



New South Wales

Willoughby Local Environmental Plan 2012 (Amendment No 18)

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*.

IAN ARNOTT, PLANNING MANAGER, PLANNING AND INFRASTRUCTURE
WILLOUGHBY CITY COUNCIL
As delegate for the local plan-making authority

Willoughby Local Environmental Plan 2012 (Amendment No 18)

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Environmental Planning and Assessment Act 1979

1 Name of Plan

This Plan is *Willoughby Local Environmental Plan 2012 (Amendment No 18)*.

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 *Willoughby Local Environmental Plan 2012* applies and in particular to Lot 20, DP 1107551, 58 Anderson Street, Chatswood.

4 Maps

The maps adopted by *Willoughby 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 Willoughby Local Environmental Plan 2012

[1] Clause 4.4A Exceptions to floor space ratio

Omit clause 4.4A(14).

[2] Clause 5.6

Omit the clause. Insert instead—

5.6 Architectural roof features

[Not adopted]

[3] Clause 6.7 Active street frontages

Omit clause 6.7(5). Insert instead—

(5) In this clause, a building has an active street frontage if—

- (a) for Zone B3 Commercial Core—all ground floor premises facing the street are used for retail premises or business premises, or
- (b) for other zones—all ground floor premises facing the street are used for non-residential purposes.

[4] Clause 6.12 Size of shops in Zone B3 and Zone B4 in Chatswood

Omit the clause.

[5] Part 6 Additional local provisions

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

Shop top housing at 58 Anderson Street, Chatswood

- (1) This clause applies to land at 58 Anderson Street, Chatswood, Lot 20, DP 1107551.
- (2) Development consent for the purposes of shop top housing must not be granted unless the consent authority is satisfied at least 17% of the building's gross floor area will be used for non-residential purposes.

[6] Dictionary

Insert in alphabetical order—

non-residential purposes means land uses other than the following—

- (a) residential accommodation,
- (b) serviced apartments.