



New South Wales

Canada Bay Local Environmental Plan 2013 (Amendment No 24)

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*.

LOUISE McMAHON
As delegate for the Minister for Planning

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1 Name of Plan

This Plan is *Canada Bay Local Environmental Plan 2013 (Amendment No 24)*.

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 *Canada Bay Local Environmental Plan 2013* applies.

4 Amendment of Canada Bay Local Environmental Plan 2013

Clause 4.3C

Omit the clause. Insert instead—

4.3C Exception to height of buildings for secondary dwellings and dual occupancies

Despite clause 4.3, development consent must not be granted for development for the purposes of secondary dwellings or dual occupancies if—

- (a) for a secondary dwelling in a building separate from the building containing the principal dwelling—the building containing the secondary dwelling—
 - (i) is more than 5.4m in height, and
 - (ii) does not have a street frontage, and
- (b) for a secondary dwelling attached to the principal dwelling—the part of the building containing the secondary dwelling—
 - (i) is more than 5.4m in height, and
 - (ii) does not have a street frontage, and
- (c) for a dual occupancy (detached)—the building containing the dwelling—
 - (i) is more than 5.4m in height, and
 - (ii) does not have a street frontage, and
- (d) for a dual occupancy (attached)—the part of the building containing the dwelling—
 - (i) is more than 5.4m in height, and
 - (ii) does not have a street frontage.