



New South Wales

Willoughby Local Environmental Plan 2012 (Amendment No 4)

under the

Environmental Planning and Assessment Act 1979

The Greater Sydney Commission makes the following local environmental plan under the *Environmental Planning and Assessment Act 1979*.

IAN ARNOTT, PLANNING MANAGER, WILLOUGHBY CITY COUNCIL
As delegate for the Greater Sydney Commission

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1 Name of Plan

This Plan is *Willoughby Local Environmental Plan 2012 (Amendment No 4)*.

2 Commencement

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

3 Land to which Plan applies

This Plan applies to certain land at 10 Herbert Street, St Leonards that comprises part of Lot C, DP 401303.

4 Maps

The maps adopted by *Willoughby Local Environmental Plan 2012* are amended or replaced, as the case requires, by the maps approved by the Greater Sydney Commission on the making of this Plan.

5 Amendment of Willoughby Local Environmental Plan 2012

(1) Clause 4.4A Exceptions to floor space ratio

Insert after clause 4.4A (19):

- (20) The maximum floor space ratio for buildings on land identified as “Area 17” on the Floor Space Ratio Map is:
- (a) in the case of buildings that are, or are part of, a hospital—2.5:1, or
 - (b) in any other case—1:1 or (if the site area is greater than 1,000 square metres and the site coverage does not exceed 45% of the site area) 1.5:1.

(2) Schedule 1 Additional permitted uses

Insert at the end of the Schedule with appropriate clause numbering:

Use of certain land at 10 Herbert Street, St Leonards

- (1) This clause applies to certain land at 10 Herbert Street, St Leonards that comprises part of Lot C, DP 401303, identified as “Area 17” on the Floor Space Ratio Map.
- (2) Development for the purpose of a hospital is permitted with development consent.