “Rural Small Holdings” wherever occurring.

Insert instead “Primary Production Small Lots”.

[30] Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata plan”.

[31] Clause 4.2B (3)

Insert at the end of clause 4.2B (3):

Note. See note 2 to clause 2.6 (1).

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- [32] Clause 4.6 Exceptions to development standards**
Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).
- [33] Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “20” from clause 5.4 (4) (a). Insert instead “25”.
- [34] Clause 5.4 (9) (b)**
Omit “20”. Insert instead “25”.
- [35] Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
 (9) [Not adopted]
- [36] Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
 [Not applicable]
- [37] Clause 6.1 Arrangements for designated State public infrastructure**
Omit clause 6.1 (3) (b). Insert instead:
 (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

Schedule 5 Amendment of Camden Local Environmental Plan 2010

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Insert in alphabetical order:

Garden centres;
Intensive livestock agriculture;
Intensive plant agriculture;

[3] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[4] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Animal boarding or training establishments;

[5] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[6] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Aquaculture;
Bed and breakfast accommodation;
Cellar door premises;
Dual occupancies (attached);
Extensive agriculture;
Farm buildings;
Farm stay accommodation;
Garden centres;
Home industries;
Intensive plant agriculture;
Landscaping material supplies;
Roads;
Roadside stalls;
Rural workers' dwellings;
Secondary dwellings;
Stock and sale yards

[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Agriculture; Air transport facilities; Amusement centres; Animal boarding or training establishments; Camping grounds; Car parks; Caravan parks; Commercial premises; Correctional centres; Crematoria; Eco-tourist facilities; Entertainment facilities; Exhibition homes; Extractive industries; Freight transport facilities; Function centres; Heavy industrial storage establishments; Highway service centres; Home occupations (sex services); Industrial retail outlets; Industries; Information and

education facilities; Mortuaries; Port facilities; Recreation facilities (indoor); Recreation facilities (major); Residential accommodation; Restricted premises; Rural industries; Service stations; Sex services premises; Storage premises; Tourist and visitor accommodation; Transport depots; Vehicle body repair workshops; Vehicle repair stations; Waste or resource management facilities; Wharf or boating facilities; Wholesale supplies

[9] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[10] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[11] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[12] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;

Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[13] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Garden centres;
Restaurants or cafes;

[14] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Landscape and garden supplies;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[15] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Landscape and garden supplies;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[16] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Wharf or boating facilities;

[17] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Boat repair facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
; Wharf or boating facilities

[18] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;

Rural supplies;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Wharf or boating facilities;

[19] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
; Wharf or boating facilities

[20] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

; Waterbodies (artificial)

[21] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

; Waterbodies (artificial)

Insert in alphabetical order:

Camping grounds;

[22] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

; Waterbodies (artificial)

Insert in alphabetical order:

Camping grounds;

[30] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not adopted]

[31] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[32] Schedule 1 Additional permitted uses

Omit “landscape and garden supplies” from item 6 (2).

Insert instead “landscaping material supplies, plant nurseries”.

[33] Schedule 1, items 6 (2), 12 (2) and 23 (2)

Omit “restaurants” wherever occurring. Insert instead “restaurants or cafes”.

[34] Schedule 1, items 10 (2) and 11 (2)

Omit “restaurant” wherever occurring. Insert instead “restaurant or cafe”.

[35] Schedule 1, item 17 (2)

Omit “landscape and garden supplies, markets and office premises”.

Insert instead “landscaping material supplies, markets, office premises and plant nurseries”.

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Schedule 6 Amendment of Canada Bay Local Environmental Plan 2008

**Schedule 6 Amendment of Canada Bay Local
Environmental Plan 2008**

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Boat repair facilities;
Business premises (other than restricted premises and timber and
building supplies);
Demolition;
Drainage;
Earthworks;
Home industries;
Office premises;
Public utility undertakings;
Retail premises;
Schools;
Swimming pools;
Telecommunications facilities;

Insert in alphabetical order:

Boat building and repair facilities;
Commercial premises;
Mooring pens;

[3] Land Use Table, Zone R1 General Residential, item 4

Omit “Any development not specified in item 2 or 3”.

Insert instead:

Bulky goods premises; Hardware and building supplies;
Landscaping material supplies; Plant nurseries; Rural supplies;
Timber yards; Vehicle sales or hire premises; Any other
development not specified in item 2 or 3

[4] Land Use Table, Zone R2 Low Density Residential, item 3

Omit the following:

Demolition;
Drainage;
Earthworks;
Public utility undertakings;

Swimming pools;
Telecommunications facilities;

Insert in alphabetical order:

Respite day care centres;

[5] Land Use Table, Zone R3 Medium Density Residential, item 3

Omit the following:

Boarding houses;
Demolition;
Drainage;
Earthworks;
Public utility undertakings;
Swimming pools;
Telecommunications facilities;

Insert in alphabetical order:

Boarding houses;

[6] Land Use Table, Zone R4 High Density Residential, item 3

Omit the following:

Drainage;
Earthworks;

[7] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Demolition;
Drainage;
Earthworks;
Public utility undertakings;
Retail premises (other than restricted premises);
Telecommunications facilities;

Insert in alphabetical order:

Retail premises;

[8] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit "Any development not specified in item 2 or 3".

Insert instead:

Bulky goods premises; Hardware and building supplies;
Landscaping material supplies; Plant nurseries; Rural supplies;

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Timber yards; Vehicle sales or hire premises; Any other
development not specified in item 2 or 3

[9] Land Use Table, Zone B3 Commercial Core, item 3

Omit the following:

Bulky goods premises;
Demolition;
Earthworks;
Public utility undertakings;
Schools;
Telecommunications facilities;

[10] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Bulky goods premises;
Demolition;
Drainage;
Earthworks;
Home industries;
Public utility undertakings;
Residential care facilities;
Schools;
Swimming pools;
Telecommunications facilities;

Insert in alphabetical order:

Mooring pens;

[11] Land Use Table, Zone B6 Enterprise Corridor, item 1

Insert after the third dot point:

- To provide for residential uses, but only as part of a mixed use development.

[12] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Advertisements;
Advertising structures;
Building identification signs;
Bulky goods premises;
Business identification signs;
Demolition;
Drainage;

Earthworks;
Neighbourhood shops;
Office premises;
Public utility undertakings;
Pubs;
Retail premises (other than restricted premises);
Self-storage units;
Swimming pools;
Telecommunications facilities;
Vehicle sales or hire premises;

Insert in alphabetical order:

Commercial premises;
Signage;

[13] Land Use Table, Zone B7 Business Park, item 3

Omit the following:

Demolition;
Earthworks;
Public utility undertakings;
Telecommunications facilities;

[14] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Advertisements;
Advertising structures;
Building identification signs;
Business identification signs;
Demolition;
Earthworks;
Landscape and garden supplies;
Materials recycling and recovery centres;
Public utility undertakings;
Resource recovery facilities;
Self-storage units;
Telecommunications facilities;
Timber and building supplies;
Waste disposal facilities;
Waste or resource transfer stations;

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;

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Plant nurseries;
Signage;
Timber yards;

[15] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

Demolition;
Drainage;
Earthworks;
Public utility undertakings;
Telecommunications facilities;

Insert in alphabetical order:

Respite day care centres;

[16] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Demolition;
Drainage;
Earthworks;
Public utility undertakings;
Restaurants;
Take away food or drink premises;
Telecommunications facilities;

Insert in alphabetical order:

Mooring pens;
Respite day care centres;
Restaurants or cafes;
Take away food and drink premises;

[17] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Demolition;
Drainage;
Earthworks;
Public utility undertakings;
Telecommunications facilities;

[18] **Clause 4.1AA**

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[19] **Clause 4.3 Height of buildings**

Renumber clause 4.3 (3) as clause 4.3 (2A).

[20] **Clause 4.4 Floor space ratio**

Renumber clause 4.4 (3) as clause 4.4 (2A).

[21] **Clause 4.6 Exceptions to development standards**

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone RU3 Forestry, Zone RU4 Primary Production Small Lots, Zone RU6 Transition, Zone R5 Large Lot Residential, Zone E2 Environmental Conservation, Zone E3 Environmental management or Zone E4 Environmental Living.

[22] **Clause 5.3 Development near Zone boundaries**

Insert at the end of clause 5.3 (3):

Note. When this Plan was made it did not include Zone E1 National Parks and Nature Reserves, Zone E2 Environmental Conservation, Zone E3 Environmental Management or Zone W1 Natural Waterways.

[23] **Clause 5.4 Controls relating to miscellaneous permissible uses**

Omit “30” from clause 5.4 (4) (a). Insert instead “43”.

[24] **Clause 5.4 (9) (b)**

Omit “40”. Insert instead “67”.

[25] **Clause 5.9 Preservation of trees or vegetation**

Insert after clause 5.9 (8):

(9) [Not adopted]

[26] **Clause 5.13**

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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[27] Clause 6.1A

Insert after clause 6.1:

6.1A Earthworks

- (1) The objectives of this clause are as follows:
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring separate development consent.
- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,
 - (f) the likelihood of disturbing relics,
 - (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

[28] Clause 6.7 Telecommunications facilities

Omit the clause.

[29] Schedule 1 Additional permitted uses

Omit “retail premises” from clause 4 (2) (c).

Insert instead “cellar door premises, food and drink premises, kiosks, markets, roadside stalls, shops”.

[30] Schedule 1, clause 12 (2) (b)

Omit “restaurants”. Insert instead “restaurants or cafes”.

[31] Schedule 3 Complying development

Omit all matter relating to “Approved plans” and “Construction hours” from Part 2.

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[1] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Drainage;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Intensive livestock agriculture;

[2] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[3] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Extensive agriculture;
Home-based child care;
; Intensive plant agriculture;
Roads

[4] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agricultural produce industries;
Animal boarding or training establishments;
Aquaculture;
Bed and breakfast accommodation;
Cellar door premises;
Cemeteries;
Depots;
Environmental facilities;
Environmental protection works;
Extractive industries;
Farm buildings;
Farm stay accommodation;
Flood mitigation works;
Forestry;
Hardware and building supplies;
Highway service centres;

Home businesses;
Home industries;
Landscaping material supplies;
Open cut mining;
; Research stations;
Roadside stalls;
Secondary dwellings;
Signage;
Timber yards;
Truck depots;
Veterinary hospitals;
Water supply systems

[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert “Any development not specified in item 2 or 3”.

[6] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Port facilities;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[7] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[8] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.

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- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
- (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[9] Clause 4.2A Strata subdivisions in certain rural zones

Omit “for a strata plan or community title scheme” from clause 4.2A (3).

Insert instead “under a strata plan”.

[10] Clauses 4.2A (2) (b) and 4.2B (2) (b)

Omit the paragraphs. Insert instead:

- (b) Zone RU4 Primary Production Small Lots.

[11] Clause 4.2A (3), note

Insert after clause 4.2A (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[12] Clause 4.2C Rural workers’ dwellings and secondary dwellings

Omit “Rural Small Holdings” from clause 4.2C (2) (b).

Insert instead “Primary Production Small Lots”.

[13] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “25” from clause 5.4 (4) (a). Insert instead “33”.

[14] Clause 5.4 (9) (b)

Omit “50”. Insert instead “100”.

[15] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

- (9) [Not adopted]

[16] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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Schedule 8

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**Schedule 8 Amendment of Gloucester Local
Environmental Plan 2010**

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 2

Omit the following:

Horticulture;

[3] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Biosolid waste applications;
Earthworks;
Restaurants;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Intensive livestock agriculture;
Intensive plant agriculture;
Restaurants or cafes;

[4] Land Use Table, Zone RU3 Forestry, item 3

Omit the following:

Earthworks;
; Mining

Insert in alphabetical order:

Animal boarding or training establishments;
; Open cut mining

[5] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Earthworks;

[6] Land Use Table, Zone R2 Low Density Residential, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Respite day care centres;

[7] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[8] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Earthworks;

Restricted premises;

[9] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Earthworks;

Landscape and garden supplies;

Insert in alphabetical order:

Landscaping material supplies;

Plant nurseries;

[10] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Earthworks;

Landscape and garden supplies;

Insert in alphabetical order:

Heavy industrial storage establishments;

Landscaping material supplies;

Plant nurseries;

[11] Land Use Table, Zone IN3 Heavy Industrial, item 3

Omit the following:

Earthworks;

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[12] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Camping grounds;

[13] Land use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Earthworks;

[14] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Earthworks;

[15] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Biosolid waste applications;

Earthworks;

[16] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[17] Clause 4.2B Strata subdivisions in certain rural or environmental protection zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata plan”.

[18] Clause 4.2B (3), note

Insert after clause 4.2B (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[19] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “30” from clause 5.4 (4) (a). Insert instead “43”.

[20] Clause 5.4 (9) (b)

Omit “25”. Insert instead “33”.

[21] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[22] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[23] Clause 6.4

Insert after clause 6.3:

6.4 Earthworks

(1) The objectives of this clause are as follows:

- (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
- (b) to allow earthworks of a minor nature without requiring separate development consent.

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- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,
 - (f) the likelihood of disturbing relics,
 - (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

[24] Schedule 2 Exempt development

Omit the matter relating to Tennis courts (including the heading).

[25] Schedule 3 Complying development

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

Schedule 9 Amendment of Goulburn Mulwaree Local Environmental Plan 2009

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Clause 2.6C Earthworks

Omit clause 2.6C from Part 2 and insert the clause in Part 7 as clause 7.1A.

[3] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Rural industries;

Insert in alphabetical order:

Hardware and building supplies;
Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[4] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Home occupation (sex services);
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Eco-tourist facilities;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

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Schedule 9

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[5] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Rural industries;

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[6] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

Boat repair facilities;
Home occupation (sex services);
Liquid fuel depots;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[7] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Home industries;

[8] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;

Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[9] Land Use Table, Zone RU6 Transition, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[10] Land Use Table, Zone RU6 Transition, item 4

Omit the following:

Boat repair facilities;
Home occupation (sex services);
Liquid fuel depots;

Insert in alphabetical order:

Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[11] Land Use Table, Zone R1 General Residential, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

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[12] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

- Biosolid waste applications;
- Boat repair facilities;
- Home occupation (sex services);
- Liquid fuel depots;
- Moveable dwellings;
- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Home occupations (sex services);
- Industrial training facilities;
- Mooring pens;
- Rural industries;
- Wharf or boating facilities;

[13] Land Use Table, Zone R2 Low Density Residential, item 3

Insert in alphabetical order:

- Bulky goods premises;
- Hardware and building supplies;
- Landscaping material supplies;
- Plant nurseries;
- Rural supplies;
- Timber yards;
- Vehicle sales or hire premises;

[14] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

- Biosolid waste applications;
- Boat repair facilities;
- Business premises;
- Farm stay accommodation;
- Home occupation (sex services);
- Liquid fuel depots;
- Moveable dwellings;
- Office premises;

Restriction facilities;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Rural industries;
Wharf or boating facilities;

[15] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[16] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Biosolid waste applications;
Boat repair facilities;
Business premises;
Home occupation (sex services);
Liquid fuel depots;
Moveable dwellings;
Office premises;
Restriction facilities;
Retail premises;

Insert in alphabetical order:

Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;

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Mooring pens;
Rural industries;
Wharf or boating facilities;

[17] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[18] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[19] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

Biosolid waste applications;
Boat repair facilities;
Home occupation (sex services);
Liquid fuel depots;

Moveable dwellings;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[20] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Biosolid waste applications;
Boat repair facilities;
Home occupation (sex services);
Liquid fuel depots;
Moveable dwellings;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
General industries;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[21] Land Use Table, Zone B6 Enterprise Corridor, item 1

Insert after the third dot point:

- To provide for residential uses, but only as part of a mixed use development.

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[22] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Office premises;
Retail premises;

Insert in alphabetical order:

Commercial premises;

[23] Land Use Table, Zone B6 Enterprise Corridor, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[24] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[25] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Camping grounds;
Eco-tourist facilities;
Home occupations (sex services);

Mooring pens;
Rural industries;

[26] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[27] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Biosolid waste applications;
Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Home occupations (sex services);
Mooring pens;
; Wharf or boating facilities

[28] Land Use Table, Zone IN3 Heavy Industrial, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

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[29] Land Use Table, Zone IN3 Heavy Industrial, item 4

Omit the following:

Home occupation (sex services);
Restriction facilities;

Insert in alphabetical order:

Eco-tourist facilities;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[30] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Moveable dwellings;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[31] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Moveable dwellings;

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;

[32] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Moveable dwellings;

[33] Land Use Table, Zone E2 Environmental Conservation, item 4

Insert in alphabetical order:

Rural industries;

[34] Land Use Table, Zone E3 Environmental Management, item 3

Insert in alphabetical order:

Animal boarding or training establishments;

[35] Land Use Table, Zone E3 Environmental Management, item 4

Insert in alphabetical order:

Rural industries;

[36] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[37] Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata plan”.

[38] Clause 4.2B (3)

Insert at the end of clause 4.2B (3):

Note. See note 2 to clause 2.6 (1).

[39] Clause 4.6 Exceptions to development standards

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone RU4 Primary Production Small Lots.

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[40] Clause 5.3 Development near zone boundaries

Insert at the end of clause 5.3 (3):

Note. When this Plan was made it did not include Zone W1 Natural Waterways.

[41] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[42] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[43] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[44] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (4) (b). Insert instead:

(b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[45] Schedule 2 Exempt development

Omit all of the matter relating to Building alterations for persons with disabilities, Change of building use and building alterations, Demolition and Water heaters (installation or replacement, other than solar hot water systems) (including the headings).

[46] Schedule 3 Complying development

Omit all of the matter in Part 1.

[47] Schedule 3, Part 2

Omit from Part 2 all of the matter that was not omitted from that Part by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 2**
Omit the following:
 Horticulture;
 Viticulture
Insert in alphabetical order:
 Intensive plant agriculture
- [3] **Land Use Table, Zone RU1 Primary Production, item 3**
Omit the following:
 Funeral chapels;
 Restriction facilities;
Insert in alphabetical order:
 Animal boarding or training establishments;
 Intensive livestock agriculture;
- [4] **Land Use Table, Zone RU4**
Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.
- [5] **Land Use Table, Zone RU4 Primary Production Small Lots, item 2**
Insert in alphabetical order:
 Extensive agriculture;
 Forestry;
 ; Intensive plant agriculture
- [6] **Land Use Table, Zone RU4 Primary Production Small Lots, item 3**
Insert in alphabetical order:
 Agricultural produce industries;
 Agriculture;
 Animal boarding or training establishments;
 Bed and breakfast accommodation;
 Building identification signs;
 Business identification signs;

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Cellar door premises;
Dual occupancies (attached);
Environmental facilities;
Environmental protection works;
Farm buildings;
Farm stay accommodation;
Home-based child care;
Home businesses;
Home industries;
; Roads;
Roadside stalls;
Schools

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Any development not specified in item 2 or 3

[8] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Boat repair facilities;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;

Insert in alphabetical order:

Boat building and repair facilities;
Commercial premises;
Mooring pens;

[9] Land Use Table, Zone RU5 Village, item 4

Omit “Any development not specified in item 2 or 3”.

Insert instead “Bulky goods premises; Any other development not specified in item 2 or 3”.

[10] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[11] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Business premises;
Canal estate development;
Office premises;
Port facilities;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[12] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Canal estate development;
Port facilities;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Hardware and building supplies;
Industrial training facilities;
Mooring pens;
Rural industries;
Timber yards;
; Wharf or boating facilities

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[13] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Canal estate development;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[14] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

Canal estate development;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
Rural industries;
; Wharf or boating facilities

[15] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Canal estate development;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
Rural industries;
; Wharf or boating facilities

[16] Land Use Table, Zone B5 Business Development, item 3

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[17] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Boat repair facilities;
Canal estate development;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[18] Land Use Table, Zone B6 Enterprise Corridor, item 1

Insert after the third dot point:

- To provide for residential uses, but only as part of a mixed use development.

[19] Land Use Table, Zone B6 Enterprise Corridor, item 3

Insert in alphabetical order:

Timber yards;
Vehicle sales or hire premises;

[20] Land Use Table, Zone B6 Enterprise Corridor, item 4

Omit the following:

Boat repair facilities;

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Canal estate development;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Rural industries;
; Wharf or boating facilities

[21] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural industries;
Timber yards;

[22] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Canal estate development;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Mooring pens;
; Wharf or boating facilities

[23] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural industries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[24] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Canal estate development;
Office premises;
Port facilities;
Pubs;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Mooring pens;
; Wharf or boating facilities

[25] Land Use Table, Zone IN4 Working Waterfront, item 3

Insert in alphabetical order:

Bulky goods premises;
Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

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[26] Land Use Table, Zone IN4 Working Waterfront, item 4

Omit the following:

Business premises;
Canal estate development;
Office premises;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Mooring pens;
Respite day care centres;
Rural industries;
; Wharf or boating facilities

[27] Land Use Table, Zone SP3 Tourist, item 3

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;

[28] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;
Restaurants or cafes;

[29] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Restaurants or cafes;

[30] Land Use Table, Zone E2 Environmental Conservation, item 4

Insert in alphabetical order:

Rural industries;

[31] Land Use Table, Zone W2 Recreational Waterways, item 3

Insert in alphabetical order:

Mooring pens;

[32] Land Use Table, Zone W2 Recreational Waterways, item 4

Insert in alphabetical order:

Rural industries;

[33] Clause 3.2 Complying development

Renumber clause 3.2 (3) (c1), (c2) and (c3) as clause 3.2 (3) (ca), (cb) and (cd), respectively.

[34] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots,
 - (c) Zone R5 Large Lot Residential,
 - (d) Zone E2 Environmental Conservation,
 - (e) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

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- [35] **Clauses 4.2A (2) (c), 4.2B (2) (c), 5.3 (2) and 7.7 (1)**
Omit “Rural Small Holdings” wherever occurring.
Insert instead “Primary Production Small Lots”.
- [36] **Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones**
Omit “or community title” from clause 4.2B (2) (a).
- [37] **Clause 4.2B (2)**
Insert at the end of clause 4.2B (2):
Note. See note 2 to clause 2.6 (1).
- [38] **Clause 4.6 Exceptions to development standards**
Insert at the end of clause 4.6 (6):
Note. When this Plan was made it did not include Zone RU2 Rural Landscape, Zone RU6 Transition or Zone E4 Environmental Living.
- [39] **Clause 4.6 (8) (c1)**
Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).
- [40] **Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “20” from clause 5.4 (4) (a). Insert instead “25”.
- [41] **Clause 5.4 (9) (b)**
Omit “30”. Insert instead “43”.
- [42] **Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
(9) [Not adopted]
- [43] **Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
[Not applicable]

[44] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[45] Schedule 3 Complying development

Omit from Part 2 all of the matter that was not omitted from that Part by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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[1] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Boat repair facilities;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Intensive livestock agriculture;
Intensive plant agriculture;
Mooring pens;

[2] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[3] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Extensive agriculture;
; Roads

[4] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agriculture;
Agricultural produce industries;
Animal boarding or training establishments;
Bed and breakfast accommodation;
Cellar door premises;
Dairies (pasture-based);
Environmental protection works;
Farm buildings;
Farm stay accommodation;
Flood mitigation works;
Home-based child care;
Home businesses;
Home industries;
Information and education facilities;
Intensive plant agriculture;

Landscaping material supplies;
; Recreation facilities (outdoor);
Roadside stalls;
Secondary dwellings;
Signage;
Stock and sale yards;
Veterinary hospitals

[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Intensive livestock agriculture; Any other development not
specified in item 2 or 3

[6] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Home industries;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;

[7] Land Use Table, Zone RU5 Village, item 4

Insert in alphabetical order:

Hardware and building supplies;
Timber yards;

[8] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Landscape and garden supplies;
Markets;
Mining (open cut);

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Port facilities;
Restriction facilities;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[9] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

Home industries;
Landscape and garden supplies;

Insert in alphabetical order:

Landscaping material supplies;
Plant nurseries;

[10] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Mining (open cut);
Port facilities;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[11] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Home industries;

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[12] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Hazardous industries;
Offensive industries;
Office premises;
Port facilities;
Restriction facilities;
Retail premises;
Rural supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industries;
Medical centres;
Mooring pens;
Respite day care centres;
; Wharf or boating facilities

[13] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Home industries;
Warehouse or distribution centres;

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;

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Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[14] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Mining (open cut);
Port facilities;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Medical centres;
Mooring pens;
Open cut mining;
Respite day care centres;
; Wharf or boating facilities

[15] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[16] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[17] Land Use Table, Zone W1 Natural Waterways, item 3

Insert in alphabetical order:

Mooring pens;

[18] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.

-
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
- (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.
- [19] Clauses 4.2A (2) (b), 4.2B (2) (b), 5.3 (2) (a) and (c) and 6.8 (1)**
Omit “Rural Small Holdings” wherever occurring.
Insert instead “Primary Production Small Lots”.
- [20] Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones**
Omit “for a strata plan or community title scheme” from clause 4.2B (3).
Insert instead “under a strata plan”.
- [21] Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “25” from clause 5.4 (4) (a). Insert instead “33”.
- [22] Clause 5.4 (9) (b)**
Omit “40”. Insert instead “67”.
- [23] Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
(9) [Not adopted]
- [24] Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
[Not applicable]
- [25] Schedule 1 Additional permitted uses**
Omit “cafe, retail nursery” from clause 2 (2).
Insert instead “restaurant or cafe, plant nursery”.
-

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Schedule 12 Amendment of Lane Cove Local Environmental Plan 2009

Schedule 12 Amendment of Lane Cove Local Environmental Plan 2009

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone R2 Low Density Residential, item 3**
Omit the following:
 Earthworks;
Insert in alphabetical order:
 Respite day care centres;
- [3] **Land Use Table, Zone R3 Medium Density Residential, item 3**
Omit the following:
 Earthworks;
- [4] **Land Use Table, Zone R4 High Density Residential, item 3**
Omit the following:
 Earthworks;
- [5] **Land Use Table, Zone B1 Neighbourhood Centre, item 3**
Omit the following:
 Earthworks;
 Restaurants;
Insert in alphabetical order:
 Restaurants or cafes;
- [6] **Land Use Table, Zone B2 Local Centre, item 3**
Omit the following:
 Earthworks;
- [7] **Land Use Table, Zone B3 Commercial Core, item 3**
Omit the following:
 Earthworks;
 ; Vehicle sales or hire premises

[8] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Earthworks;

[9] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Respite day care centres;

[10] Land Use Table, Zone IN4 Working Waterfront, item 3

Omit the following:

Earthworks;

[11] Land Use Table, Zone IN4 Working Waterfront, item 4

Omit "Any development not specified in item 2 or 3".

Insert instead "Hazardous industries; Offensive industries; Any other development not specified in item 2 or 3".

[12] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

Earthworks;

[13] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Earthworks;

Restaurants;

Insert in alphabetical order:

Mooring pens;

Respite day care centres;

Restaurants or cafes;

[14] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Earthworks;

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[15] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[16] Clause 4.6 Exceptions to development standards

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone RU3 Forestry, Zone RU4 Primary Production Small Lots, Zone RU6 Transition, Zone R5 Large Lot Residential, Zone E3 Environmental Management or Zone E4 Environmental Living.

[17] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “50” from clause 5.4 (9) (b). Insert instead “100”.

[18] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[19] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[20] Clause 6.1A

Insert after clause 6.1:

6.1A Earthworks

(1) The objectives of this clause are as follows:

- (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
- (b) to allow earthworks of a minor nature without requiring separate development consent.

- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,
 - (f) the likelihood of disturbing relics,
 - (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

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Schedule 13 Amendment of Liverpool Local Environmental Plan 2008

**Schedule 13 Amendment of Liverpool Local
Environmental Plan 2008**

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 3**
Omit the following:
 Drainage;
 Earthworks;
 Landscape and garden supplies;
Insert in alphabetical order:
 Animal boarding or training establishments;
 Landscaping material supplies;
 Plant nurseries;
- [3] **Land Use Table, Zone RU2 Rural Landscape, item 3**
Omit the following:
 Dairies (pasture-based);
 Drainage;
 Earthworks;
- [4] **Land Use Table, Zone RU4**
Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.
- [5] **Land Use Table, Zone RU4 Primary Production Small Lots, item 2**
Insert in alphabetical order:
 Extensive agriculture;
 Home-based child care;
- [6] **Land Use Table, Zone RU4 Primary Production Small Lots, item 3**
Insert in alphabetical order:
 Agriculture;
 Animal boarding or training establishments;
 Bed and breakfast accommodation;
 Building identification signs;
 Business identification signs;
 Cemeteries;

Community facilities;
Crematoria;
Dual occupancies;
Entertainment facilities;
Environmental facilities;
Environmental protection works;
Farm buildings;
Farm stay accommodation;
Flood mitigation works;
Helipads;
Home businesses;
Home industries;
Landscaping material supplies;
Places of public worship;
; Recreation areas;
Recreation facilities (indoor);
Recreation facilities (outdoor);
Roads;
Roadside stalls;
Rural industries;
Water recreation structures

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert “Any development not specified in item 2 or 3”.

[8] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Drainage;
Earthworks;

[9] Land Use Table, Zone R2 Low Density Residential, item 3

Omit the following:

Drainage;
Earthworks;

Insert in alphabetical order:

Respite day care centres;

[10] Land Use Table, Zone R3 Medium Density Residential, item 3

Omit the following:

Drainage;
Earthworks;

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[11] Land Use Table, Zone R4 High Density Residential, item 3

Omit the following:

Drainage;
Earthworks;

[12] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

Dairies (pasture-based);
Drainage;
Earthworks;

[13] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Drainage;
Earthworks;

[14] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Drainage;
Earthworks;
Residential flat buildings (but only as part of a mixed use
development that contains a non-residential use permitted in the
zone);

Insert in alphabetical order:

Residential flat buildings;

[15] Land Use Table, Zone B3 Commercial Core, item 3

Omit the following:

Drainage;
Earthworks;

[16] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Drainage;
Earthworks;

Residential flat buildings (but only as part of a mixed use development that contains a non-residential use permitted in the zone);

Insert in alphabetical order:

Residential flat buildings;

[17] Land Use Table, Zone B5 Business Development, item 3

Omit the following:

Drainage;
Earthworks;
Landscape and garden supplies;
Restaurants;
Storage premises (other than offensive storage establishments or hazardous storage establishments);
Timber and building supplies;

Insert in alphabetical order:

Liquid fuel depots;
Plant nurseries;
Restaurants or cafes;
Storage premises;
Timber yards;

[18] Land Use Table, Zone B6 Enterprise Corridor, item 1

Insert at the end of the item:

- To provide for residential uses, but only as part of a mixed use development.

[19] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Bulky goods premises;
Drainage;
Earthworks;
Home industries;
Office premises;
Retail premises;
Storage premises (other than offensive storage establishments or hazardous storage establishments);
Vehicle sales or hire premises;

Insert in alphabetical order:

Commercial premises;

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Liquid fuel depots;
Storage premises;

[20] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Drainage;
Earthworks;
Industries (other than heavy industries);
Restaurants;
Storage premises (other than offensive storage establishments or hazardous storage establishments);
Swimming pools;
Tank-based aquaculture;

Insert in alphabetical order:

Liquid fuel depots;
Respite day care centres;
Restaurants or cafes;
Storage premises;

[21] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Boat repair facilities;
Drainage;
Earthworks;
Landscape and garden supplies;
Restaurants;
Storage premises (other than offensive storage establishments or hazardous storage establishments);
Timber and building supplies;

Insert in alphabetical order:

Boat building and repair facilities;
Hardware and building supplies;
Liquid fuel depots;
Respite day care centres;
Restaurants or cafes;
Storage premises;
Timber yards;

[22] Land Use Table, Zone IN3 Heavy Industrial, item 3

Omit the following:

Boat repair facilities;

Drainage;
Earthworks;
Industries;
Liquid fuel depots;
Tank-based aquaculture;

Insert in alphabetical order:

Boat building and repair facilities;
Heavy industrial storage establishments;

[23] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

Drainage;

[24] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Drainage;
Earthworks;
Recreation facilities (major) (other than racecourses and motor racing tracks);
Recreation facilities (outdoor) (other than paint-ball centres, go-kart tracks, rifle ranges and water-ski centres);

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Recreation facilities (major);
Recreation facilities (outdoor);
Respite day care centres;

[25] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Drainage;
Earthworks;
Landscape and garden supplies;

Insert in alphabetical order:

Camping grounds;
Landscaping material supplies;
Mooring pens;
Plant nurseries;
Respite day care centres;

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[26] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Drainage;
Earthworks;

[27] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Drainage;
Earthworks;

Insert in alphabetical order:

Cellar door premises;
Kiosks;
Neighbourhood shops;
Roadside stalls;

[28] Land Use Table, Zone W1 Natural Waterways, item 3

Omit the following:

Drainage;
Earthworks;

Insert in alphabetical order:

Mooring pens;

[29] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements,
 - (b) to ensure that lot sizes in community title schemes are consistent with the desired residential density for different locations,
 - (c) to ensure that lot sizes in community title schemes are able to accommodate development that is suitable for its purpose and consistent with relevant development controls,

-
- (d) to prevent fragmentation of land that would prevent the achievement of the extent of development and nature of uses envisioned for particular locations,
 - (e) to prevent an increased traffic and safety impact as a result of increased lots on classified roads,
 - (f) to minimise any likely impact of subdivision and development on the amenity of neighbouring properties,
 - (g) to ensure that subdivision reflects and reinforces the predominant subdivision pattern of the area,
 - (h) to ensure that lot sizes in community title schemes allow buildings to be sited to protect natural or cultural features including heritage items and retain special features such as trees and views.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
- (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,
 - (d) Zone R1 General Residential,
 - (e) Zone R2 Low Density Residential,
 - (f) Zone R3 Medium Density Residential,
 - (g) Zone R4 High Density Residential,
 - (h) Zone R5 Large Lot Residential,
 - (i) Zone B1 Neighbourhood Centre,
 - (j) Zone B2 Local Centre,
 - (k) Zone B3 Commercial Core,
 - (l) Zone B4 Mixed Use,
 - (m) Zone B5 Business Development,
 - (n) Zone B6 Enterprise Corridor,
 - (o) Zone IN1 General Industrial,
 - (p) Zone IN2 Light Industrial,
 - (q) Zone IN3 Heavy Industrial,
 - (r) Zone SP1 Special Activities,
 - (s) Zone SP2 Infrastructure,
 - (t) Zone RE1 Public Recreation,
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-
- (u) Zone RE2 Private Recreation,
 - (v) Zone E1 National Parks and Nature Reserves,
 - (w) Zone E2 Environmental Conservation,
 - (x) Zone E3 Environmental Management,
 - (y) Zone W1 Natural Waterways.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.
- (3A) Despite subclause (3), the size of any lot resulting from the subdivision of land shown on the Lot Size Map to be within Area 1, Area 2 or Area 3 for the purposes of:
- (a) a dual occupancy that was approved before the making of this Plan and that satisfies any conditions of that approval, or
 - (b) 2 or more dwellings where each dwelling is attached to another dwelling by a common wall, or
 - (c) 3 or more dwellings, or
 - (d) attached dwellings, or
 - (e) semi-detached dwellings,
- must not be less than the area shown in Column 2 of the Table to this subclause opposite the relevant Area, or if the lot adjoins a rear or side lane that provides vehicular access to the lot, not less than the area shown in Column 3 of the Table opposite the relevant Area.

Column 1	Column 2	Column 3
Area 1	225 square metres	180 square metres
Area 2	250 square metres	200 square metres
Area 3	300 square metres	240 square metres

[30] Clauses 4.1A and 4.2A

Omit the clauses. Insert after clause 4.1AA (as inserted by item [29]):

4.1A Strata subdivisions in certain rural and environmental protection zones

- (1) The objective of this clause is to ensure that land to which this clause applies is not fragmented by subdivision that would create additional dwelling entitlements.
- (2) This clause applies to land in the following zones that is used, or proposed to be used, for residential accommodation or tourist and visitor accommodation:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,
 - (d) Zone E1 National Parks and Nature Reserves,
 - (e) Zone E2 Environmental Conservation,
 - (f) Zone E3 Environmental Management.
- (3) Development consent must not be granted for the subdivision of a lot to which this clause applies under a strata plan that would create lots below the minimum size shown on the Lot Size Map for that land.

[31] Clause 5.4 Controls relating to permissible uses

Omit “30” from clause 5.4 (4) (a). Insert instead “43”.

[32] Clause 5.4 (9) (b)

Omit “20”. Insert instead “25”.

[33] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

- (9) [Not adopted]

[34] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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[35] **Clause 6.4 Arrangements for designated State public infrastructure**

Omit clause 6.4 (2) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[36] **Clauses 7.10 (2) and 7.24 (1)**

Omit “Rural Small Holdings” wherever occurring.

Insert instead “Primary Production Small Lots”.

[37] **Clause 7.31**

Insert after clause 7.30:

7.31 Earthworks

- (1) The objectives of this clause are as follows:
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring separate development consent.
- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,

- (f) the likelihood of disturbing relics,
- (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

[38] Schedule 1 Additional permitted uses

Omit “restaurants” wherever occurring in items 7 (2) and 8 (2).

Insert instead “restaurants or cafes”.

[39] Schedule 1, item 15 (2) (b)

Omit “vehicle showrooms”.

Insert instead “vehicle sales or hire premises”.

[40] Schedule 2 Exempt development

Omit the matter relating to Demolition and Temporary buildings (other than temporary work sheds) (including the headings).

[41] Schedule 3 Complying development

Omit from Part 1 the matter relating to Swimming pools in Zones R1, R2, R3 and R4 on a property equal to or greater than 400m² and less than 450m² (including the heading).

[42] Schedule 3, Part 2

Omit the matter relating to Conditions that apply before work begins, Hours of work and Demolition (including the headings).

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Schedule 14 Amendment of Muswellbrook Local Environmental Plan 2009

**Schedule 14 Amendment of Muswellbrook Local
Environmental Plan 2009**

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 2**
Omit the following:
Intensive livestock agriculture (for horses only);
- [3] **Land Use Table, Zone RU1 Primary Production, item 3**
Omit the following:
Drainage;
Earthworks;
Hazardous storage establishments;
Intensive livestock agriculture (other than for horses);
Landscape and garden supplies;
Moveable dwellings;
Restaurants;
Restriction facilities;
Insert in alphabetical order:
Heavy industrial storage establishments;
Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;
Restaurants or cafes;
- [4] **Land Use Table, Zone RU3 Forestry, item 3**
Omit the following:
Drainage;
Earthworks;
- [5] **Land Use Table, Zone RU5 Village, item 3**
Omit the following:
Business premises;
Drainage;
Earthworks;
Funeral chapels;
Funeral homes;

Landscape and garden supplies;
Moveable dwellings;
Office premises;
Retail premises;
Rural supplies;
Tank-based aquaculture;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;
Heavy industrial storage establishments;

[6] Land Use Table, Zone R1 General Residential, item 3

Omit the following:

Drainage;
Earthworks;
Tank-based aquaculture;

[7] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

Drainage;
Earthworks;
Moveable dwellings;
Tank-based aquaculture;

Insert in alphabetical order:

Respite day care centres;

[8] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Bulky goods premises;
Drainage;
Earthworks;
Funeral chapels;
Funeral homes;
Restricted premises;
Rural supplies;

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Tank-based aquaculture;
Vehicle sales or hire premises;

Insert in alphabetical order:

Heavy industrial storage establishments;

[9] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Drainage;
Earthworks;
Heavy industries;
Light industries;
Liquid fuel depots;
Tank-based aquaculture;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Heavy industrial storage establishments;
Industries;
Timber yards;

[10] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Drainage;
Earthworks;
Landscape and garden supplies;
Tank-based aquaculture;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Heavy industrial storage establishments;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[11] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Drainage;

Earthworks;
Public utility undertakings;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[12] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Drainage;
Earthworks;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[13] Land Use Table, Zone E3 Environmental Management, item 2

Omit the following:

Extensive agriculture (for the purposes of grazing livestock or
bee keeping);

Insert in alphabetical order:

Extensive agriculture;

[14] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Aquaculture (other than pond-based aquaculture);
Drainage;
Earthworks;
Extensive agriculture (for the purposes of the production of crops
or fodder (including irrigated pasture and fodder crops));
Moveable dwellings;

Insert in alphabetical order:

Aquaculture;

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[15] Land Use Table, Zone W1 Natural Waterways, item 3

Omit the following:

Drainage;
Earthworks;

Insert in alphabetical order:

Mooring pens;

[16] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[17] Clause 4.6 Exceptions to development standards

Insert after clause 4.6 (8) (c):

(ca) clause 6.1, 6.2, 7.4 or 7.5.

[18] Clause 4.6 (8A)

Omit the subclause.

[19] Clause 5.4 Controls relating to permissible uses

Omit "25" from clause 5.4 (4) (a). Insert instead "33".

[20] Clause 5.4 (9) (b)

Omit "25". Insert instead "33".

[21] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[22] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[23] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[24] Clause 7.6

Insert after clause 7.5:

7.6 Earthworks

- (1) The objectives of this clause are as follows:
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring separate development consent.
- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or of the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material or the destination of any excavated material,

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- (f) the likelihood of disturbing relics,
- (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

[25] Schedule 2 Exempt development

Omit the matter relating to Aquaculture, Automatic teller machines (B2, RU5, IN1 and IN2 zones only), Bollards erected for security purposes to existing business premises, office premises or shop, Change the use of a premises (or part of a premises) from a business premises to another business premises, Change the use of a premises (or part of a premises) from a retail premises to another retail premises, Dams (RU1 zone only), Minor internal alterations—retail or industrial premises (not including premises involving the preparation of food for sale or consumption), Minor external alterations or building works (other than a dwelling), Moveable dwelling installation (including caravans)—on an approved site, Rural earthworks (RU1 and E3 zones only), Silos (RU1 zone only), Solid fuel heaters, Tennis court for private or non-commercial use on a rural zoned property and associated with a dwelling house and Water heaters (excluding solar systems) (including the headings).

[26] Schedule 3 Complying development

Omit the matter relating to Change of use—retail and business premises (including the heading) in Part 1.

[27] Schedule 3, Part 2

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Insert in alphabetical order:

- Heavy industries;
- Intensive livestock agriculture;
- Intensive plant agriculture;
- Landscaping material supplies;
- Plant nurseries;
- Rural supplies;

[3] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Heavy industries;
- Light industries;
- Office premises;
- Retail premises;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Industries;
- Respite day care centres;
- Wharf or boating facilities;

[4] Land Use Table, Zone RU2 Rural Landscape, item 3

Insert in alphabetical order:

- Heavy industries;
- Landscape material supplies;
- Plant nurseries;
- Rural supplies;

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[5] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Heavy industries;
- Light industries;
- Office premises;
- Retail premises;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Industries;
- Respite day care centres;
- Wharf or boating facilities;

[6] Land Use Table, Zone RU3 Forestry, item 3

Omit the following:

- Mining;

Insert in alphabetical order:

- Open cut mining;

[7] Land use Table, Zone RU5 Village, item 4

Omit the following:

- Hazardous industries;
- Hazardous storage establishments;
- Liquid fuel depots;
- Natural water-based aquaculture;
- Offensive industries;
- Offensive storage establishments;

Insert in alphabetical order:

- Aquaculture;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- ; Wharf or boating facilities

[8] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Wharf or boating facilities;

[9] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Wharf or boating facilities;

[10] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

- Bulky goods premises;

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Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Wharf or boating facilities;

[11] Land Use Table, Zone R4 High Density Residential, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Wharf or boating facilities;

[12] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Garden centres;
Landscaping material supplies;
Plant nurseries;

[13] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Office premises;
- Restriction facilities;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Wharf or boating facilities;

[14] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Industrial training facilities;
- ; Wharf or boating facilities

[15] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

- Restriction facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Industrial training facilities;
- ; Wharf or boating facilities

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[16] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
; Wharf or boating facilities

[17] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Bulky goods premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
; Wharf or boating facilities

[18] Land Use Table, Zone B7 Business Park, item 3

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[19] Land Use Table, Zone B7 Business Park, item 4

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Industrial training facilities;
; Wharf or boating facilities

[20] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Tank-based aquaculture;

Insert instead in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[21] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
; Wharf or boating facilities

[22] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[23] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Hazardous industries;
Hazardous storage establishments;
Liquid fuel depots;
Offensive industries;
Offensive storage establishments;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;

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Heavy industrial storage establishments;
; Wharf or boating facilities

[24] Land Use Table, Zone SP3 Tourist, item 3

Insert in alphabetical order:

Camping grounds;

[25] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[26] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Camping grounds;

[27] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Earthworks;
Natural water-based aquaculture;

Insert in alphabetical order:

Aquaculture;

[28] Land Use Table, Zone W1 Natural Waterways, item 3

Omit the following:

Earthworks;

[29] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Boat repair facilities;

Earthworks;
Natural water-based aquaculture;

Insert in alphabetical order:

Aquaculture;
Boat building and repair facilities;
Mooring pens;

[30] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone R5 Large Lot Residential,
 - (d) Zone E2 Environmental Conservation,
 - (e) Zone E3 Environmental Management,
 - (f) Zone W1 Natural Waterways,
 - (g) Zone W2 Recreational Waterways.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[31] Clause 4.2B Strata subdivisions in certain residential, rural, environmental or waterways zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata plan”.

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[32] Clause 4.2B (3), note

Insert after clause 4.2B (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[33] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “25” from clause 5.4 (4) (a). Insert instead “33”.

[34] Clause 5.4 (9) (b)

Omit “50”. Insert instead “100”.

[35] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[36] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[37] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[38] Clause 7.6

Insert after clause 7.5:

7.6 Earthworks

- (1) The objectives of this clause are as follows:
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring separate development consent.

-
- (2) Development consent is required for earthworks unless:
- (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
- (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,
 - (f) the likelihood of disturbing relics,
 - (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

[39] Schedule 2 Exempt development

Omit the matter relating to Fuel tanks (RU1, RU2, RU3 or RU5 zones) (including the heading).

[40] Schedule 3 Complying development

Omit from Part 1 the matter relating to Demolition (including the heading).

[41] Schedule 3, Part 2

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[42] Schedule 3, Part 2

Insert the following at the end of the Part:

Industrial development on land below the flood planning level

- (1) A floor level survey plan, prepared by a registered surveyor, must be submitted to the principal certifying authority before the

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construction of wall frames of a building located on land below
the flood planning level.

- (2) The plan must show that the floor levels are above the flood
planning level.

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- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 3**
Omit the following:
; Turf farming
Insert in alphabetical order:
Animal boarding or training establishments;
Intensive livestock agriculture;
- [3] **Land Use Table, Zone RU1 Primary Production, item 4**
Omit the following:
Natural water-based aquaculture;
- [4] **Land Use Table, Zone RU2 Rural Landscape, item 3**
Omit the following:
Funeral chapels;
Insert in alphabetical order:
Animal boarding or training establishments;
Funeral homes;
- [5] **Land Use Table, Zone RU2 Rural Landscape, item 4**
Omit the following:
Natural water-based aquaculture;
- [6] **Land Use Table, Zone RU4**
Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.
- [7] **Land Use Table, Zone RU4 Primary Production Small Lots, item 1**
Insert at the end of the item:
- To ensure land uses are of a scale and nature that is compatible with the environmental capabilities of the land.
 - To preserve and improve natural resources through appropriate land management practices.

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[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Extensive agriculture;

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agricultural produce industries;
Agriculture;
Animal boarding or training establishments;
Building identification signs;
Business identification signs;
Cellar door premises;
Cemeteries;
Community facilities;
Crematoria;
Dual occupancies;
Environmental facilities;
Environmental protection works;
Farm buildings;
Flood mitigation works;
Home-based child care;
Home businesses;
Home industries;
Intensive plant agriculture;
Information and education facilities;
Places of public worship;
; Recreation areas;
Recreation facilities (outdoor);
Roads;
Roadside stalls;
Rural supplies;
Schools;
Secondary dwellings;
Tourist and visitor accommodation;
Veterinary hospitals

[10] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Dairies (restricted); Feedlots; Hotel or motel accommodation;
Serviced apartments; Any other development not specified in
item 2 or 3

[11] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Funeral chapels;
Restaurants;

Insert in alphabetical order:

Funeral homes;
Restaurants or cafes;

[12] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[13] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Residential care facilities;

[14] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Heavy industries;
Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Industries;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[15] Land Use Table, Zone IN1 General Industrial, item 4

Omit "Any development not specified in item 2 or 3".

Insert instead "Hazardous industries; Offensive industries; Any other development not specified in item 2 or 3".

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[16] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Respite day care centres;
Timber yards;

[17] Land Use Table, Zone RE1 Public Recreation, item 4

Omit the following:

Retail premises;

[18] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[19] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Funeral chapels;

Insert in alphabetical order:

Animal boarding or training establishments;
Funeral homes;

[20] Land Use Table, Zone E4 Environmental Living, item 3

Insert in alphabetical order:

Respite day care centres;

[21] Land Use Table, Zone W2 Recreational Waterways, item 3

Insert in alphabetical order:

Mooring pens;

[22] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraphs (j1), (j2) and (j3) of the definition of *environmentally sensitive area for exempt or complying development* as paragraphs (ja), (jb) and (jc), respectively.

[23] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[24] Clause 4.6 Exceptions to development standards

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

[25] Clause 5.3 Development near zone boundaries

Renumber clause 5.3 (3) (c1) as clause 5.3 (3) (ca).

[26] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “25” from clause 5.4 (4) (a). Insert instead “33”.

[27] Clause 5.4 (4) (b)

Omit “500”. Insert instead “400”.

[28] Clause 5.4 (9) (b)

Omit “10”. Insert instead “11”.

[29] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[30] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[31] Clause 6.8 Dual occupancies and secondary dwellings in certain rural and environmental zones

Omit “Rural Small Holdings” from clause 6.8 (2) (c).

Insert instead “Primary Production Small Lots”.

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[32] Clause 6.8 (6)

Omit “or a secondary dwelling”.

[33] Schedule 1 Additional permitted uses

Omit “restaurant” from clauses 1 (2) and 11 (2) wherever occurring.

Insert instead “restaurant or cafe”.

[34] Schedule 1, clause 2 (3)

Omit “landscape and garden supplies”.

Insert instead “landscaping material supplies and plant nursery”.

[35] Schedule 1, clauses 3 (2), 6 (2), 8 (2) and 9 (2)

Omit “advertisements, business premises, food and drink premises, medical centres, office premises, pubs, registered clubs, retail premises, service stations” wherever occurring.

Insert instead “advertising structures, business premises, food and drink premises, health consulting rooms, kiosks, markets, medical centres, office premises, registered clubs, service stations, shops”.

[36] Schedule 1, clause 7 (2)

Omit “restaurants”. Insert instead “restaurants or cafes”.

[37] Schedule 3 Complying development

Omit from Part 2 all of the matter that was not omitted from that Part by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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[1] Land Use Table, Zone RU1 Primary Production, item 3

Insert in alphabetical order:

Animal boarding or training establishments;
Intensive livestock agriculture;
Intensive plant agriculture;

[2] Land Use Table, Zone RU2 Rural Landscape, item 3

Insert in alphabetical order:

Animal boarding or training establishments;
Respite day care centres;

[3] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Rural supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;

[4] Land Use Table, Zone RU5 Village, item 4

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[5] Land Use Table, Zone RU6 Transition, item 3

Insert in alphabetical order:

Animal boarding or training establishments;

[6] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;

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Landscape and garden supplies;
Mining (open cut);
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[7] Land Use Table, Zone R2 Low Density Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[8] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining (open cut);
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;

Open cut mining;
Wharf or boating facilities;

[9] Land Use Table, Zone R4 High Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining (open cut);
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[10] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining (open cut);
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;

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Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[11] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Landscape and garden supplies;
Mining (open cut);
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Garden centres;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Landscaping material supplies;
Mooring pens;
Open cut mining;
Plant nurseries;
Timber yards;
Wharf or boating facilities;

[12] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;

Open cut mining;
Wharf or boating facilities;

[13] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

Boat repair facilities;
Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[14] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[15] Land Use Table, Zone B5 Business development, item 3

Insert in alphabetical order:

Plant nurseries;
Vehicle sales or hire premises;

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[16] Land Use Table, Zone B5 Business development, item 4

Omit the following:

- Boat repair facilities;
- Business premises;
- Mining (open cut);
- Office premises;
- Retail premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- ; Wharf or boating facilities

[17] Land Use Table, Zone B7 Business Park, item 3

Insert in alphabetical order:

- Hardware and building supplies;
- Landscaping material supplies;
- Plant nurseries;
- Timber yards;
- Vehicle sales or hire premises;

[18] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Funeral chapels;
- Mining (open cut);
- Rural supplies;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;

Mooring pens;
Open cut mining;
; Wharf or boating facilities

[19] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[20] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Hazardous industries;
Offensive industries;
Office premises;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Mooring pens;
Respite day care centres;
; Wharf or boating facilities

[21] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

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[22] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Funeral chapels;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Mooring pens;
Respite day care centres;
; Wharf or boating facilities

[23] Land Use Table, Zone IN3 Heavy Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[24] Land Use Table, Zone IN4 Working Waterfront, item 4

Omit the following:

Bulky goods premises;
Business premises;
Hazardous industries;
Landscape and garden supplies;
Offensive industries;
Office premises;
Retail premises;

Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[25] Land Use Table, Zone SP3 Tourist, item 3

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;

[26] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;

[27] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;
Restaurants or cafes;

[28] Land Use Table, Zone E4 Environmental Living, item 3

Insert in alphabetical order:

Respite day care centres;

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[29] Land Use Table, Zone W2 Recreational Waterways, item 3

Insert in alphabetical order:

Mooring pens;

[30] Land Use Table, Zone W3 Working Waterways, item 3

Insert in alphabetical order:

Mooring pens;

[31] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone R2 Low Density Residential,
 - (d) Zone R5 Large Lot Residential,
 - (e) Zone E2 Environmental Conservation,
 - (f) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.
- (3A) Despite subclause (3), development consent may be granted for the subdivision of a lot for a community title scheme on land identified as "Area 1" on the Lot Size Map if:
 - (a) each lot size will be at least 4,000 square metres, and
 - (b) each lot will be served by a co-operative scheme for the common disposal of effluent.

[32] Clause 4.2 Rural subdivision

Omit “Rural Small Holdings” from the note to clause 4.2 (2).

Insert instead “Primary Production Small Lots”.

[33] Clause 4.2B Strata subdivisions in certain rural, residential and environmental protection zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata scheme”.

[34] Clause 4.2B (3), note

Insert after clause 4.2B (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[35] Clause 4.2B (4)

Omit the subclause.

[36] Clause 5.4 Controls relating to permissible uses

Omit “30” from clause 5.4 (4) (a). Insert instead “43”.

[37] Clause 5.4 (9) (b)

Omit “25”. Insert instead “33”.

[38] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[39] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[40] Clause 7.11 Development in Zone B1 Neighbourhood Centre

Omit “business premises, office premises and retail premises” from clause 7.11 (1).

Insert instead “commercial premises”.

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[41] Clause 7.11 (2)

Omit “business premises, office premises or retail premises”.

Insert instead “commercial premises”.

[42] Schedule 2 Exempt development

Omit “a place of Aboriginal heritage significance” from subclause (3) of the matter under the heading **Works in cemeteries or burial grounds**.

Insert instead “an Aboriginal place of heritage significance”.

[43] Schedule 2, Part 1

Omit the matter relating to Tennis courts (including the heading).

[44] Schedule 3 Complying development

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[45] Schedule 3, Part 2

Insert at the end of the Part:

Site management

The person having the benefit of the complying development certificate must, during construction, have a sign at the front of the site displaying the builder’s name, licence number and the development consent number.

Inspections during construction

If the Council is the principal certifying authority, the person having the benefit of the complying development certificate must notify the Council at least 48 hours (in writing) or 24 hours (by telephone) before an inspection is required for any of the following:

- (a) erosion controls, site works and site set out, before building starts,
- (b) placement of piers or foundation before placing footings,
- (c) steel reinforcing before pouring concrete,
- (d) framework of structure before lining or cladding is fixed,
- (e) stormwater drainage and on-site detention before backfilling,
- (f) wet areas treated before lining or tiling,

- (g) if the development is located in an area not serviced by a reticulated sewerage system, the following additional inspections:
- (i) internal and external drainage,
 - (ii) hot and cold water.

Survey certificate

- (1) To ensure compliance with approved plans, a survey certificate, prepared by a registered surveyor and stating the following, must be given to the principal certifying authority at the following stages:
 - (a) on completion of the floor slab framework before concrete is poured—detailing the location of the structure in relation to the boundaries,
 - (b) on completion of the lowest floor—confirming that levels are in accordance with the certificate (which levels must relate to the datum shown on the certificate).
- (2) In relation to land shown as “Flood planning area” on the Flood Planning Map, the survey must confirm that the floor level complies with the floor level requirements for the flood planning level in that location.

[46] Schedule 5 Environmental heritage

Omit the matter under the headings **Name of heritage conservation area**, **Identification on Heritage Map** and **Item No** in Part 2.

[47] Schedule 5, Part 4

Insert after Part 3:

Part 4 Aboriginal objects and places of heritage significance

Name of heritage conservation area	Identification on Heritage Map	Item no
Crosslands Conservation Area	Shown by a yellow outline and identified as “AH04”	AH04
Karikeree 1 Thrumster Conservation Area	Shown by a yellow outline and identified as “AH01”	AH01
Thrumster Knoll Site	Shown by a yellow outline and identified as “AH03”	AH03

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Name of heritage conservation area	Identification on Heritage Map	Item no
Watoo 7 Thrumster Conservation Area	Shown by a yellow outline and identified as "AH02"	AH02

Schedule 18 Amendment of Port Stephens Local Environmental Plan (Kings Hill, North Raymond Terrace) 2010

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone E3 Environmental Management, item 3**
Omit the following:
 Funeral chapels;
Insert in alphabetical order:
 Funeral homes;
- [3] **Clause 4.1AA**
Insert after clause 4.1:
4.1AA Minimum subdivision lot size for community title schemes
 [Not adopted]
- [4] **Clause 4.6 Exceptions to development standards**
Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).
- [5] **Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “30” from clause 5.4 (4) (a). Insert instead “43”.
- [6] **Clause 5.4 (9) (b)**
Omit “40”. Insert instead “67”.
- [7] **Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
 (9) [Not adopted]
- [8] **Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
 [Not applicable]

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Schedule 18 Amendment of Port Stephens Local Environmental Plan (Kings Hill, North
Raymond Terrace) 2010

[9] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause,

Schedule 19 Amendment of Queanbeyan Local Environmental Plan (Googong) 2009

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone R5 Large Lot Residential, item 3**
Insert the following in alphabetical order:
 Respite day care centres;
- [3] **Land Use Table, Zone RE1 Public Recreation, item 3**
Omit the following:
 Restaurants;
Insert in alphabetical order:
 Camping grounds;
 Respite day care centres;
 Restaurants or cafes;
- [4] **Clause 3.3 Environmentally sensitive areas excluded**
Re-number paragraph (j1) of the definition of *environmentally sensitive area for exempt or complying development* as paragraph (ja).
- [5] **Clause 4.1AA**
Insert after clause 4.1:
4.1AA Minimum subdivision lot size for community title schemes
 [Not adopted]
- [6] **Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “30” from clause 5.4 (4) (a). Insert instead “43”.
- [7] **Clause 5.4 (9) (b)**
Omit “40”. Insert instead “67”.
- [8] **Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
 (9) [Not adopted]

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Schedule 19 Amendment of Queanbeyan Local Environmental Plan (Googong) 2009

[9] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[10] Schedule 1 Additional permitted uses

Omit “horticulture, landscape and garden supplies,” from clause 1 (2).

Insert instead “garden centres, horticulture, landscaping material supplies, plant nurseries,”.

[11] Schedule 1, clause 3 (2)

Omit “horticulture and landscape and garden supplies,”.

Insert instead “garden centres, horticulture, landscaping material supplies and plant nurseries,”.

Schedule 20 Amendment of Ryde Local Environmental Plan 2010

- [1] Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] Land Use Table, Zone R1 General Residential, item 3**
Omit the following:
Residential care facilities;
- [3] Land Use Table, Zone R2 Low Density Residential, item 3**
Omit the following:
Multi dwelling housing (attached);
Insert in alphabetical order:
Multi dwelling housing;
Respite day care centres;
- [4] Land Use Table, Zone B1 Neighbourhood Centre, item 3**
Omit the following:
Office premises;
Retail premises;
Insert in alphabetical order:
Commercial premises;
- [5] Land Use Table, Zone B1 Neighbourhood Centre, item 4**
Insert in alphabetical order:
Bulky goods premises;
Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;
- [6] Land Use Table, Zone B4 Mixed Use, item 4**
Omit the following:
Hazardous industries;

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Hazardous storage establishments;
Liquid fuel depots;
Offensive industries;
Offensive storage establishments;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
General industries;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[7] Land Use Table, Zone B5 Business Development, item 3

Omit the following:

Business premises;
Office premises;
Retail premises;
Vehicle sales or hire premises;

Insert in alphabetical order:

Commercial premises;

[8] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Restaurants;

Insert in alphabetical order:

Plant nurseries;
Restaurants or cafes;
Rural supplies;
Timber yards;

[9] Land Use Table, Zone B7 Business Park, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[10] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Car parking;

Insert in alphabetical order:

Car parks;

Respite day care centres;

[11] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[12] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Restaurants or cafes;

[13] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Drainage;

[14] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[15] Clause 4.6 Exceptions to development standards

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone RU3 Forestry, Zone RU4 Primary Production Small Lots, Zone RU6 Transition, Zone R5 Large Lot Residential, Zone E3 Environmental Management or Zone E4 Environmental Living.

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- [16] Clause 4.6**
Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).
- [17] Clause 5.3 Development near zone boundaries**
Renumber clause 5.3 (3) (a1) as clause 5.3 (3) (ab).
- [18] Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “20” from clause 5.4 (4) (a). Insert instead “25”.
- [19] Clause 5.4 (9) (b)**
Omit “10”. Insert instead “11”.
- [20] Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
 (9) [Not adopted]
- [21] Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
 [Not applicable]
- [22] Schedule 1 Additional permitted uses**
Omit “restaurant” from clauses 6 (2) and 8 (2) wherever occurring.
Insert instead “restaurant or cafe”.
- [23] Schedule 1, clause 11 (2)**
Omit “medical centre, retail premises and business premises”.
Insert instead “business premises, cellar door premises, food and drink premises, kiosks, markets, medical centre, roadside stalls, shops”.
- [24] Schedule 1, clauses 14 and 17**
Omit the clauses.

Schedule 21 Amendment of Ryde Local Environmental Plan (Gladesville Town Centre and Victoria Road Corridor) 2010

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone R2 Low Density Residential, item 3**
Insert in alphabetical order:
 Respite day care centres;
- [3] **Land Use Table, Zone B4 Mixed Use, item 4**
Omit the following:
 Hazardous industries;
 Hazardous storage establishments;
 Liquid fuel depots;
 Offensive industries;
 Offensive storage establishments;
 Vehicle sales or hire premises;
Insert in alphabetical order:
 Animal boarding or training establishments;
 Camping grounds;
 Eco-tourist facilities;
 General industries;
 Heavy industrial storage establishments;
 Industrial training facilities;
 ; Wharf or boating facilities
- [4] **Land Use Table, Zone B6 Enterprise Corridor**
Insert at the end of item 1:
 • To provide for residential uses, but only as part of a mixed
 use development.
- [5] **Land Use Table, Zone B6 Enterprise Corridor, item 4**
Omit the following:
 Hazardous industries;
 Hazardous storage establishments;
 Liquid fuel depots;
-

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Schedule 21 Amendment of Ryde Local Environmental Plan (Gladesville Town Centre
and Victoria Road Corridor) 2010

Offensive industries;
Offensive storage establishments;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
General industries;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[6] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[7] Clause 5.3 Development near zone boundaries

Renumber clause 5.3 (3) (a1) as clause 5.3 (3) (ab).

[8] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “20” from clause 5.4 (4) (a). Insert instead “25”.

[9] Clause 5.4 (9) (b)

Omit “10”. Insert instead “11”.

[10] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[11] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

Schedule 22 Amendment of Tamworth Regional Local Environmental Plan 2010

[1] Land Use Table, Zone RU1 Primary Production, item 3

Insert the following in alphabetical order:

Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;

[2] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Respite day care centres;
Wharf or boating facilities;

[3] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[4] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Environmental protection works;
Extensive agriculture;
Home-based child care;
Moorings;
Roads

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[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agricultural produce industries;
Cellar door premises;
Dual occupancies (attached);
Farm buildings;
Intensive plant agriculture;
Kiosks;
Landscaping material supplies;
Light industries;
Markets;
; Roadside stalls;
Rural workers' dwellings;

[6] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert at the end of the item:

Any other development not specified in item 2 or 4

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Amusement centres; Backpackers' accommodation; Cemeteries;
Child care centres; Commercial premises; Crematoria;
Eco-tourist facilities; Entertainment facilities; Exhibition
villages; Heavy industrial storage establishments; Home
occupations (sex services); Industrial retail outlets; Industrial
training facilities; Industries; Intensive livestock agriculture;
Mortuaries; Recreation facilities (major); Registered clubs;
Residential accommodation; Respite day care centres; Restricted
premises; Rural industries; Service stations; Serviced
apartments; Sex services premises; Storage premises; Vehicle
body repair workshops; Vehicle repair stations; Wharf or boating
facilities; Wholesale supplies

[8] Land Use Table, Zone RU5 Village, item 4

Insert in alphabetical order:

Eco-tourist facilities;
Industrial training facilities;
; Wharf or boating facilities

[9] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Mining (open cut);
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[10] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Mining (open cut);
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;

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Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[11] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[12] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Mining (open cut);
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Rural supplies;

Timber yards;
Wharf or boating facilities;

[13] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Open cut mining;
; Wharf or boating facilities

[14] Land Use Table, Zone B3 Commercial Core Centre, item 4

Omit the following:

Boat repair facilities;
Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[15] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Mining (open cut);

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Open cut mining;
; Wharf or boating facilities

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[16] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Boat repair facilities;
Hazardous storage establishments;
Liquid fuel depots;
Offensive storage establishments;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[17] Land Use Table, Zone B7 Business Park, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[18] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

Bulky goods premises;
Hazardous industries;
Hazardous storage establishments;
Liquid fuel depots;
Offensive industries;
Offensive storage establishments;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
; Wharf or boating facilities

[19] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

- Hardware and building supplies;
- Landscaping material supplies;
- Liquid fuel depots;
- Plant nurseries;
- Rural supplies;
- Timber yards;
- Vehicle sales or hire premises;

[20] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

- Bulky goods premises;
- Business premises;
- Hazardous industries;
- Hazardous storage establishments;
- Offensive industries;
- Offensive storage establishments;
- Office premises;
- Retail premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Mooring pens;
- Respite day care centres;
- ; Wharf or boating facilities

[21] Land Use Table, Zone IN3 Heavy Industrial, item 3

Insert in alphabetical order:

- Landscaping material supplies;
- Plant nurseries;
- Vehicle sales or hire premises;

[22] Land Use Table, Zone IN3 Heavy Industrial, item 4

Omit the following:

- Bulky good premises;
- Business premises;
- Office premises;

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Retail premises;
Rural supplies;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Industrial training facilities;
Mooring pens;
Respite day care centres;
; Wharf or boating facilities

[23] Land Use Table, Zone SP3 Tourist, item 3

Insert in alphabetical order:

Camping grounds;
Kiosks;
Markets;
Respite day care centres;

[24] Land Use Table, Zone SP3 Tourist, item 4

Insert in alphabetical order:

Bulky goods premises;
Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[25] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Retail premises;

Insert in alphabetical order:

Camping grounds;
Markets;
Respite day care centres;
Restaurants or cafes;
Shops;

[26] Land Use Table, Zone RE1 Public Recreation, item 4

Omit the following:

- Cellar door premises;
- Pubs;
- Roadside stalls;
- Take away food and drink premises;

Insert in alphabetical order:

- Commercial premises;

[27] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

- Garden centres;

[28] Land Use Table, Zone RE2 Private Recreation, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Landscape and garden supplies;
- Office premises;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Wharf or boating facilities;

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[29] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots,
 - (c) Zone RU6 Transition,
 - (d) Zone E2 Environmental Conservation,
 - (e) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[30] Clauses 4.1B (2) (b) and (3) (a) (ii), 4.2B (2) (b), 4.2C (2) (b) and 7.3 (2) (b)

Omit "Rural Small Holdings" wherever occurring.

Insert instead "Primary Production Small Lots".

[31] Clause 4.2C Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit "for a strata plan or community title scheme" from clause 4.2C (3).

Insert instead "under a strata plan".

[32] Clause 4.2C (3)

Insert at the end of clause 4.2C (3):

Note. See note 2 to clause 2.6 (1).

[33] Clause 4.6 Exceptions to development standards

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

- [34] Clause 5.3 Development near Zone boundaries**
Renumber clause 5.3 (3) (a1) as clause 5.3 (3) (ab).
- [35] Clause 5.4 Controls relating to miscellaneous permissible uses**
Omit “40” from clause 5.4 (4) (a). Insert instead “67”.
- [36] Clause 5.4 (9) (b)**
Omit “20”. Insert instead “25”.
- [37] Clause 5.9 Preservation of trees or vegetation**
Insert after clause 5.9 (8):
(9) [Not adopted]
- [38] Clause 5.13**
Insert after clause 5.12:
5.13 Eco-tourist facilities
[Not applicable]
- [39] Clause 7.4 Development in Zone B1 and Zone B4**
Omit “and retail premises” in clause 7.4 (1).
Insert instead “, cellar door premises, food and drink premises, markets and shops”.
- [40] Clause 7.4 (2)**
Omit “or retail premises”.
Insert instead “, cellar door premises, food and drink premises, markets or shops”.

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Schedule 23 Amendment of Temora Local Environmental Plan 2010

**Schedule 23 Amendment of Temora Local
Environmental Plan 2010**

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Hazardous industries;
Landscape and garden supplies;
Offensive industries;

Insert in alphabetical order:

Heavy industries;
Landscaping material supplies;
Plant nurseries;

[3] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Bulky goods premises;
Business premises;
Home industries;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;

[4] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

Landscape and garden supplies;

Insert in alphabetical order:

Landscaping material supplies;
Plant nurseries;

[5] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Landscape and garden supplies;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

[6] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Landscape and garden supplies;
Rural supplies;
Timber and building supplies;
; Vehicle sales or hire premises

Insert in alphabetical order:

Camping grounds;

[7] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Home industries;

Insert in alphabetical order:

Medical centres;
Timber yards;

[8] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[9] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;

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[10] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[11] Land Use Table, Zone W2 Recreation Waterways, item 3

Insert in alphabetical order:

Camping grounds;
Mooring pens;

[12] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone R5 Large Lot Residential.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[13] Clause 4.2C Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit “for a strata plan or community title scheme” from clause 4.2C (3).

Insert instead “under a strata plan”.

[14] Clause 4.2C (3)

Insert at the end of clause 4.2C (3):

Note. See note 2 to clause 2.6 (1).

[15] Clause 4.6 Exceptions to development standards

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone RU2 Rural Landscape, Zone RU4 Primary Production Small Lots, Zone RU6 Transition, Zone E2 Environmental Conservation, Zone E3 Environmental Management or Zone E4 Environmental Living.

[16] Clause 4.6

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

[17] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[18] Clause 5.4 (9) (b)

Omit “50”. Insert instead “100”.

[19] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[20] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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Schedule 24 Amendment of Tumbarumba Local Environmental Plan 2010

**Schedule 24 Amendment of Tumbarumba Local
Environmental Plan 2010**

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 3**
Insert the following in alphabetical order:
Intensive livestock agriculture;
Intensive plant agriculture;
- [3] **Land Use Table, Zone RU1 Primary Production, item 4**
Omit the following:
Boat repair facilities;
Canal estate developments;
Timber and building supplies;
Insert in alphabetical order:
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Garden centres;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Respite day care centres;
Timber yards;
Wharf or boating facilities;
- [4] **Land Use Table, Zone RU4**
Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.
- [5] **Land Use Table, Zone RU4 Primary Production Small Lots, item 2**
Insert in alphabetical order:
Extensive agriculture;
- [6] **Land Use Table, Zone RU4 Primary Production Small Lots, item 3**
Insert in alphabetical order:
Farm buildings;
Home industries;

Intensive plant agriculture;
; Roads;
Roadside stalls;

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert at the end of the item:

Any other development not specified in item 2 or 4

[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Airports; Airstrips; Amusement centres; Attached dwellings; Boarding houses; Boat building and repair facilities; Boat launching ramps; Boat sheds; Bulky goods premises; Business premises; Car parks; Cemeteries; Charter and tourism boating facilities; Community facilities; Crematoria; Depots; Eco-tourist facilities; Entertainment facilities; Extractive industries; Food and drink premises; Forestry; Freight transport facilities; Function centres; Garden centres; Hardware and building supplies; Heavy industrial storage establishments; Highway service centres; Home occupations (sex services); Hotel or motel accommodation; Industrial retail outlets; Industrial training facilities; Industries; Information and education facilities; Intensive livestock agriculture; Jetties; Kiosks; Landscaping material supplies; Marinas; Mooring pens; Moorings; Mortuaries; Multi dwelling housing; Office premises; Open cut mining; Passenger transport facilities; Recreation facilities (indoor); Recreation facilities (major); Registered clubs; Residential flat buildings; Restricted premises; Rural industries; Rural workers' dwellings; Seniors housing; Service stations; Serviced apartments; Sex services premises; Shop top housing; Shops; Storage premises; Timber yards; Transport depots; Vehicle body repair workshops; Vehicle repair stations; Vehicle sales or hire premises; Warehouse or distribution centres; Waste or resource management facilities; Water recreation structures; Wharf or boating facilities; Wholesale supplies

[9] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Biosolid waste applications;
Boat repair facilities;
Canal estate developments;
Hazardous storage establishments;
Liquid fuel depots;

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Mining;
Offensive storage establishments;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Open cut mining;
; Wharf or boating facilities

[10] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Canal estate developments;
Landscape and garden supplies;
Mining;
Office premises;
Restriction facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[11] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;

Business premises;
Canal estate developments;
Landscape and garden supplies;
Mining;
Office premises;
Restriction facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[12] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Markets;
Roadside stalls;

[13] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Canal estate developments;
Cellar door premises;
Food and drink premises;
Kiosks;
Landscape and garden supplies;
Mining;
Office premises;
Restriction facilities;
Rural supplies;
Shops;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Rural industries;
Wharf or boating facilities;

[14] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Canal estate developments;
Charter or tourism boating facilities;
Hazardous storage establishments;
Liquid fuel depots;
Mining;
Offensive storage establishments;
Restricted premises;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Charter and tourism boating facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[15] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Canal estate developments;

Landscape and garden supplies;
Mining;
Office premises;
Pubs;
Restriction facilities;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Open cut mining;
Respite day care centres;
; Wharf or boating facilities

[16] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Canal estate developments;
Hazardous industries;
Hazardous storage establishments;
Liquid fuel depots;
Mining;
Offensive industries;
Offensive storage establishments;
Restaurants;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Garden centres;
Heavy industrial storage establishments;
Open cut mining;
Respite day care centres;
Restaurants or cafes;
; Wharf or boating facilities

[17] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;
Mooring pens;

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[18] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[19] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Restricted dairies;

Insert in alphabetical order:

Dairies (restricted);

[20] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU4 Primary Production Small Lots,
 - (c) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[21] Clauses 4.2A (2) (b) and 4.2B (2) (b)

Omit "Rural Small Holdings" wherever occurring.

Insert instead "Primary Production Small Lots".

[22] Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit "for a strata plan or community title scheme" from clause 4.2B (3).

Insert instead "under a strata plan".

[23] Clause 4.2B (3)

Insert at the end of clause 4.2B (3):

Note. See note 2 to clause 2.6 (1).

[24] Clause 4.6 Exceptions to development standards

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

[25] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “20” from clause 5.4 (4) (a). Insert instead “25”.

[26] Clause 5.4 (9) (b)

Omit “50”. Insert instead “100”.

[27] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[28] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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Schedule 25 Amendment of Upper Lachlan Local Environmental Plan 2010

**Schedule 25 Amendment of Upper Lachlan Local
Environmental Plan 2010**

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;
Restaurants or cafes;
Rural supplies;
Timber yards;

[3] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Office premises;
Port facilities;
Retail premises;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[4] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Restaurants or cafes;
Rural supplies;
Timber yards;

[5] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Office premises;
Port facilities;
Retail premises;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[6] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 1

Insert at the end of the item:

- To maintain the soil and water quality in good condition in association with the more intensive residential development of land within this zone.

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- To protect and enhance the water quality of watercourses and groundwater systems and to reduce land degradation.
- To maintain areas of high conservation value vegetation.

[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Building identification signs;
Business identification signs;
Home-based child care;

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Bed and breakfast accommodation;
Cellar door premises;
Extensive agriculture;
Farm buildings;
Farm stay accommodation;
Garden centres;
Home industries;
Intensive plant agriculture;
Landscaping material supplies;
; Roads;
Roadside stalls;
Rural supplies;

[10] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert at the end of the item:

Any other development not specified in item 2 or 4

[11] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Air transport facilities; Airstrips; Amusement centres; Animal boarding or training establishments; Aquaculture; Boat building and repair facilities; Boat launching ramps; Boat sheds; Camping grounds; Car parks; Caravan parks; Cemeteries; Charter and tourism boating facilities; Child care centres; Commercial premises; Crematoria; Depots; Eco-tourist facilities; Entertainment facilities; Exhibition homes; Exhibition villages; Forestry; Freight transport facilities; Function centres; Heavy industrial storage establishments; Helipads; Highway service centres; Home occupations (sex services); Industrial retail outlets; Industrial training facilities; Industries; Information and

education facilities; Intensive livestock agriculture; Jetties; Marinas; Mooring pens; Moorings; Mortuaries; Passenger transport facilities; Places of public worship; Public administration buildings; Recreation areas; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Registered clubs; Research stations; Residential accommodation; Respite day care centres; Restricted premises; Rural industries; Service stations; Sex services premises; Storage premises; Tourist and visitor accommodation; Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Veterinary hospitals; Warehouse or distribution centres; Waste or resource management facilities; Water recreation structures; Wharf or boating facilities; Wholesale supplies

[12] Land Use Table, Zone RU5 Village, item 4

Omit the following:

Boat repair facilities;
Funeral chapel;
Mining;
Port facilities;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[13] Land Use Table, Zone R2 Low Density Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Port facilities;
Restriction facilities;
Retail premises;
Rural supplies;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[14] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

Dual occupancy;

Insert in alphabetical order:

Dual occupancies;
Rural supplies;

[15] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Port facilities;
Restriction facilities;
Retail premises;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;

Mooring pens;
Open cut mining;
Wharf or boating facilities;

[16] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Landscape and garden supplies;
Mining;
Port facilities;
Restriction facilities;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[17] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Home occupation (sex services);
Mining;
Port facilities;
Restriction facilities;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
Mooring pens;

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Open cut mining;
Wharf or boating facilities;

[18] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Garden centres;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[19] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Port facilities;
Restriction facilities;
Retail premises;
Rural supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[20] Clause 3.2 Complying development

Re-number clause 3.2 (3) (c1) and (c2) as clause 3.2 (3) (ca) and (cb), respectively.

[21] Clause 3.3 Environmentally sensitive areas excluded

Re-number paragraphs (j1) and (j2) of the definition of *environmentally sensitive area for exempt or complying development* as paragraphs (ja) and (jb), respectively.

[22] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,
 - (d) Zone E2 Environmental Conservation,
 - (e) Zone E3 Environmental Management.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[23] Clause 4.2 Rural subdivision

Insert at the end of clause 4.2 (2):

Note. When this Plan was made it did not include Zone RU6 Transition.

[24] Clauses 4.2A (2) (c) and 6.6 (2) (c)

Omit “Rural Small Holdings” wherever occurring.

Insert instead “Primary Production Small Lots”.

[25] Clause 4.2A Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit “for a strata plan or community title scheme” from clause 4.2A (3).

Insert instead “under a strata plan”.

[26] Clause 4.2A (3)

Insert at the end of clause 4.2A (3):

Note. See note 2 to clause 2.6 (1).

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[27] Clause 4.6 Exceptions to development standards

Insert at the end of clause 4.6 (6):

Note. When this Plan was made it did not include Zone E4
Environmental Living.

[28] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[29] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[30] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[31] Schedule 3 Complying development

Omit from Part 2 all of the matter that was not omitted from that Part by the
Standard Instrument (Local Environmental Plans) Amendment Order 2011.

Schedule 26 Amendment of Wagga Wagga Local Environmental Plan 2010

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Insert the following in alphabetical order:

Hardware and building supplies;
Intensive livestock agriculture;
Intensive plant agriculture;
Rural supplies;
Timber yards;

[3] Land Use Table, Zone RU1 Primary Production, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Vehicle sales or hire premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Wharf or boating facilities;

[4] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Canal estate development;
Landscape and garden supplies;
Office premises;
Restriction facilities;
Retail premises;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[5] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[6] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Environmental protection works;
Home businesses;
; Roads

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agriculture;
Animal boarding or training establishments;
Bed and breakfast accommodation;
Cellar door premises;
Dual occupancies;
Extensive agriculture;
Farm buildings;
Farm stay accommodation;
Group homes;
Hardware and building supplies;
Home industries;
Intensive plant agriculture;
Kiosks;
Markets;
; Roadside stalls;
Rural supplies;
Secondary dwellings;
Timber yards;

[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert at the end of the item:

Any other development not specified in item 2 or 4

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Air transport facilities; Airstrips; Amusement centres; Camping grounds; Caravan parks; Child care centres; Commercial premises; Correctional centres; Crematoria; Depots; Eco-tourist facilities; Educational establishments; Entertainment facilities; Freight transport facilities; Function centres; Heavy industrial storage establishments; Highway service centres; Home occupations (sex services); Industrial retail outlets; Industrial training facilities; Industries; Information and education facilities; Intensive livestock agriculture; Mortuaries; Passenger transport facilities; Places of public worship; Registered clubs; Residential accommodation; Respite day care centres; Restricted premises; Rural industries; Sex services premises; Storage premises; Tourist and visitor accommodation; Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Warehouse or distribution centres; Waste disposal facilities; Wharf or boating facilities; Wholesale supplies

[10] Land Use Table, Zone RU5 Village, item 4

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[11] Land Use Table, Zone RU6 Transition, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Respite day care centres;
Wharf or boating facilities;

[12] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[13] Land Use Table, Zone R3 Medium Density Residential, item 3

Insert in alphabetical order:

Kiosks;
Restaurants or cafes;
Take away food and drink premises;

[14] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;
- Business premises;
- Cellar door premises;
- Landscape and garden supplies;
- Markets;
- Mining;
- Office premises;
- Pubs;
- Roadside stalls;
- Rural supplies;
- Shops;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[15] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit the following:

- Boarding houses;

Insert in alphabetical order:

- Hardware and building supplies;
- Rural supplies;
- Timber yards;
- Vehicle sales or hire premises;

[16] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

- Boat repair facilities;
- Bulky goods premises;

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Business premises;
Landscape and garden supplies;
Mining;
Office premises;
Retail premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Wharf or boating facilities;

[17] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[18] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Rural supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Wharf or boating facilities;

[19] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

- Mining;
- Restricted premises;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- Open cut mining;
- Wharf or boating facilities;

[20] Land Use Table, Zone B3 Commercial Core, item 4

Omit the following:

- Boat repair facilities;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Eco-tourist facilities;
- Heavy industrial storage establishments;
- Industrial training facilities;
- Mooring pens;
- ; Wharf or boating facilities

[21] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

- Helipads;
- Residential accommodation;
- Vehicle repair stations;

[22] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

- Canal estate developments;
- Mining;

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Restricted premises;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
; Wharf or boating facilities

[23] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[24] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Office premises;
Retail premises;

Insert in alphabetical order:

Camping grounds;
Commercial premises;
Eco-tourist facilities;
Respite day care centres;
; Wharf or boating facilities

[25] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Liquid fuel depots;
Plant nurseries;
Rural supplies;

Timber yards;
Vehicle sales or hire premises;

[26] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Hazardous industries;
Offensive industries;
Office premises;
Retail premises;
Sawmill and log processing works;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Respite day care centres;
Sawmill or log processing works;
; Wharf or boating facilities

[27] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Camping grounds;
Mooring pens;
Respite day care centres;

[28] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Earthworks;
Landscape and garden supplies;
Restaurants;

Insert in alphabetical order:

Camping grounds;
Landscaping material supplies;
Mooring pens;

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Respite day care centres;
Restaurants or cafes;

[29] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Earthworks;

[30] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Earthworks;

[31] Land Use Table, Zone W1 Natural Waterways, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Mooring pens;

[32] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Earthworks;

Insert in alphabetical order:

Mooring pens;

[33] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone RU4 Primary Production Small Lots,

- (d) Zone RU6 Transition,
- (e) Zone R5 Large Lot Residential,
- (f) Zone E4 Environmental Living.

- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[34] Clauses 4.2A (2), 4.2B (2) (c) and 5.3 (2)

Omit “Rural Small Holdings” wherever occurring.
Insert instead “Primary Production Small Lots”.

[35] Clause 4.2B Minimum subdivision lot size for strata subdivision of residential or tourist and visitor accommodation in certain zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).
Insert instead “under a strata plan”.

[36] Clause 4.2B (3)

Insert at the end of clause 4.2B (3):
Note. See note 2 to clause 2.6 (1).

[37] Clause 4.6 Exceptions to development standards

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

[38] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “10” from clause 5.4 (4) (a). Insert instead “11”.

[39] Clause 5.4 (9) (b)

Omit “25”. Insert instead “33”.

[40] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

- (9) [Not adopted]

[41] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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[42] Clause 7.1A

Insert after clause 7.1:

7.1A Earthworks

- (1) The objectives of this clause are as follows:
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring separate development consent.
- (2) Development consent is required for earthworks unless:
 - (a) the work is exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the work is ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters:
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality,
 - (b) the effect of the proposed development on the likely future use or redevelopment of the land,
 - (c) the quality of the fill or the soil to be excavated, or both,
 - (d) the effect of the proposed development on the existing and likely amenity of adjoining properties,
 - (e) the source of any fill material and the destination of any excavated material,
 - (f) the likelihood of disturbing relics,
 - (g) the proximity to and potential for adverse impacts on any watercourse, drinking water catchment or environmentally sensitive area.

Note. The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

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[1] Clause 1.2 Aims of Plan

Insert “open cut” before “mining” in clause 1.2 (2) (o).

[2] Clause 1.8 Repeal of planning instruments applying to land

Omit “Municipality” from clause 1.8 (3). Insert instead “Municipality”.

[3] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[4] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Landscape and garden supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;

[5] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Landscape and garden supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Landscaping material supplies;
Plant nurseries;

[6] Land Use Table, Zone RU2 Rural Landscape, item 4

Omit “Any development”. Insert instead “Any other development”.

[7] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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[8] Land Use Table, Zone RU4 Primary Production Small Lots, item 1

Insert at the end of the item:

- To provide for a restricted range of employment-generating development opportunities that are compatible with adjacent or nearby residential and agricultural development.
- To avoid additional degradation or fragmentation of the natural environment caused by further clearing of native vegetation, high intensity development and land use.
- To maintain flora and fauna species and habitats, communities and ecological processes that occupy land in the zone, ensuring that development minimises any off and on site impacts on biodiversity, water resources and natural landforms.
- To conserve and enhance the quality of potentially valuable environmental assets, including waterways, riparian land, wetlands and other surface and groundwater resources, remnant native vegetation and fauna movement corridors as part of all new development and land use.
- To provide for the effective management of remnant native vegetation within the zone, including native vegetation regeneration, noxious and environmental weed eradication and bush fire hazard reduction.

[9] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Environmental protection works;
Extensive agriculture;
Home-based child care;

[10] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Aquaculture;
Bed and breakfast accommodation;
Cellar door premises;
Child care centres;
Community facilities;
Dual occupancies (attached);
Environmental facilities;
Farm buildings;
Flood mitigation works;
Home businesses;

Home industries;
Intensive plant agriculture;
Landscaping material supplies;
Places of public worship;
; Recreation areas;
Recreation facilities (outdoor);
Respite day care centres;
Roads;
Roadside stalls;
Secondary dwellings;
Signage;
Water storage facilities

[11] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert the following:

Any development not specified in item 2 or 3

[12] Land Use Table, Zone R2 Low Density Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[13] Land Use Table, Zone R3 Medium Density Residential, item 3

Omit “Any development”. Insert instead “Any other development”.

[14] Land Use Table, Zone R3 Medium Density Residential, item 4

Omit the following:

Bulky goods premises;
Business premises;
Home occupation (sex services);
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);

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Industrial training facilities;
Wharf or boating facilities;

[15] Land Use Table, Zone R5 Large Lot Residential, item 3

Omit “Any development”. Insert instead “Any other development”.

[16] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Port facilities;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Wharf or boating facilities;

[17] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Information and education facilities;

[18] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit “Any development”. Insert instead “Any other development”.

[19] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;

Eco-tourist facilities;
Garden centres;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Landscaping material supplies;
Plant nurseries;
Timber yards;
; Wharf or boating facilities

[20] Land Use Table, Zone B2 Local Centre, item 3

Omit “Any development”. Insert instead “Any other development”.

[21] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Home occupation (sex services);
Port facilities;
Restricted premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Home occupations (sex services);
Industrial training facilities;
; Wharf or boating facilities

[22] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Landscape and garden supplies;
Mortuaries;

[23] Land Use Table, Zone B4 Mixed Use, item 3

Omit “Any development”. Insert instead “Any other development”.

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[24] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Port facilities;
Restricted premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[25] Land Use Table, Zone B5 Business Development, item 3

Insert in alphabetical order:

Plant nurseries;

[26] Land Use Table, Zone B5 Business Development, item 3

Omit “Any development”. Insert instead “Any other development”.

[27] Land Use Table, Zone B5 Business Development, item 4

Omit the following:

Hazardous storage establishments;
Liquid fuel depots;
Offensive storage establishments;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[28] Land Use Table, Zone B7 Business Park, item 3

Omit “Any development”. Insert instead “Any other development”.

[29] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

Hazardous storage establishments;

Liquid fuel depots;
Offensive storage establishments;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Garden centres;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[30] Land Use Table, Zone IN1 General Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[31] Land Use Table, Zone IN1 General Industrial, item 3

Omit “Any development”. Insert instead “Any other development”.

[32] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

Bulky goods premises;
Hazardous storage establishments;
Liquid fuel depots;
Offensive storage establishments;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
; Wharf or boating facilities

[33] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Bulky goods premises;
Hardware and building supplies;

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Landscaping material supplies;
Plant nurseries;
Rural supplies;
Timber yards;
Vehicle sales or hire premises;

[34] Land Use Table, Zone IN2 Light Industrial, item 3

Omit “Any development”. Insert instead “Any other development”.

[35] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Hazardous storage establishments;
Liquid fuel depots;
Offensive storage establishments;
Port facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Heavy industrial storage establishments;
; Wharf or boating facilities

[36] Land Use Table, Zone IN3 Heavy Industrial, item 3

Omit “Any development”. Insert instead “Any other development”.

[37] Land Use Table, Zone IN3 Heavy Industrial, item 4

Omit the following:

Bulky goods premises;
Business premises;
Landscape and garden supplies;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Industrial training facilities;

Respite day care centres;
; Wharf or boating facilities

[38] Land Use Table, Zone SP3 Tourist, item 3

Omit “Any development”. Insert instead “Any other development”.

[39] Land Use Table, Zone SP3 Tourist, item 4

Omit the following:

Landscape and garden supplies;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Eco-tourist facilities;
Garden centres;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Landscaping material supplies;
Plant nurseries;
Respite day care centres;
Timber yards;
Wharf or boating facilities;

[40] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;
Restaurants or cafes;

[41] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[42] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Cellar door premises;
Landscape and garden supplies;

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[43] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Landscape and garden supplies;

Insert in alphabetical order:

Landscaping material supplies;

Plant nurseries;

[44] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraphs (j1), (j2) and (j3) of the definition of *environmentally sensitive area for exempt or complying development* as paragraphs (ja), (jb) and (jc), respectively.

[45] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[46] Clauses 4.2A (2) and 7.10 (1)

Omit "Rural Small Holdings" wherever occurring.

Insert instead "Primary Production Small Lots".

[47] Clause 4.6 Exceptions to development standards

Renumber clause 4.6 (8) (c1) as clause 4.6 (8) (ca).

[48] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit "40" from clause 5.4 (4) (a). Insert instead "67".

[49] Clause 5.4 (9) (b)

Omit "25". Insert instead "33".

[50] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[51] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[52] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[53] Schedule 1 Additional permitted uses

Omit “restaurant” from clause 10 (2). Insert instead “restaurant or cafe”.

[54] Schedule 1, clauses 24 (2) and 28 (2)

Omit “landscape and garden supplies” wherever occurring.

Insert instead “landscaping material supplies and a plant nursery”.

[55] Schedule 2 Exempt development

Omit “a place of Aboriginal heritage significance” from the matter relating to Cemeteries or burial grounds.

Insert instead “an Aboriginal place of heritage significance”.

[56] Schedule 3 Complying development

Omit from Part 2 all of the matter that was not omitted from that Part by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

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**Schedule 28 Amendment of Wollondilly Local
Environmental Plan 2011**

[1] Land Use Table, Zone RU1 Primary Production, item 3

Omit the following:

Funeral chapels;
Landscape and garden supplies;
Restriction facilities;

Insert instead in alphabetical order:

Animal boarding or training establishments;
Funeral homes;
Intensive livestock agriculture;
Intensive plant agriculture;
Landscaping material supplies;
Plant nurseries;

[2] Land Use Table, Zone RU2 Rural Landscape, item 3

Omit the following:

Boat repair facilities;
Funeral chapels;
Landscape and garden supplies;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Landscaping material supplies;
Plant nurseries;

[3] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[4] Land Use Table, Zone RU4 Primary Production Small Lots, item 1

Insert at the end of the item:

- To provide areas within which the density of development is limited in order to maintain a separation between urban areas.

[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 2

Insert in alphabetical order:

Extensive agriculture;

[6] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Animal boarding or training establishments;
Aquaculture;
Bed and breakfast accommodation;
Cellar door premises;
Cemeteries;
Child care centres;
Community facilities;
Educational establishments;
Environmental facilities;
Environmental protection works;
Farm buildings;
Farm stay accommodation;
Flood mitigation works;
Group homes;
Home-based child care;
Home businesses;
Home industries;
Home occupations (sex services);
Information and education facilities;
Intensive plant agriculture;
Landscaping material supplies;
Open cut mining;
Places of public worship;
; Recreation areas;
Research stations;
Respite day care centres;
Roads;
Roadside stalls;
Rural supplies;
Secondary dwellings;
Signage;
Veterinary hospitals;
Water supply systems

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert "Any development not specified in item 2 or 3".

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[8] Land Use Table, Zone R2 Low Density Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[9] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[10] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit the following:

Boat repair facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[11] Land Use Table, Zone B2 Local Centre, item 4

Omit the following:

Boat repair facilities;
Restricted premises;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[12] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;

Restricted premises;
Restriction facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
; Wharf or boating facilities

[13] Land Use Table, Zone IN2 Light Industrial, item 3

Insert in alphabetical order:

Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;
Vehicle sales or hire premises;

[14] Land Use Table, Zone IN2 Light Industrial, item 4

Omit the following:

Bulky goods premises;
Restriction facilities;

Insert instead in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Respite day care centres;
Rural industries;
; Wharf or boating facilities

[15] Land Use Table, Zone IN3 Heavy Industrial, item 3

Insert in alphabetical order:

Industrial training facilities;

[16] Land Use Table, Zone IN3 Heavy Industrial, item 4

Omit the following:

Bulky goods premises;
Landscape and garden supplies;
Restriction facilities;

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Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Camping grounds;
Eco-tourist facilities;
Hardware and building supplies;
Respite day care centres;
Timber yards;
Wharf or boating facilities;

[17] Land Use Table, Zone SP1 Special Activities, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Landscape and garden supplies;
Natural water-based aquaculture;
Office premises;
Retail premises;
Rural supplies;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Respite day care centres;
Wharf or boating facilities;

[18] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;
Respite day care centres;

[19] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[20] Land Use Table, Zone E2 Environmental Conservation, item 3

Omit the following:

Natural water-based aquaculture;

[21] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Natural water-based aquaculture;

[22] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Natural water-based aquaculture;

[23] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[24] Clause 4.2A (2) (c) and 5.3 (3) (aa)

Omit "Rural Small Holdings" wherever occurring.

Insert instead "Primary Production Small Lots".

[25] Clause 5.3 Development near zone boundaries

Renumber clause 5.3 (3) (aa) as clause 5.3 (3) (ab).

[26] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit "30" from clause 5.4 (4) (a). Insert instead "43".

[27] Clause 5.4 (9) (b)

Omit "20". Insert instead "25".

[28] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

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[29] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[30] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[31] Schedule 1 Additional permitted uses

Omit “a caravan park” from item 3 (2) of Schedule 1.

Insert instead “camping ground and a caravan park”.

[32] Schedule 1, item 6

Omit “Rural Small Holdings” from the heading.

Insert instead “Primary Production Small Lots”.

[33] Schedule 2 Exempt development

Omit “Rural Small Holdings” from the heading “Roadside stalls in Zone RU1 Primary Production, Zone RU2 Rural Landscape and Zone RU4 Rural Small Holdings”.

Insert instead “Primary Production Small Lots”.

Schedule 29 Amendment of Wollongong Local Environmental Plan 2009

[1] Clause 1.9A Suspension of covenants, agreements and instruments

Omit “development consent” from clause 1.9A (1). Insert instead “consent”.

[2] Land Use Table, Zone RU1 Primary Production, item 3

Insert in alphabetical order:

Animal boarding or training establishments;
Intensive livestock agriculture;
Intensive plant agriculture;

[3] Land Use Table, Zone RU2 Rural Landscape, item 3

Insert in alphabetical order:

Animal boarding or training establishments;
Respite day care centres;

[4] Land Use Table, Zone RU4

Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

[5] Land Use Table, Zone RU4 Primary Production Small Lots, item 3

Insert in alphabetical order:

Agriculture;
Animal boarding or training establishments;
Bed and breakfast accommodation;
Building identification signs;
Business identification signs;
Community facilities;
Extensive agriculture;
Farm buildings;
Farm stay accommodation;
Intensive plant agriculture;
; Recreation areas;
Roads;
Roadside stalls;
Secondary dwellings;
Veterinary hospitals

[6] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert “Any development not specified in item 2 or 3”.

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[7] Land Use Table, Zone R2 Low Density Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[8] Land Use Table, Zone R5 Large Lot Residential, item 3

Insert in alphabetical order:

Respite day care centres;

[9] Land Use Table, Zone B1 Neighbourhood Centre, item 3

Omit the following:

Advertisements;
Landscape and garden supplies;
Office premises;
Retail premises;
Timber and building supplies;

Insert in alphabetical order:

Commercial premises;

[10] Land Use Table, Zone B1 Neighbourhood Centre, item 4

Omit "Any development not specified in item 2 or 3".

Insert instead "Bulky goods premises; Rural supplies; Vehicle sales or hire premises; Any other development not specified in item 2 or 3".

[11] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

Advertisements;
Bulky goods premises;
Funeral chapels;
Funeral homes;
Landscape and garden supplies;
Pubs;
Timber and building supplies;
Vehicle sales or hire premises;

[12] Land Use Table, Zone B3 Commercial Core, item 3

Omit the following:

Advertisements;
Bulky goods premises;
Funeral chapels;

Funeral homes;
Landscape and garden supplies;
Pubs;
Timber and building supplies;
Vehicle sales or hire premises;

[13] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

Advertisements;
Bulky goods premises;
Funeral chapels;
Funeral homes;
Landscape and garden supplies;
Vehicle sales or hire premises;

[14] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Advertisements;

Insert in alphabetical order:

Heavy industrial storage establishments;
Respite day care centres;
Timber yards;

[15] Land Use Table, Zone B7 Business Park, item 3

Omit the following:

Advertisements;

[16] Land Use Table, Zone IN1 General Industrial, item 3

Omit the following:

Advertisements;

[17] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Advertisements;
Boat repair facilities;
Landscape and garden supplies;

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Tank-based aquaculture;
Timber and building supplies;

Insert instead in alphabetical order:

Aquaculture;
Boat building and repair facilities;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;

[18] Land Use Table, Zone IN3 Heavy Industrial, item 3

Omit the following:

Advertisements;
Boat repair facilities;
Liquid fuel depots;

Insert instead in alphabetical order:

Boat building and repair facilities;
Heavy industrial storage establishments;

[19] Land Use Table, Zone IN4 Working Waterfront, item 3

Insert in alphabetical order:

Mooring pens;

[20] Land Use Table, Zone SP1 Special Activities, item 3

Omit the following:

Advertisements;

Insert in alphabetical order:

Respite day care centres;

[21] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

Advertisements;

Insert in alphabetical order:

Respite day care centres;

[22] Land Use Table, Zone SP3 Tourist, item 3

Omit the following:

Advertisements;
Boat repair facilities;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Mooring pens;
Respite day care centres;

[23] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants;

Insert in alphabetical order:

Camping grounds;
Respite day care centres;
Restaurants or cafes;

[24] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Boat repair facilities;
Restaurants;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Respite day care centres;
Restaurants or cafes;

[25] Land Use Table, Zone E3 Environmental Management, item 3

Omit the following:

Earthworks;

[26] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Earthworks;

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[27] Land Use Table, Zone W1 Natural Waterways, item 3

Insert in alphabetical order:

Moorings pens;

[28] Land Use Table, Zone W2 Recreational Waterways, item 3

Omit the following:

Natural water-based aquaculture;
Restaurants;

Insert in alphabetical order:

Aquaculture;
Mooring pens;
Restaurants or cafes;

[29] Land Use Table, Zone W3 Working Waterways, item 3

Insert in alphabetical order:

Moorings pens;

[30] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraphs (j1), (j2) and (j3) of the definition of *environmentally sensitive area for exempt or complying development* in clause 3.3 (2) as paragraphs (ja), (jb) and (jc), respectively.

[31] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land*

Development Act 1989) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[32] Clause 4.2B Strata subdivisions in certain rural zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).

Insert instead “under a strata plan”.

[33] Clause 4.2B (3), note

Insert after clause 4.2B (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[34] Clause 4.6 Exceptions to development standards

Insert after clause 4.6 (8) (c):

(ca) clause 4.2A, 6.1 or 8.3.

[35] Clause 4.6 (8A)

Omit the subclause.

[36] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[37] Clause 5.4 (9) (b)

Omit “40”. Insert instead “67”.

[38] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[39] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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[40] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

[41] Schedule 1 Additional permitted uses

Omit “restaurant” wherever occurring in items 2 (2), 12 (2) and 21 (2).

Insert instead “restaurant or cafe”.

[42] Schedule 3 Complying development

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

Schedule 30 Amendment of Wollongong Local Environmental Plan (West Dapto) 2010

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 3**
Insert in alphabetical order:
Animal boarding or training establishments;
Intensive livestock agriculture;
Intensive plant agriculture;
- [3] **Land Use Table, Zone RU2 Rural Landscape, item 3**
Insert in alphabetical order:
Animal boarding or training establishments;
Respite day care centres;
- [4] **Land Use Table, Zone R2 Low Density Residential, item 3**
Insert in alphabetical order:
Respite day care centres;
- [5] **Land Use Table, Zone R5 Large Lot Residential, item 3**
Insert in alphabetical order:
Respite day care centres;
- [6] **Land Use Table, Zone B1 Neighbourhood Centre, item 3**
Omit the following:
Landscape and garden supplies;
Timber and building supplies;
- [7] **Land Use Table, Zone B1 Neighbourhood Centre, item 4**
Insert in alphabetical order before “Any”:
Bulky goods premises;
Rural supplies;
Vehicle sales or hire premises;
- [8] **Land Use Table, Zone B1 Neighbourhood Centre, item 4**
Insert “other” after “Any”.

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[9] Land Use Table, Zone B2 Local Centre, item 3

Omit the following:

- Funeral chapels;
- Funeral homes;
- Landscape and garden supplies;
- Restricted premises;
- Timber and building supplies;
- Vehicle sales or hire premises;

[10] Land Use Table, Zone B3 Commercial Core, item 3

Omit the following:

- Bulky goods premises;
- Funeral chapels;
- Funeral homes;
- Restricted premises;
- Serviced apartments;
- Timber and building supplies;
- Vehicle sales or hire premises;

[11] Land Use Table, Zone B4 Mixed Use, item 3

Omit the following:

- Backpackers' accommodation;
- Bed and breakfast accommodation;
- Funeral chapels;
- Funeral homes;
- Landscape and garden supplies;
- Medical centres;
- Serviced apartments;
- Vehicle sales or hire premises;

Insert in alphabetical order:

- Tourist and visitor accommodation;

[12] Land Use Table, Zone B4 Mixed Use, item 4

Omit "Any development not specified in item 2 or 3".

Insert instead "Farm stay accommodation; Any other development not specified in item 2 or 3".

[13] Land Use Table, Zone B6 Enterprise Corridor, item 3

Insert in alphabetical order:

Heavy industrial storage establishments;
Respite day care centres;
Timber yards;

[14] Land Use Table, Zone IN2 Light Industrial, item 3

Omit the following:

Boat repair facilities;
Landscape and garden supplies;
Tank-based aquaculture;
Timber and building supplies;

Insert in alphabetical order:

Aquaculture;
Boat building and repair facilities;
Hardware and building supplies;
Landscaping material supplies;
Plant nurseries;
Timber yards;

[15] Land Use Table, Zone IN3 Heavy Industrial, item 3

Omit the following:

Boat repair facilities;
Liquid fuel depots;

Insert in alphabetical order:

Boat building and repair facilities;
Heavy industrial storage establishments;
Industrial training facilities;

[16] Land Use Table, Zone SP2 Infrastructure, item 3

Insert in alphabetical order:

Respite day care centres;

[17] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Respite day care centres;

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[18] Land Use Table, Zone RE1 Public Recreation, item 3

Omit the following:

Restaurants

Insert in alphabetical order:

Restaurants or cafes

[19] Land Use Table, Zone RE2 Private Recreation, item 3

Omit the following:

Boat repair facilities;
Restaurants;

Insert in alphabetical order:

Boat building and repair facilities;
Camping grounds;
Respite day care centres;
Restaurants or cafes;

[20] Land Use Table, Zone E4 Environmental Living, item 3

Omit the following:

Earthworks;

[21] Clause 3.3 Environmentally sensitive areas excluded

Re-number paragraph (j1) of the definition of *environmentally sensitive area for exempt or complying development* in clause 3.3 (2) as paragraph (ja).

[22] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

- (1) The objectives of this clause are as follows:
 - (a) to ensure that land to which this clause applies is not fragmented by subdivisions that would create additional dwelling entitlements.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land in any of the following zones:
 - (a) Zone RU1 Primary Production,
 - (b) Zone RU2 Rural Landscape,
 - (c) Zone E3 Environmental Management.

- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.

[23] Clause 4.2B Strata subdivisions in certain rural and environment protection zones

Omit “for a strata plan or community title scheme” from clause 4.2B (3).
Insert instead “under a strata plan”.

[24] Clause 4.2B (3), note

Insert after clause 4.2B (3):

Note. Part 6 of *State Environmental Planning Policy (Exempt and Complying Development) Codes 2008* provides that the strata subdivision of a building in certain circumstances is specified complying development.

[25] Clause 5.3 Development near zone boundaries

Renumber clause 5.3 (3) (a1) as clause 5.3 (3) (ab).

[26] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[27] Clause 5.4 (9) (b)

Omit “40”. Insert instead “67”.

[28] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

- (9) [Not adopted]

[29] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

[30] Clause 6.1 Arrangements for designated State public infrastructure

Omit clause 6.1 (3) (b). Insert instead:

- (b) any lot to be created by a subdivision of land that was the subject of a previous development consent granted in accordance with this clause, or

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[31] Schedule 3 Complying development

Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.

Schedule 31 Amendment of Young Local Environmental Plan 2010

- [1] **Clause 1.9A Suspension of covenants, agreements and instruments**
Omit “development consent” from clause 1.9A (1). Insert instead “consent”.
- [2] **Land Use Table, Zone RU1 Primary Production, item 2**
Omit the following:
 Horticulture;
- [3] **Land Use Table, Zone RU1 Primary Production, item 3**
Omit the following:
 Funeral chapels;
Insert in alphabetical order:
 Animal boarding or training establishments;
 Camping grounds;
 Intensive livestock agriculture;
 Intensive plant agriculture;
- [4] **Land Use Table, Zone RU4**
Omit all of the matter relating to Zone RU4 that was not omitted from that zone by the *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.
- [5] **Land Use Table, Zone RU4 Primary Production Small Lots, item 2**
Insert in alphabetical order:
 Extensive agriculture;
 Forestry;
- [6] **Land Use Table, Zone RU4 Primary Production Small Lots, item 3**
Insert in alphabetical order:
 Advertising structures;
 Aquaculture;
 Bed and breakfast accommodation;
 Cellar door premises;
 Community facilities;
 Dual occupancies (attached);
 Environmental protection works;
 Farm buildings;
 Farm stay accommodation;

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Flood mitigation works;
Funeral homes;
Helipads;
Home-based child care;
Home businesses;
Home industries;
Intensive plant agriculture;
Mortuaries;
Places of public worship;
; Recreation areas;
Research stations;
Roads;
Roadside stalls;
Veterinary hospitals;
Water storage facilities

[7] Land Use Table, Zone RU4 Primary Production Small Lots, item 4

Insert “Any development not specified in item 2 or 3”.

[8] Land Use Table, Zone RU5 Village, item 3

Omit the following:

Funeral chapels;
Rural supplies;
Timber and building supplies;

[9] Land Use Table, Zone RU5 Village, item 4

Omit “Any development not specified in item 2 or 3”.

Insert instead:

Bulky goods premises; Vehicle sales or hire premises; Any other
development not specified in item 2 or 3

[10] Land Use Table, Zone R1 General Residential, item 3

Insert in alphabetical order:

Food and drink premises;

[11] Land Use Table, Zone R1 General Residential, item 4

Omit the following:

Boat repair facilities;
Bulky goods premises;
Business premises;
Cellar door premises;

Kiosks;
Landscape and garden supplies;
Markets;
Office premises;
Roadside stalls;
Rural supplies;
Shops;
Timber and building supplies;
Vehicle sales or hire premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Commercial premises;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Rural industries;
Wharf or boating facilities;

[12] Land Use Table, Zone R5 Large Lot Residential, item 4

Omit the following:

Boat repair facilities;
Landscape and garden supplies;
Mining;
Timber and building supplies;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Garden centres;
Hardware and building supplies;
Heavy industrial storage establishments;
Industrial training facilities;
Landscaping material supplies;
Mooring pens;
Open cut mining;
Plant nurseries;
Respite day care centres;

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Timber yards;
Wharf or boating facilities;

[13] Land Use Table, Zone B4 Mixed Use, item 4

Omit the following:

Boat repair facilities;
Mining;
Restricted premises;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Camping grounds;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Open cut mining;
Rural industries;
Wharf or boating facilities;

[14] Land Use Table, Zone B6 Enterprise Corridor, item 3

Omit the following:

Bulky goods premises;

[15] Land Use Table, Zone B6 Enterprise Corridor, item 4

Omit the following:

Boat repair facilities;

Insert in alphabetical order:

Animal boarding or training establishments;
Boat building and repair facilities;
Eco-tourist facilities;
Heavy industrial storage establishments;
Industrial training facilities;
Mooring pens;
Timber yards;
Wharf or boating facilities;

[16] Land Use Table, Zone B7 Business Park, item 4

Omit the following:

- Boat repair facilities;
- Business premises;
- Landscape and garden supplies;
- Retail premises;
- Rural supplies;
- Timber and building supplies;
- Vehicle sales or hire premises;

Insert instead in alphabetical order:

- Animal boarding or training establishments;
- Boat building and repair facilities;
- Camping grounds;
- Commercial premises;
- Eco-tourist facilities;
- Mooring pens;
- ; Wharf or boating facilities

[17] Land Use Table, Zone IN1 General Industrial, item 4

Omit the following:

- Restaurants;

Insert in alphabetical order:

- Animal boarding or training establishments;
- Camping grounds;
- Eco-tourist facilities;
- Medical centres;
- Mooring pens;
- Restaurants or cafes;
- ; Wharf or boating facilities

[18] Land Use Table, Zone SP1 Special Activities, item 3

Omit the following:

- Funeral chapels;

[19] Land Use Table, Zone SP2 Infrastructure, item 3

Omit the following:

- Funeral chapels;

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[20] Land Use Table, Zone RE1 Public Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[21] Land Use Table, Zone RE2 Private Recreation, item 3

Insert in alphabetical order:

Camping grounds;

[22] Clause 3.3 Environmentally sensitive areas excluded

Renumber paragraph (j1) of the definition of *environmentally sensitive area for exempt or complying development* as paragraph (ja).

[23] Clause 4.1AA

Insert after clause 4.1:

4.1AA Minimum subdivision lot size for community title schemes

[Not adopted]

[24] Clause 5.3 Development near zone boundaries

Renumber clause 5.3 (3) (a1) as clause 5.3 (3) (ab).

[25] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “40” from clause 5.4 (4) (a). Insert instead “67”.

[26] Clause 5.4 (9) (b)

Omit “20”. Insert instead “25”.

[27] Clause 5.9 Preservation of trees or vegetation

Insert after clause 5.9 (8):

(9) [Not adopted]

[28] Clause 5.13

Insert after clause 5.12:

5.13 Eco-tourist facilities

[Not applicable]

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- [29] **Clause 6.1 Erection of dwelling houses on land in certain residential, rural and environmental protection zones**
Omit “Rural Small Holdings” from clause 6.1 (2) (b).
Insert instead “Primary Production Small Lots”.
- [30] **Schedule 1 Additional permitted uses**
Omit “retail premises” from item 2 (2) (c).
Insert instead “retail premises (other than bulky goods premises)”.
- [31] **Schedule 2 Exempt development**
Omit “**Rural Small Holdings**” from the heading titled “**Fuel tanks—Zone RU1 Primary Production and RU4 Rural Small Holdings**”.
Insert instead “**Primary Production Small Lots**”.
- [32] **Schedule 3 Complying development**
Omit all of the matter that was not omitted from Part 2 by *Standard Instrument (Local Environmental Plans) Amendment Order 2011*.