



New South Wales

State Environmental Planning Policy Amendment (Epping Town Centre) 2013

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

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1 Name of Policy

This Policy is *State Environmental Planning Policy Amendment (Epping Town Centre) 2013*.

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- (1) This Policy is repealed on the day following the day on which this Policy commences.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 relating to Hornsby Local Environmental Plan 2013

Each map adopted by *Hornsby Local Environmental Plan 2013* 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
Hornsby Local Environmental Plan 2013 Land Zoning Map (4000_COM_LZN_011_020_20130903)	Hornsby Local Environmental Plan 2013 Land Zoning Map (4000_COM_LZN_011_020_20131031)
Hornsby Local Environmental Plan 2013 Height of Buildings Map (4000_COM_HOB_011_020_20130805)	Hornsby Local Environmental Plan 2013 Height of Buildings Map (4000_COM_HOB_011_020_20130828)
Hornsby Local Environmental Plan 2013 Floor Space Ratio Map (4000_COM_FSR_011_020_20130805)	Hornsby Local Environmental Plan 2013 Floor Space Ratio Map (4000_COM_FSR_011_020_20130828)
Hornsby Local Environmental Plan 2013 Heritage Map (4000_COM_HER_011_020_20130903)	Hornsby Local Environmental Plan 2013 Heritage Map (4000_COM_HER_011_020_20131030)

5 Maps relating to Parramatta Local Environmental Plan 2011

Each map adopted by *Parramatta 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
Parramatta Local Environmental Plan 2011 Land Zoning Map (6250_COM_LZN_016_010_20110616)	Parramatta Local Environmental Plan 2011 Land Zoning Map (6250_COM_LZN_016_010_20131014)
Parramatta Local Environmental Plan 2011 Height of Buildings Map (6250_COM_HOB_016_010_20110602)	Parramatta Local Environmental Plan 2011 Height of Buildings Map (6250_COM_HOB_016_010_20131014)
Parramatta Local Environmental Plan 2011 Floor Space Ratio Map (6250_COM_FSR_016_010_20130308)	Parramatta Local Environmental Plan 2011 Floor Space Ratio Map (6250_COM_FSR_016_010_20131014)
Parramatta Local Environmental Plan 2011 Heritage Map (6250_COM_HER_016_010_20110603)	Parramatta Local Environmental Plan 2011 Heritage Map (6250_COM_HER_016_010_20131030)

Schedule 1 Amendment of Hornsby Local Environmental Plan 2013

[1] Clause 4.4 Floor space ratio

Omit clause 4.4 (2B).

[2] Schedule 5 Environmental heritage

Omit item 361 from Part 1.

[3] Schedule 5, Part 1

Insert in appropriate order:

Epping	House	3 Essex Street	Lot C, DP 334777	Local	798
Epping	House	6 Essex Street	Lot 25, Section 4, DP 758390	Local	799
Epping	House	42 Essex Street	Lot B, DP 300119	Local	800
Epping	House	39 Norfolk Road	Lot D, DP 100750	Local	801
Epping	House	41 Norfolk Road	Lot 7, DP 5910	Local	802
Epping	House	43 Norfolk Road	Lot 6, DP 5910	Local	803
Epping	House	38 Oxford Street	Lot 1A, DP 102387	Local	804
Epping	House	85 Oxford Street	Lot 1, DP 203268	Local	805
Epping	House	91 Oxford Street	Lot 1, DP 603589	Local	806
Epping	House	8 Surrey Street	Lot A, DP 327719	Local	807
Epping	House	18 Surrey Street	Lot 1, DP 104104	Local	808
Epping	House	33 Surrey Street	Lot A, DP 408315	Local	809

[4] Schedule 5, Part 2

Insert in appropriate order:

East Epping Conservation Area	Shown by red hatching and labelled "C9"	Local
Essex Street Conservation Areas	Shown by red hatching and labelled "C10"	Local
Rosebank Avenue Conservation Area	Shown by red hatching and labelled "C11"	Local

Schedule 2 Amendment of Parramatta Local Environmental Plan 2011

[1] Schedule 5 Environmental heritage

Insert in appropriate order in Part 1:

Epping	House	14 Grandview Parade	Lot 29, DP 6837	Local	I652
Epping	House	16 Grandview Parade	Lot 28, DP 6837	Local	I653
Epping	House	17 Grandview Parade	Lot 18, DP 6837	Local	I654
Epping	House	61 Kent Street	Lot 21, DP 8299	Local	I655
Epping	House	100 Midson Road	Lot 5, DP 20058	Local	I656

[2] Schedule 5, Part 2

Insert in appropriate order:

Boronia Avenue Conservation Area	As shown in red hatching on the Heritage Map and marked "Boronia Avenue Conservation Area"	Local
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