



New South Wales

Bayside Local Environmental Plan 2021 (Amendment No 3)

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*.

AMANDA HARVEY

As delegate for the Minister for Planning and Public Spaces

Bayside Local Environmental Plan 2021 (Amendment No 3)

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1 Name of plan

This plan is *Bayside Local Environmental Plan 2021 (Amendment No 3)*.

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 the following land in Mascot—

- (a) Lot 15, DP 1232496, 146 O’Riordan Street,
- (b) Lot 14, DP 1232496, Lots 131 and 132, DP 1271410 and Lot A, DP 402876, 154 O’Riordan Street.

4 Maps

The maps adopted by *Bayside Local Environmental Plan 2021* 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 Bayside Local Environmental Plan 2021

[1] Clause 4.3A, heading

Insert “—**Rocky Point Road, Kogarah**” after “**buildings**”.

[2] Clause 4.3B

Insert after clause 4.3A—

4.3B Exception to height of buildings—O’Riordan Street, Mascot

- (1) This clause applies to land identified as “Area 16” on the Height of Buildings Map.
- (2) The height of a building on land to which this clause applies must not exceed the following building height planes for the land—
 - (a) a plane commencing at a height of RL 19m at the northern boundary of “Area 16” and projecting in a southerly direction perpendicular to the boundary and upwards at a 45° angle,
 - (b) a plane commencing at a height of RL 26m at the eastern boundary of “Area 16” and projecting in a westerly direction perpendicular to the boundary and upwards at a 45° angle.
- (3) Clause 5.6 does not apply to a building on land to which this clause applies.