

Closes 15 April 2020

Inner West Local Environmental Plan (LEP) 2020

Your
say



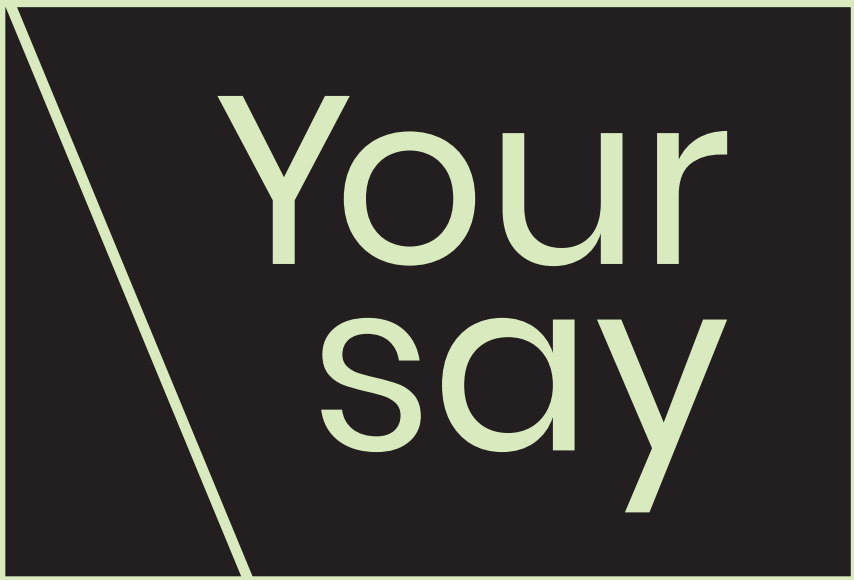
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INNER WEST

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Road map to a new system



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Your benefit?

1. Simpler
2. More consistent
3. No Changes to floor space ratio, building height or minimum lot sizes

What changing?

Old system
Three separate LEPs

Ashfield LEP 2013
+
Leichhardt LEP 2013
+
Marrickville LEP 2011

New system
One consolidated LEP

**Inner West
LEP 2020**

DCPs
Amendments to
Ashfield, Leichhardt
and Marrickville DCPs



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Leichhardt industrial zone alignment

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say



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IN2 – Light Industrial to IN1 – General Industrial



What does this change mean?

- Retain General Industries as permissible use
- No change to floor space ratio or DCP controls
- Residential amenity remains protected
- Minor changes to permissible uses

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Ashfield zone alignment

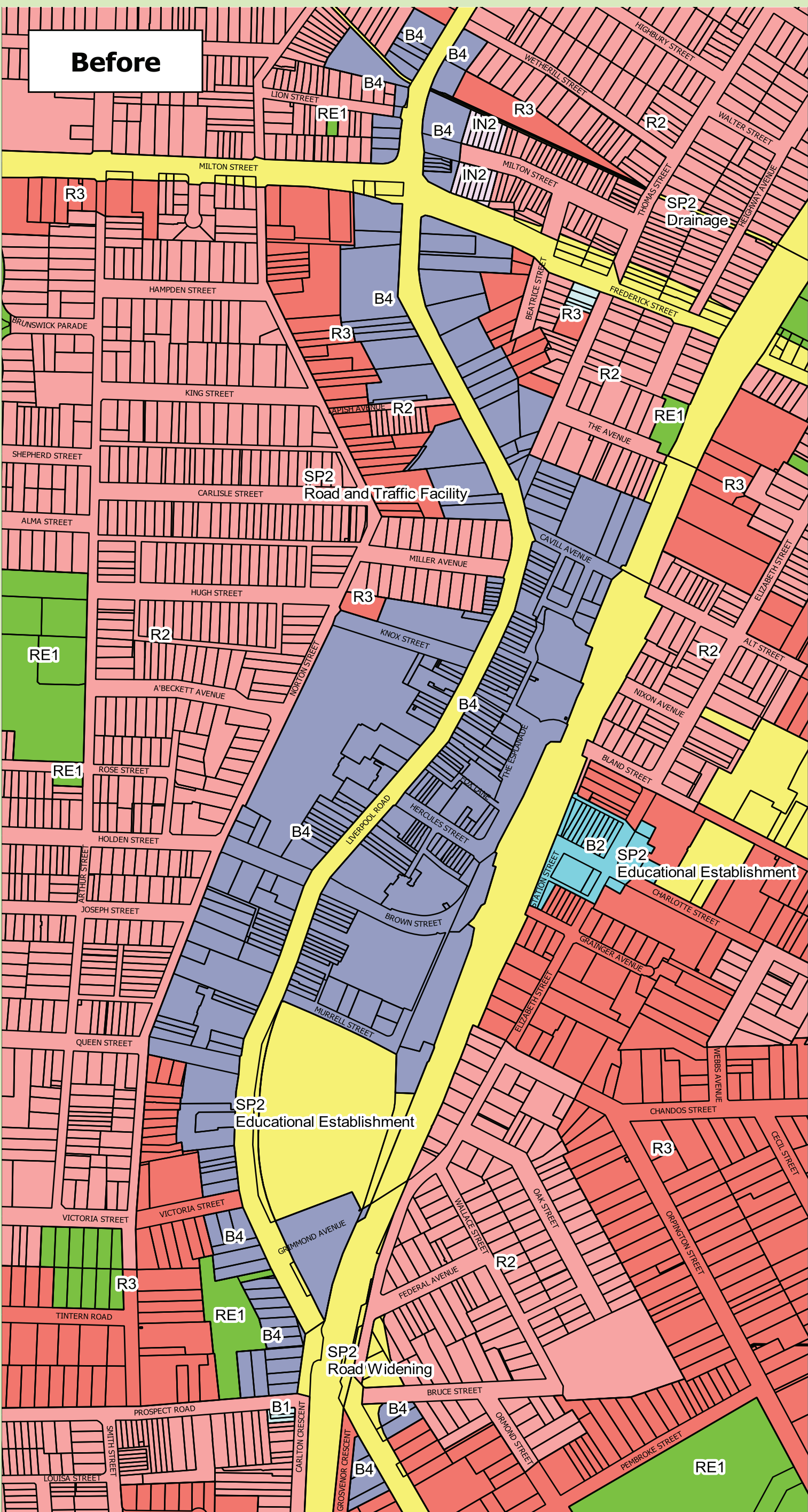
Your say



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What are we doing?

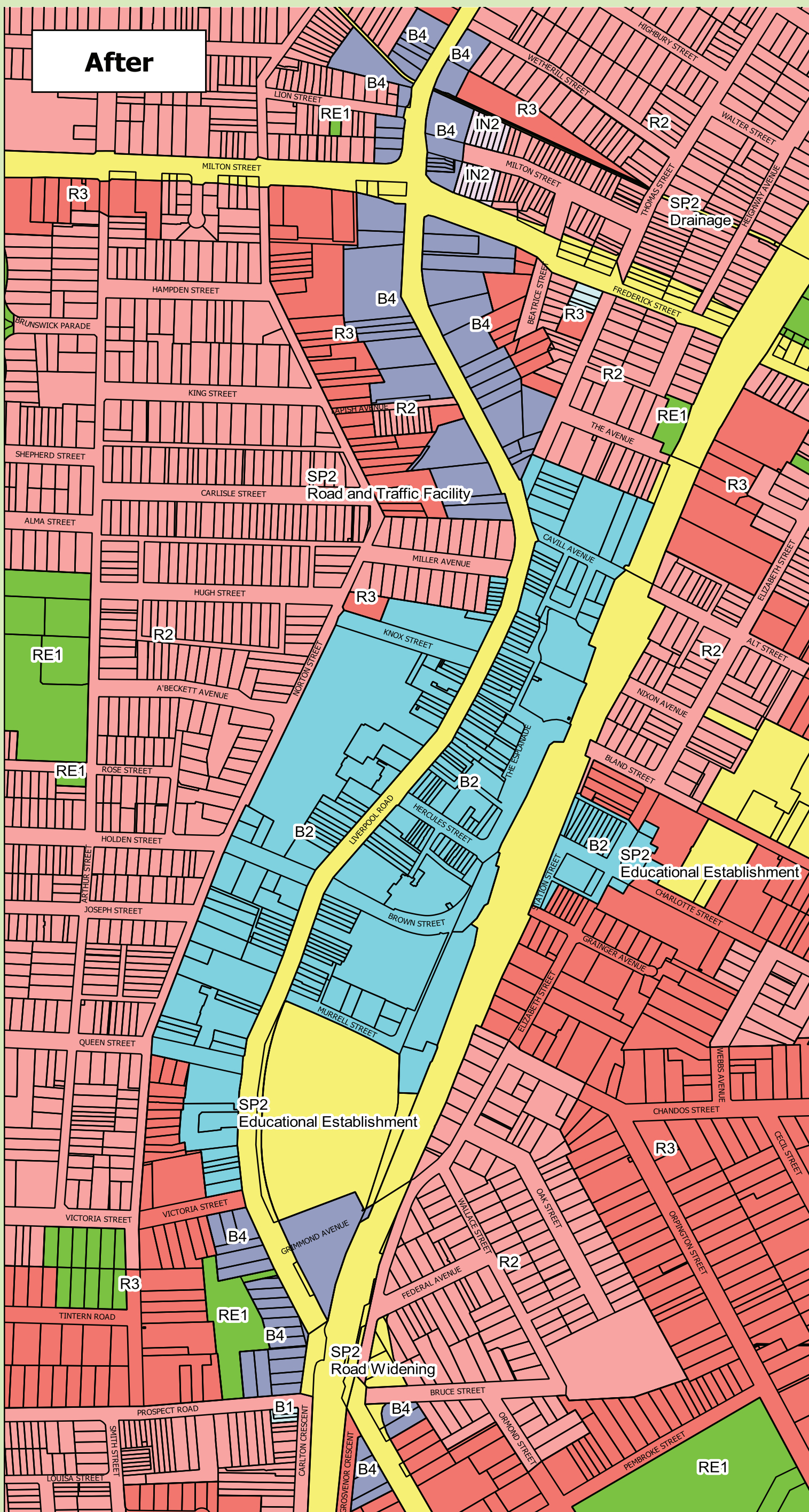
We're looking to align Ashfield town centre with centres such as Leichhardt, Marrickville and Balmain



Before

B4 – Mixed Use

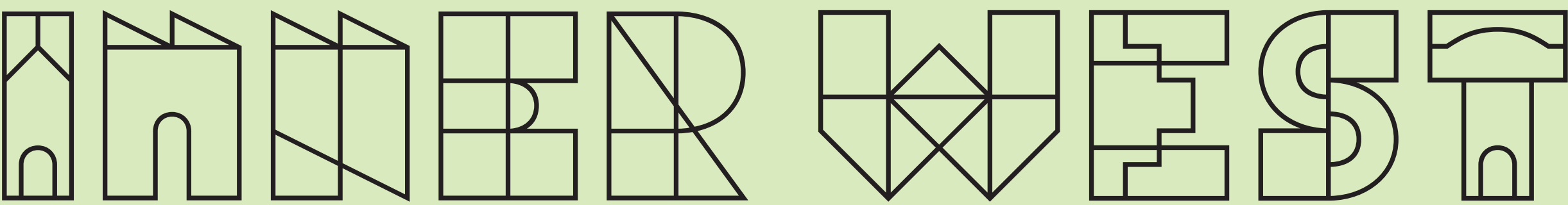
Out-of-centre commercial and residential uses



After

B2 – Local Centre

Town centres providing shops, health, civic and commercial services



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Land use changes

Your benefit?

- Creating a fairer planning system by removing inconsistencies
- Permitting light industries such as creative makers in some business zones
- Ensuring our centres have active uses at street level
- Prohibiting dual occupancies in residential zones



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