



New South Wales

Lane Cove Local Environmental Plan 2009 (Amendment No 29)

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*.

MALCOLM McDONALD

As delegate for the Minister for Planning and Public Spaces

Lane Cove Local Environmental Plan 2009 (Amendment No 29)

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1 Name of Plan

This Plan is *Lane Cove Local Environmental Plan 2009 (Amendment No 29)*.

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 4–18 Northwood Road and 274–274A Longueville Road, Lane Cove, being the following lots—

- (a) Lots 1 and 2, DP 857133,
- (b) Lot 1, DP 663462,
- (c) Lot 4, DP 321048,
- (d) Lots A, B, C, D and G, DP 307899,
- (e) Lots 1 and 2, DP 445348,
- (f) Lots A, B and D, DP 370042.

4 Maps

The maps adopted by *Lane Cove Local Environmental Plan 2009* are amended or replaced, as the case requires, by the maps approved by the local plan-making authority on the making of this Plan.

Schedule 1 Amendment of Lane Cove Local Environmental Plan 2009

Part 6 Additional local provisions

Insert at the end of the Part, with appropriate clause numbering—

Development at 4–18 Northwood Road and 274–274A Longueville Road, Lane Cove

- (1) This clause applies to land at 4–18 Northwood Road and 274–274A Longueville Road, Lane Cove, comprising the following lots—
 - (a) Lots 1 and 2, DP 857133,
 - (b) Lot 1, DP 663462,
 - (c) Lot 4, DP 321048,
 - (d) Lots A, B, C, D and G, DP 307899,
 - (e) Lots 1 and 2, DP 445348,
 - (f) Lots A, B and D, DP 370042.
- (2) Despite clauses 4.3 and 4.4, the consent authority may grant development consent to development on land to which this clause applies for the purposes of a residential care facility or a mixed use development that includes a residential care facility that will have—
 - (a) a height of any building on the land not exceeding RL 66.25 metres, and
 - (b) a floor space ratio for any building on the land that exceeds the ratio shown for the land on the Floor Space Ratio Map by not more than 0.85:1.
- (3) However, the consent authority must not grant development consent to a mixed use development to which subclause (2) applies that results in the commercial floor space ratio of buildings on land to which this clause applies being less than 0.35:1.
- (4) In this clause—

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.