

PLANNING PROPOSAL

MARRICKVILLE LOCAL ENVIRONMENTAL PLAN 2011 (AMENDMENT NO. 4)

PART H: PROPOSED KEY SITES MAP AMENDMENTS AND MISCELLANEOUS MAP AMENDMENTS

MLEP 2011: Key Sites Maps

15 Hutchinson Street, St Peters

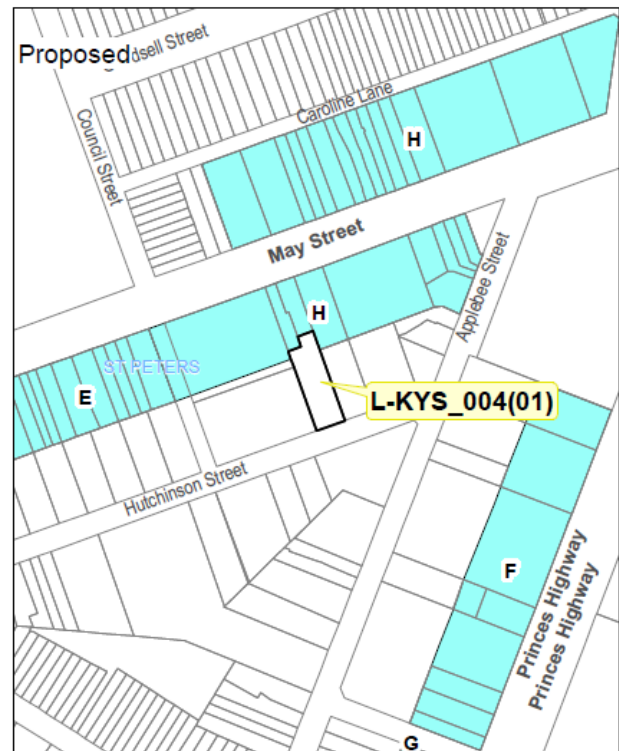
As discussed previously under MLEP 2011 the majority of the property is zoned B7 Business Park. However the rear of the property is zoned B5 Business Development and also forms part of the land identified as "H" on the Key Sites Map. That part of the property that is identified on the Key Sites Map relates to the land zoned B5 Business Development, being that part of the land that extends beyond the rear alignment of the adjoining properties to the east fronting Hutchinson Street. That part of the site has an area of approximately 72.6sqm which represents approximately 16% of the total site area (448.8sqm).

As previously discussed it has been recommended that the entire property be zoned B7 Business Park. In view of the circumstances is also recommended that the Key Sites Map be amended to exclude the rear of the property.

Recommendation L-KYS_004 (01):

That that part of the property known as 15 Hutchinson Street, St Peters identified as "H" on the Key Sites Map (KYS_004) be removed.

Diagram showing Current Map and Proposed Map

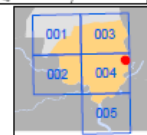


KYS Legend
Key Sites

Legend

- Refer to schedule 1
- Refer to Clauses 6.17 and 6.18

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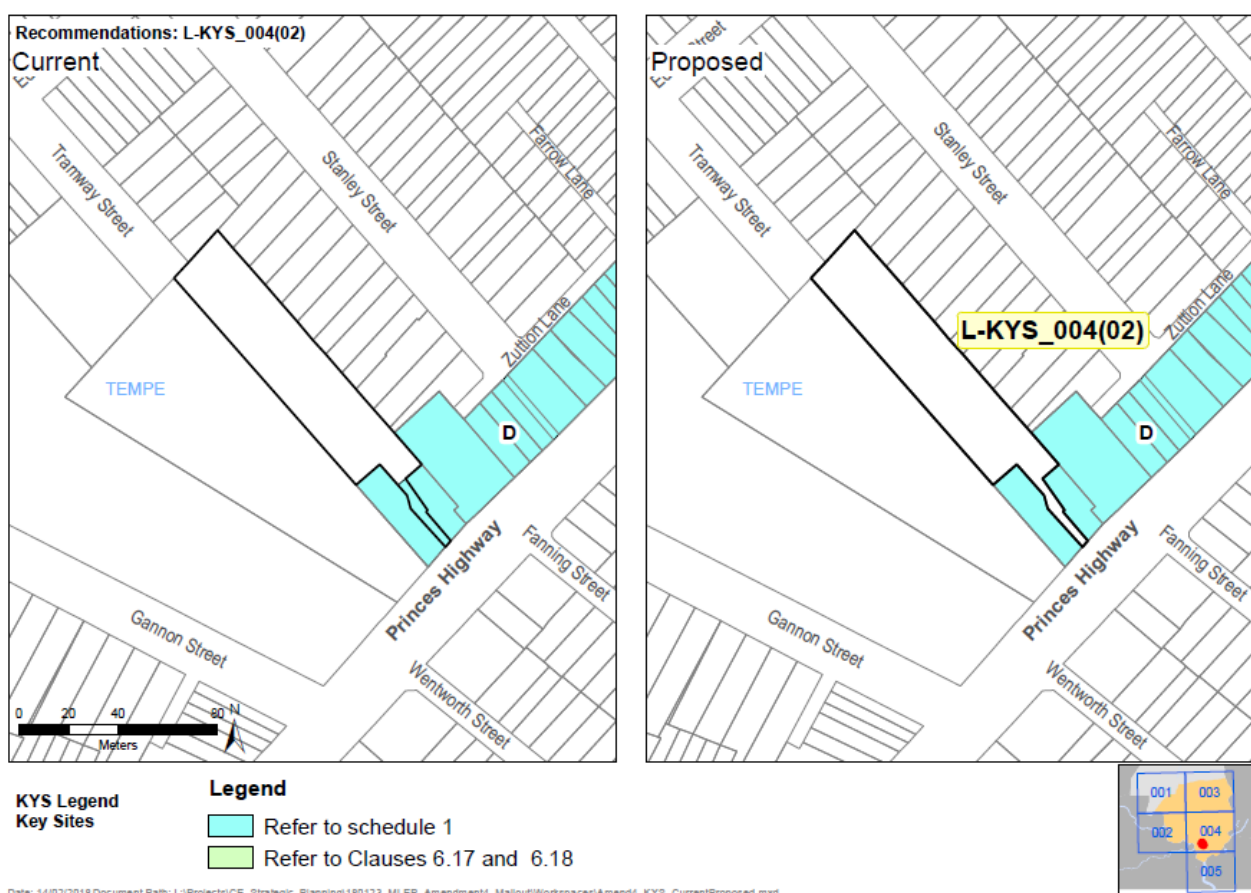
739A Princes Highway, Tempe

The subject property is an irregular shaped allotment which has a narrow frontage (3.61 metres) to the Princes Highway with a rear frontage to Tramway Street. The entire property is zoned IN2 Light Industrial. Properties in the immediate vicinity fronting the Princes Highway (689-743 Princes Highway) are zoned B5 Business Development. Those properties are shown on the Key Sites Map and identified as “D”. The access handle to the property known as 739A Princes Highway, Tempe from the Princes Highway also forms part of the land identified as “D” on the Keys Site Map. The access handle was inadvertently included on the Key Sites Map and it is recommended that the identification of the subject land on the Key Sites Map be deleted.

Recommendation L-KYS_004 (02):

That that part of the property known as 739A Princes Highway, Tempe identified as “D” on the Key Sites Map (KYS_004) be removed.

Diagram showing Current Map and Proposed Map



MLEP 2011: Miscellaneous Map Amendments

Maps Generally - Various Maps

As part of the Section 73A Request, the Department of Planning and Environment required the LGA labels shown on maps to be updated to reflect the new names of the adjoining councils on those maps submitted with the request. The Section 73A request did not relate to all the maps adopted by Marrickville Local Environmental Plan 2011. The LGA labels should be updated to reflect the new names of the adjoining councils on those maps which were not part of the Section 73A Request.

Recommendation L-ALL _ Various Maps (01):

That the LGA labels on the following maps be updated to reflect the new names of the adjoining councils:

- a) Land Zoning Maps LZN_001; LZN_002; and LZN_005;
- b) Height of Buildings Maps HOB_001; HOB_002; HOB_003; and HOB_004;
- c) Land Reservation Acquisition Maps LRA_001; LRA_003; and LRA_005;
- d) Heritage Maps HER_001;
- e) Acid Sulfate Soils Maps ASS_001; ASS_002; ASS_003; and ASS_005;
- f) Key Sites Maps KYS_001; KYS_002; and KYS_003;
- g) Foreshore Building Line Maps FBL_002; and FBL_005; and
- h) Natural Resource – Biodiversity Maps NRB_001; NRB_002; NRB_003; and NRB_005.

Note: The following maps HOB_003; HOB_004; and KYS_003 listed above were updated to reflect the new names of the adjoining councils as part of Marrickville Local Environmental Plan 2011 (Amendment No. 14) which was gazetted on 1 December 2017.

Note: In view of the nature of this amendment, diagrams showing the Current Map and Proposed Map have not been prepared at this stage. The proposed mapping amendments will be incorporated into the documentation submitted to the Department of Planning and Environment seeking final approval and gazettal of the planning proposal.

Land Application Map

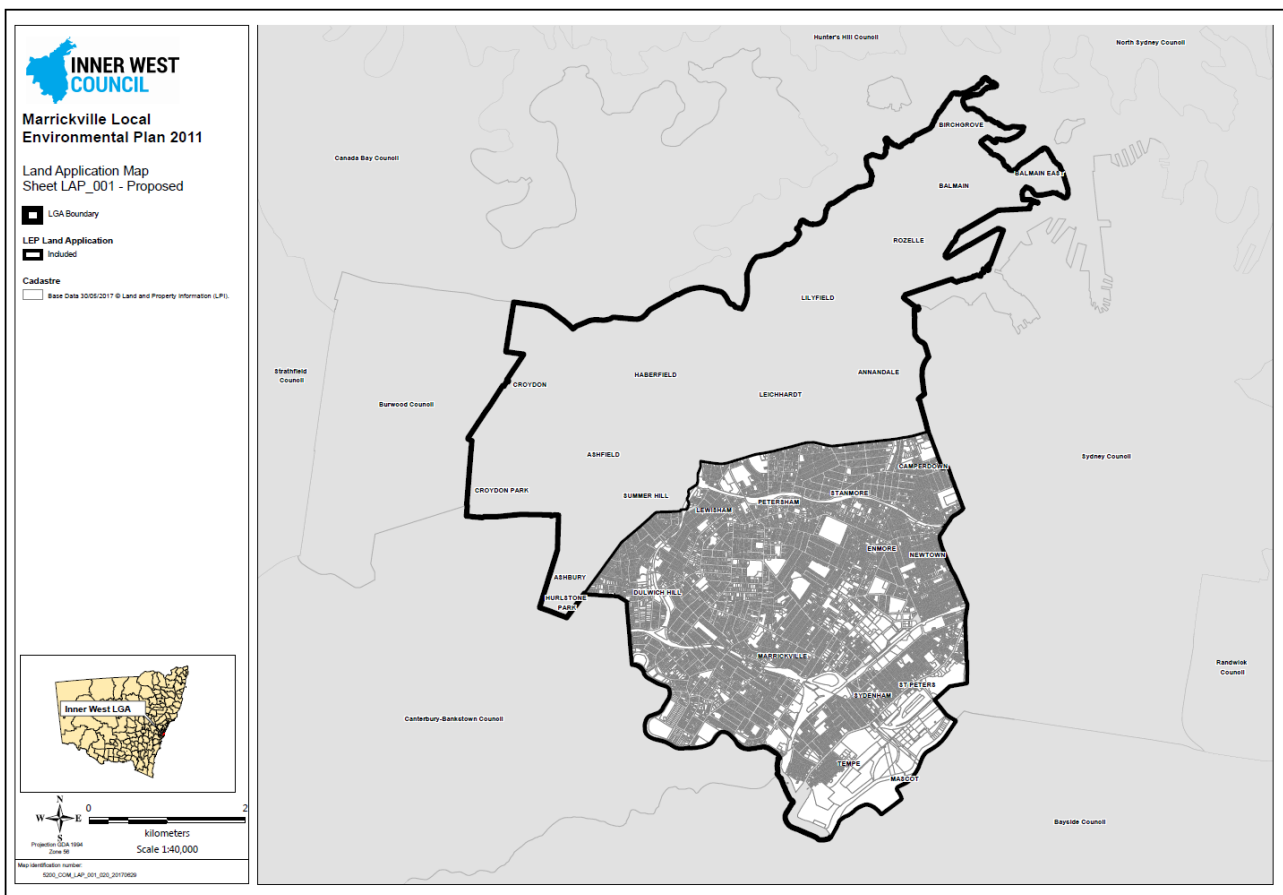
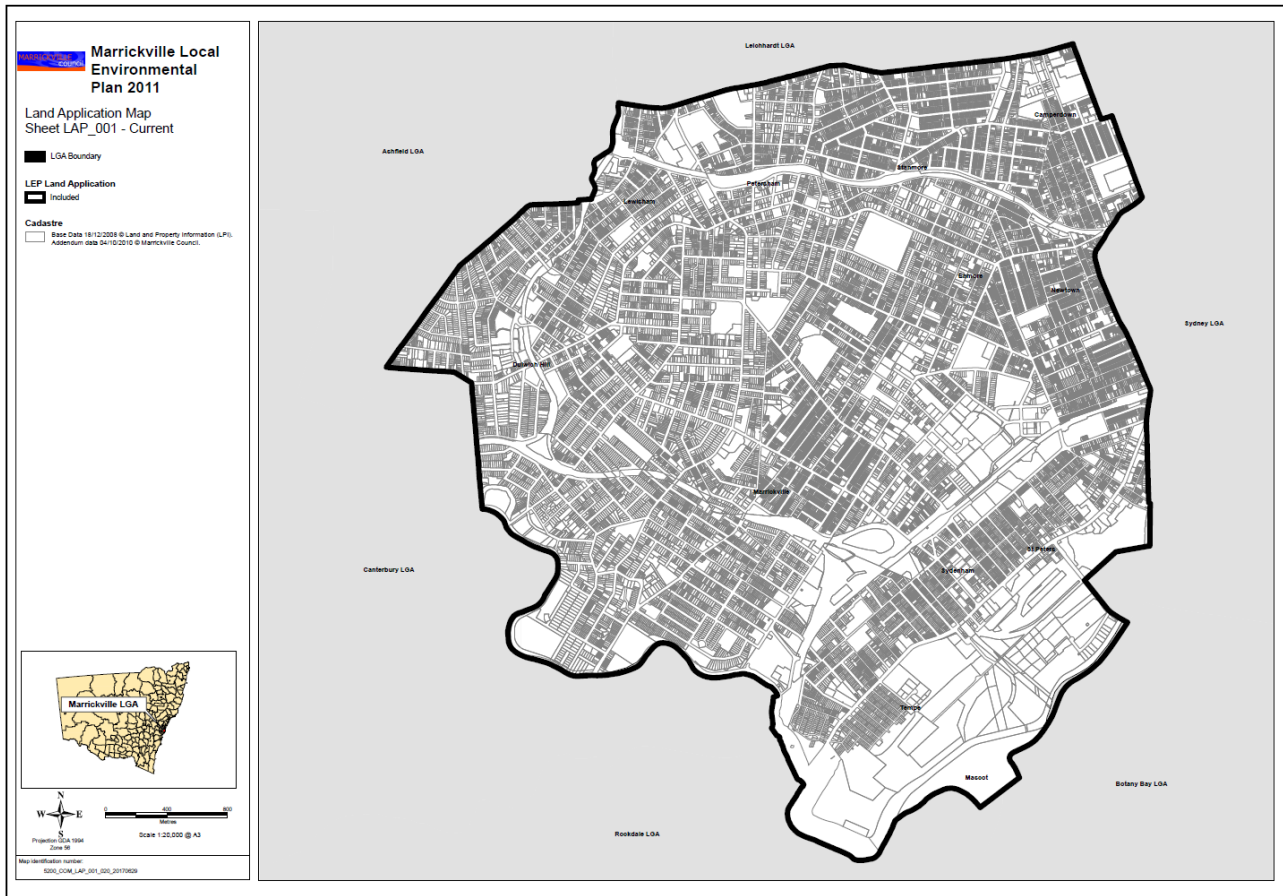
Following on from the above recommendation the Land Application Map should be amended to show the entire area of the Inner West Local Government Area with that part of the Inner West Local Government Area which relates to the former Marrickville Local Government Area highlighted/shaded and identified as “Marrickville” on the Land Application Map and the locality map shown at the bottom of the Legend to the Map should be amended to show the boundaries of the Inner West Local Government Area and the “Marrickville LGA” notation on that locality map should be deleted and replaced with the notation “Inner West LGA”. In addition the “Marrickville LGA” notation on that locality map should be deleted and replaced with the notation “Inner West LGA” and the Marrickville Council logo in the top left hand corner of the Legend should be deleted and replaced with the Inner West logo.

Recommendation L-LAP_001 (01):

That the Land Application Map LAP_001 being amended as follows:

- i. The entire area of the Inner West Local Government Area being shown on the Land Application Map with that part of the Inner West Local Government Area which relates to the former Marrickville Local Government Area highlighted/shaded and identified as “Marrickville” on the Land Application Map;
- ii. The locality map shown at the bottom of the Legend to the Map being amended to show the boundaries of the Inner West Local Government Area with the “Marrickville LGA” notation on that locality map be deleted and replaced with the notation “Inner West LGA”; and
- iii. The Marrickville Council logo in the top left hand corner of the Legend being deleted and replaced with the Inner West logo.

Diagrams showing Current Map and Proposed Map



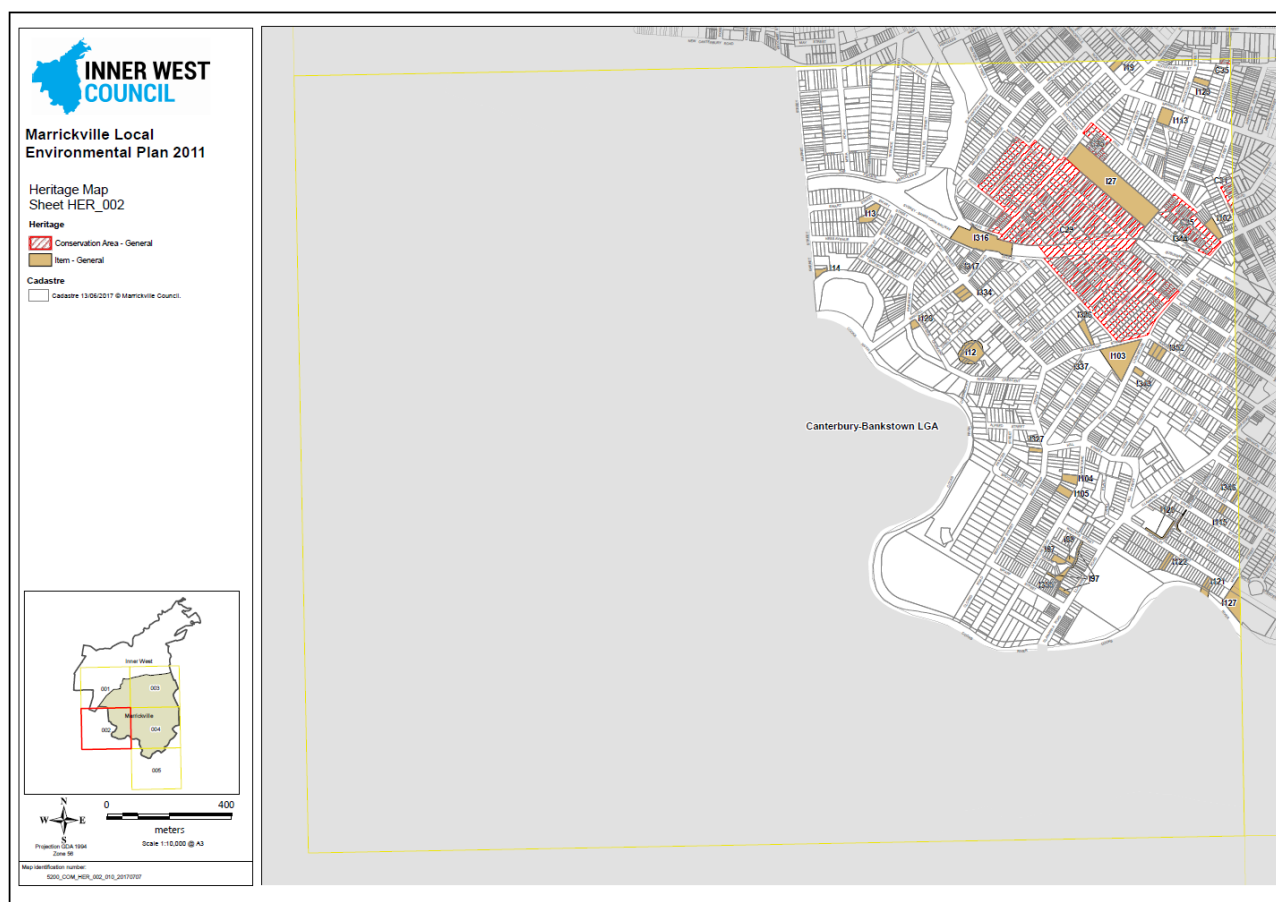
All Maps

Following on from the above recommendation relating to the Land Application Map, the locality map shown at the bottom of the Legend to all of the maps adopted by Marrickville Local Environmental Plan 2011 should be amended to show the boundaries of the Inner West Local Government Area and the relevant map segment (i.e. 001, 002, 003, 004 and 005) location in relation to the Inner West LGA boundary.

Recommendation L-ALL MAPS_001 (01):

That the the locality map shown at the bottom of the Legend to all of the maps adopted by Marrickville Local Environmental Plan 2011 be amended to show the boundaries of the Inner West Local Government Area and the relevant map segment (i.e. 001, 002, 003, 004 and 005) location in relation to the Inner West LGA boundary.

Example Map showing the changes recommended (Map HER_002 used as the example)



Note: Maps showing the recommended changes to the other maps have not been prepared at this stage. Those proposed mapping amendments will be incorporated into the documentation submitted to the Department of Planning and Environment seeking final approval and gazettal of the planning proposal.