



New South Wales

Cumberland Local Environmental Plan 2021 (Amendment No 5)

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 J FITZGERALD, GENERAL MANAGER
CUMBERLAND COUNCIL**
As delegate for the local plan-making authority

Cumberland Local Environmental Plan 2021 (Amendment No 5)

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1 Name of plan

This plan is *Cumberland Local Environmental Plan 2021 (Amendment No 5)*.

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 100, DP 878926, 245–247 Great Western Highway, South Wentworthville.

4 Maps

The maps adopted by *Cumberland 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 Cumberland Local Environmental Plan 2021

Schedule 1 Additional permitted uses

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

Use of land at 245–247 Great Western Highway, South Wentworthville

- (1) This clause applies to Lot 100, DP 878926, 245–247 Great Western Highway, South Wentworthville, identified as “29” and “30” on the Additional Permitted Uses Map.
- (2) Development for the purposes of restaurants or cafes is permitted with development consent on the land identified as “29” if the development involves the use of the heritage item on the land.
- (3) Development for the purposes of hotel or motel accommodation is permitted with development consent on the land identified as “30” if—
 - (a) the development involves no more than 76 hotel or motel accommodation units, and
 - (b) the gross floor area of the hotel or motel accommodation units, not including ancillary development, does not exceed 3,040m², and
 - (c) the building height does not exceed 27m.
- (4) Development consent must not be granted if the floor space ratio for all buildings on the land to which this clause applies exceeds 1:1.