



New South Wales

# **Ballina Local Environmental Plan 2012 (Amendment No 38)**

under the

**Environmental Planning and Assessment Act 1979**

The following local environmental plan is made by the local plan-making authority under the *Environmental Planning and Assessment Act 1979*.

SIMON SCOTT,  
ACTING MANAGER STRATEGIC PLANNING  
BALLINA SHIRE COUNCIL  
As delegate for the local plan-making authority

## **Ballina Local Environmental Plan 2012 (Amendment No 38)**

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### **1 Name of Plan**

This Plan is *Ballina Local Environmental Plan 2012 (Amendment No 38)*.

### **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 land at The Coast Road, Skennars Head, being Lot 6, DP 1225206.

### **4 Maps**

The maps adopted by *Ballina Local Environmental Plan 2012* are amended or replaced, as the case requires, by the maps approved by the local plan-making authority on the making of this Plan.

### **5 Amendment of Ballina Local Environmental Plan 2012**

#### **Clause 7.11**

Insert after clause 7.10:

#### **7.11 Floor space ratio—Skennars Head Expansion Area**

- (1) This clause applies to land at Skennars Head:
  - (a) in Zone B1 Neighbourhood Centre, and
  - (b) identified with the letter “J” on the Floor Space Ratio Map.
- (2) Despite clause 4.4, the commercial floor space ratio of buildings on land to which this clause applies must not exceed 0.4:1.
- (3) In this clause, the *commercial floor space ratio* of buildings on a site means the ratio of the total floor area used for commercial premises to the site area.