



New South Wales

Sydney Local Environmental Plan 2012 (Amendment No 84)

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*.

MONICA BARONE
As delegate for the Minister for Planning

Sydney Local Environmental Plan 2012 (Amendment No 84)

under the

Environmental Planning and Assessment Act 1979

1 Name of Plan

This Plan is *Sydney Local Environmental Plan 2012 (Amendment No 84)*.

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 Lot 10, DP 777545, 2 Chifley Square, Sydney.

Schedule 1 Amendment of Sydney Local Environmental Plan 2012

[1] Clause 4.6 Exceptions to development standards

Insert after clause 4.6(8)(cj)—

- (ck) clause 6.60C—2 Chifley Square, Sydney.

[2] Clause 6.60C

Insert after clause 6.60B—

6.60C 2 Chifley Square, Sydney

- (1) The objectives of this clause are to—
 - (a) prevent development for the purposes of residential accommodation or serviced apartments on land to which this clause applies, and
 - (b) encourage development that complements existing buildings on the land and the surrounding area, and
 - (c) require the removal of commercially operated car parking.
- (2) This clause applies to Lot 10, DP 777545, 2 Chifley Square, Sydney.
- (3) The maximum floor space ratio for a building on the land to which this clause applies is 20.63:1, which includes—
 - (a) the floor space ratio shown for the land on the Floor Space Ratio Map, and
 - (b) any additional floor space for which the building is eligible under clauses 6.4, 6.6 and 6.21D(3)(b).
- (4) Development consent must not be granted under subclause (3) unless the consent authority is satisfied—
 - (a) the building will not be used for the purposes of—
 - (i) residential accommodation, or
 - (ii) serviced apartments, or
 - (iii) commercially operated car parks, and
 - (b) the floor space ratio of the part of the building at or above ground level (existing) will be no more than 20.33:1.
- (5) If the building is not eligible for additional floor space under clause 6.6 or 6.21D(3)(b), the maximum amount of floor space for which consent may be granted under subclause (3) is reduced by the amount of additional floor space for which the building could otherwise have been eligible under the clauses.
- (6) Clauses 6.5A and 6.21D(3)(a) do not apply to the building.