



New South Wales

# **Auburn Local Environmental Plan 2010 (Amendment No 30)**

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*.

**CHRISTINE GOUGH**

As delegate for the Minister for Planning and Public Spaces

## **Auburn Local Environmental Plan 2010 (Amendment No 30)**

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### **1 Name of Plan**

This Plan is *Auburn Local Environmental Plan 2010 (Amendment No 30)*.

### **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 to which *Auburn Local Environmental Plan 2010* applies, including land at Lot 2, DP 219413, 2 Bachell Avenue, Lidcombe.

### **4 Maps**

The maps adopted by *Auburn Local Environmental Plan 2010* 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 Auburn Local Environmental Plan 2010**

**[1] Clause 2.1 Land use zones**

Insert in appropriate order in the matter relating to **Business Zones**—

B5 Business Development

**[2] Land Use Table**

Insert after Zone B4 Mixed Use—

**Zone B5      Business Development**

**1 Objectives of zone**

- To enable a mix of business and warehouse uses, and specialised retail premises that require a large floor area, in locations that are close to, and that support the viability of, centres.
- To enable other land uses that provide facilities or services to meet the day to day needs of workers in the area.

**2 Permitted without consent**

Nil

**3 Permitted with consent**

Centre-based child care facilities; Food and drink premises; Funeral homes; Garden centres; Hardware and building supplies; Landscaping material supplies; Light industries; Neighbourhood shops; Oyster aquaculture; Passenger transport facilities; Plant nurseries; Respite day care centres; Roads; Self-storage units; Specialised retail premises; Tank-based aquaculture; Timber yards; Vehicle sales or hire premises; Warehouse or distribution centres; Any other development not specified in item 2 or 4

**4 Prohibited**

Agriculture; Air transport facilities; Airstrips; Animal boarding or training establishments; Boat building and repair facilities; Boat launching ramps; Boat sheds; Camping grounds; Caravan parks; Cemeteries; Charter and tourism boating facilities; Commercial premises; Community facilities; Correctional centres; Crematoria; Eco-tourist facilities; Electricity generating works; Entertainment facilities; Environmental facilities; Exhibition homes; Exhibition villages; Extractive industries; Farm buildings; Forestry; Freight transport facilities; Function centres; Heavy industrial storage establishments; Helipads; Highway service centres; Home businesses; Home industries; Home occupations; Home occupations (sex services); Industrial retail outlets; Industries; Information and education facilities; Jetties; Marinas; Mooring pens; Moorings; Mortuaries; Open cut mining; Pond-based aquaculture; Recreation facilities (major); Recreation facilities (outdoor); Registered clubs; Research stations; Residential accommodation; Restricted premises; Rural industries; Sewerage systems; Sex services premises; Storage premises; Tourist and visitor accommodation; Vehicle body repair workshops; Waste or resource management facilities; Water recreation structures; Water supply systems; Wharf or boating facilities

**[3] Schedule 1 Additional permitted uses**

Insert after clause 9—

**10 Use of certain land at 2 Bachell Avenue, Lidcombe**

- (1) This clause applies to Lot 2, DP 219413, 2 Bachell Avenue, Lidcombe.
- (2) Development for either or both of the following purposes is permitted with development consent—
  - (a) business premises,
  - (b) office premises.
- (3) Development consent must not be granted under this clause if it would result in more than 7,000m<sup>2</sup> of gross floor area of all buildings on the land to which this clause applies being used for the purposes specified in subclause (2).