



New South Wales

# **Waverley Local Environmental Plan 2012 (Amendment No 20)**

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*.

**PETER MONKS, DIRECTOR OF PLANNING, ENVIRONMENT AND REGULATION  
WAVERLEY COUNCIL**  
As delegate for the local plan-making authority

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### **1 Name of Plan**

This Plan is *Waverley Local Environmental Plan 2012 (Amendment No 20)*.

### **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 *Waverley Local Environmental Plan 2012* applies, including certain land in Bondi Junction.

### **4 Maps**

The maps adopted by *Waverley 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.

## Schedule 1 Amendment of Waverley Local Environmental Plan 2012

### [1] Land Use Table

Insert “Serviced apartments;” in alphabetical order in item 4 of the matter relating to Zone B3 Commercial Core.

### [2] Clause 6.9 Design excellence

Insert “or light pink” after “light green” in clause 6.9(2)(a).

### [3] Clause 6.12

Insert after clause 6.11—

#### 6.12 Development on certain land in Bondi Junction

- (1) The objective of this clause is to maintain the amount of non-residential floor space on certain land in Bondi Junction in Zone B4 Mixed Use.
- (2) This clause applies to development involving the erection of a new building or alterations to an existing building on land shown coloured light pink on the Key Sites Map.
- (3) Development consent must not be granted to development to which this clause applies unless the consent authority is satisfied that the non-residential gross floor area of the building will be the same as or greater than the total non-residential gross floor area of all buildings on the site on 1 January 2021.
- (4) In this clause—  
*gross floor area* does not include habitable rooms in a basement or an attic.  
*non-residential gross floor area* of a building means the gross floor area of the building used or proposed to be used for purposes other than the following—
  - (a) residential accommodation,
  - (b) tourist and visitor accommodation,
  - (c) self-storage units,
  - (d) car parks.