

Summary of amendments to the New City Plan made at the Extraordinary Council Meeting 4 April 2016

The following tables summarise changes made to the exhibited New City Plan at the Extraordinary Council Meeting on 4 April 2016.

- The 'Exhibited' columns are the draft controls that were exhibited.
- The 'Resolved' columns are the amendments to the exhibited controls that were made at the Council Meeting.
- Comments in brackets identify where there has been a reduction from the exhibited control or no change.

Note: This document is a plain English summary for explanatory purposes only. Refer to the minutes of this meeting for further information.

Blakehurst Precinct – Blakehurst Centre Recommendation c) 5)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
5)	Rezone No 40 Bunyala Street, Nos. 384B – 394A Princes Highway and No.'s 4-12A Torrens Street, Blakehurst from R2 – Low Density Residential to <u>R3 – Medium Density Residential</u> and increase height and FSR requirements.	15m	1.5:1	12m (reduced)	1:1 (reduced)

Blakehurst Precinct – Blakehurst Centre Recommendation c) 6)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
6)	Rezone Nos. 9-13 Phillip Street and Nos. 969 – 973 King Georges Road, Blakehurst from R2 – Low Density Residential to R3 – Medium Density Residential and increase height and FSR requirements.	15m	1.5:1	12m (reduced)	1:1 (reduced)

Blakehurst Precinct – Blakehurst Centre

Recommendation c) 7), 8) & 9)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
7)	Rezone No 979 King Georges Road, Blakehurst from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	18m (reduced)	2.5:1 (no change)
8)	Rezone Nos. 591- 629 Princes Highway, Blakehurst from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	18m (reduced)	2.5:1 (no change)
9)	Rezone Nos. 637 – 659 Princes Highway, Blakehurst from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	18m (reduced)	2.5:1 (no change)

Blakehurst Precinct – Blakehurst Centre

Recommendation c) 10) & 11)



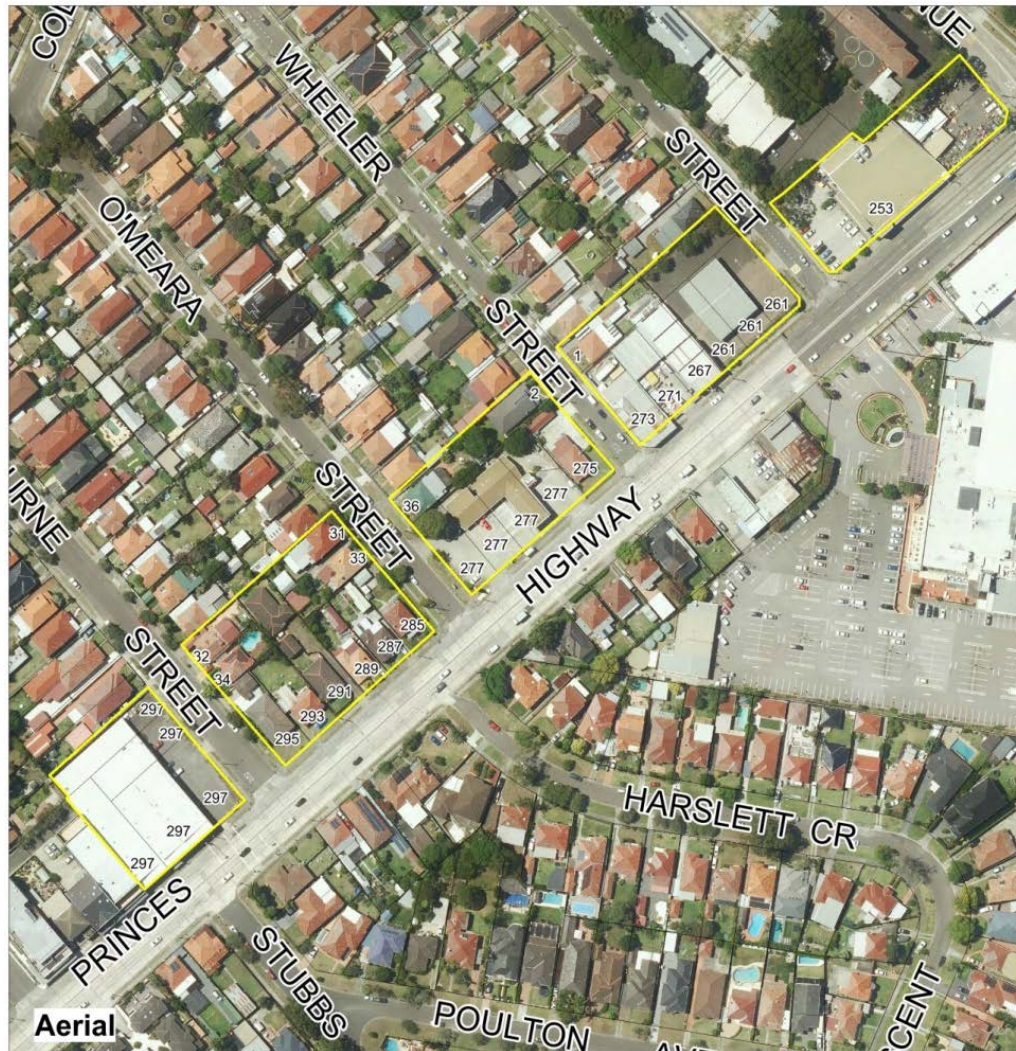
Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
10)	Rezone Nos. 2-8 Stuart Street, Nos. 2-4 Vaughan Street and Nos. 2-8 James Street, Blakehurst from R2 – Low Density Residential to <u>R3 – Medium Density Residential</u> and increase height and FSR requirements.	15m	1.5:1	12m (reduced)	1:1 (reduced)
11)	Rezone Nos. 1-5 James Street, Nos. 6-16 Vaughan Street and Nos. 1-7 Water Street, Blakehurst from R2 – Low Density Residential to <u>R3 – Medium Density Residential</u> and increase height and FSR requirements.	15m	1.5:1	12m (reduced)	1:1 (reduced)

Blakehurst Precinct – Blakehurst Waterfront Recommendation c) 12)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
12)	Rezone Nos. 424-436, Nos. 448-454, Nos. 468-474, Nos. 723 – 741 Princes Highway, Blakehurst from E4 – Environmental Living to <u>R3 – Medium Density Residential</u> and increase height and FSR requirements.	21m	2:1	Split height of 12m along Princes Highway frontage increasing to 15m along the rear of blocks. (reduced)	1.5:1 (reduced)

Carlton Precinct – Enterprise Corridor Recommendation c) 18), 19), 20), 21) & 22)



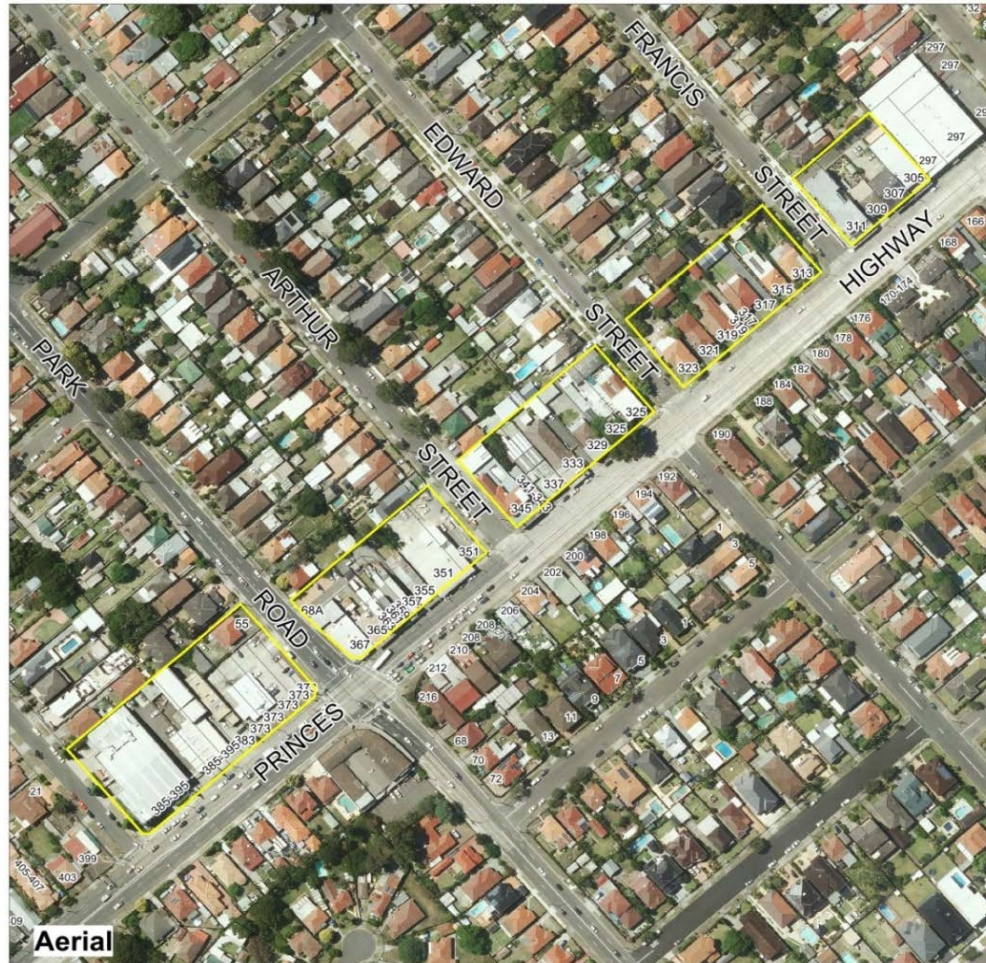
Summary of amendments made to NCP at
Extraordinary Council Meeting 4/4/2016

Carlton Precinct – Enterprise Corridor

Recommendation c) 18), 19), 20), 21) & 22)

Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
18)	Rezone Nos. 71-73 Jubilee Avenue and No 253 Princes Highway, Carlton from R2- Low Density Residential to B6 – Enterprise Corridor and increase height and FSR requirements.	21m	2:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2:1 (no change)
19)	Rezone Nos. 261-273 Princes Highway and No 1 Wheeler Street, Carlton from R2- Low Density Residential to B6 – Enterprise Corridor and increase height and FSR requirements.	21m	2:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2:1 (no change)
20)	Rezone Nos. 275-277 Princes Highway, No 2 Wheeler Street and No 36 O’Meara Street, Carlton from R2- Low Density Residential to B6 – Enterprise Corridor and increase height and FSR requirements.	21m	2:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2:1 (no change)
21)	Rezone Nos. 285-295 Princes Highway, Nos. 31-33 O’Meara Street, and Nos. 32-34 Westbourne Street, Carlton from R2- Low Density Residential to B6 -Enterprise Corridor and increase height and FSR requirements.	21m	2:1	9m (reduced) (Rezoning not to proceed. R2 – Low Density Residential to remain)	0.55:1 (reduced)
22)	Rezone No 297 Princes Highway, Carlton from B1 – Neighbourhood Centre to B6 – Enterprise Corridor and increase height and FSR requirements.	21m	2:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2:1 (no change)

Carlton Precinct – Princes Highway Centre Recommendation c) 24), 25), 26), 27), 28) & 29)

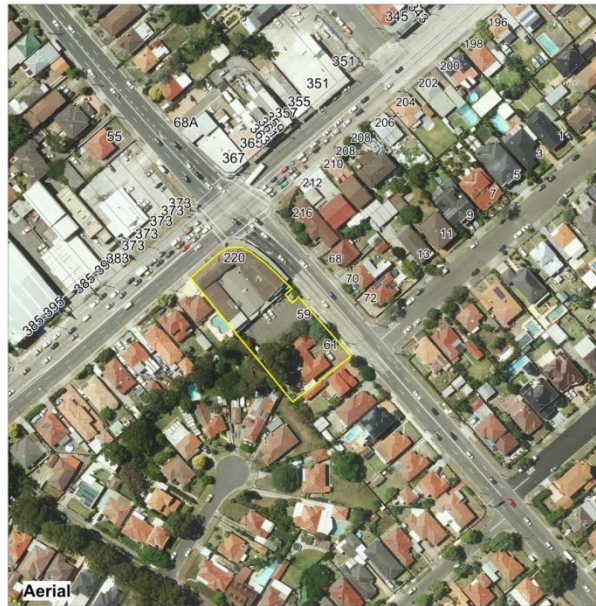


Carlton Precinct – Princes Highway Centre

Recommendation c) 24), 25), 26), 27), 28) & 29)

Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
24)	Rezone Nos. 305 - 311 Princes Highway, Carlton from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2.5:1 (no change)
25)	Rezone Nos. 313 – 323 Princes Highway, Carlton from R2 – Low Density Residential to <u>B2 – Local Centre</u> increase height and FSR requirements.	21m	2.5:1	9m (reduced) (Rezoning not to proceed. R2 – Low Density Residential zone to remain)	0.55:1 (reduced)
26)	Rezone Nos. 325 - 345 Princes Highway, Carlton from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2.5:1 (no change)
27)	Rezone Nos. 351 - 367 Princes Highway and 68A Park Road, Carlton from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2.5:1 (no change)
28)	Rezone Nos. 373 - 395 Princes Highway, Carlton from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2.5:1 (no change)
29)	Rezone No 55 Park Road, Carlton from R2 – Low Density Residential to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	Split height of 15m fronting the Princes Highway and a maximum height of 12m from the common boundary of adjoining residential land for a minimum depth of 15m. (reduced)	2.5:1 (no change)

Carlton Precinct – Princes Highway Centre Recommendation c) 30) & 31)



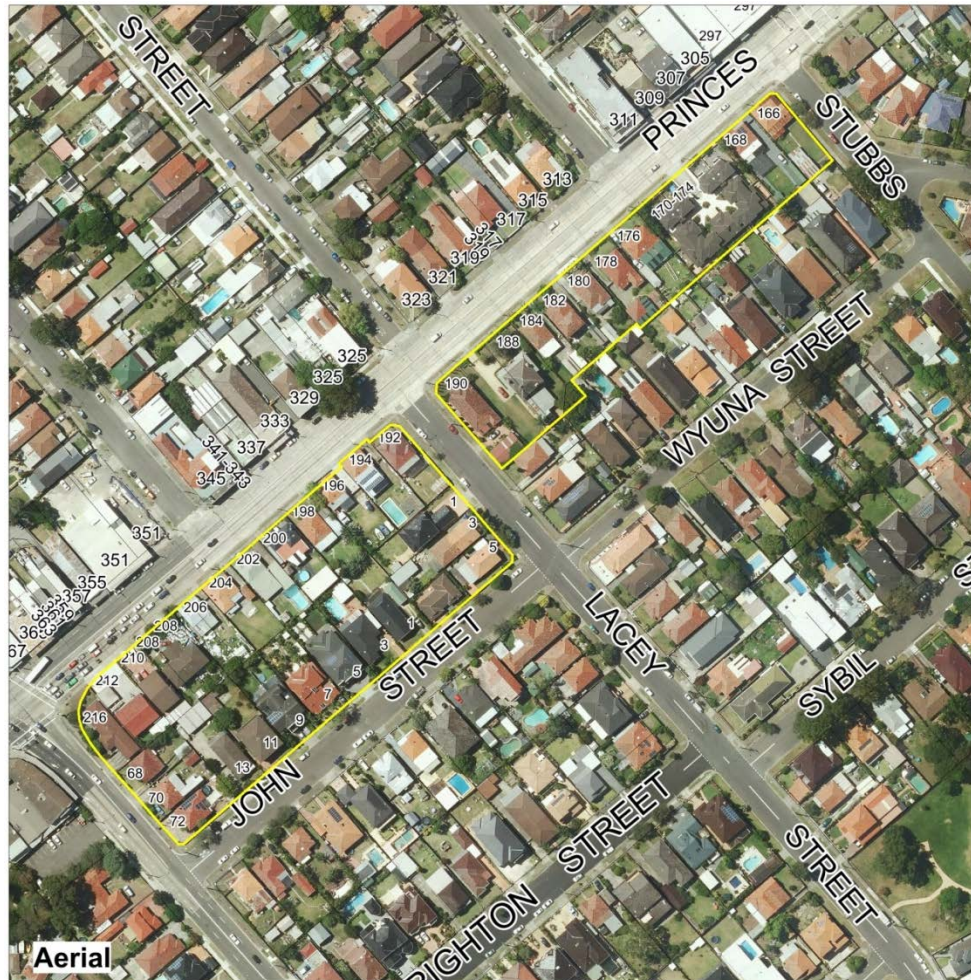
Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
30)	Rezone No 220 Princes Highway, Carlton from B1 – Neighbourhood Centre to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	15m (reduced)	2.5:1 (no change)
31)	Rezone Nos. 59-61 Park Road, Carlton from R2 – Low Density Residential to <u>B2 – Local Centre</u> and increase height and FSR requirements.	21m	2.5:1	15m (reduced)	2.5:1 (no change)

Carlton Precinct – Princes Highway Centre Recommendation c) 32)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
32)	Rezone Nos. 1-21 Wyuna Street & Nos. 2-6 Lacey Street, Carlton from R2 – Low Density Residential to <u>R3 – Medium Density Residential</u> and increase height and FSR requirements.	21m	2:1	Split height of 15m along the rear boundary of the properties, stepping down to 9m for a minimum lot depth of 12m along the Wyuna Street frontage. (reduced)	1.5:1 (reduced)

Carlton Precinct – Princes Highway Centre Area zoned R3 – Medium Density Residential Recommendation c) 99) & 100)



Carlton Precinct – Princes Highway Centre

Area zoned R3 – Medium Density Residential

Recommendation c) 99) & 100)

Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
99)	Nos. 192-216 Princes Highway, Carlton to remain R3 – Medium Density Residential and increase height and FSR requirements.	21m	2:1	15m (reduced)	1.5:1 (reduced)
99)	Nos. 68-72 Park Road, No.'s 1-13 John Street and No.s' 1-5 Lacey Street, Carlton to remain R3 – Medium Density Residential and increase height and FSR requirements.	21m	2:1	Split height of 15m along the rear boundary of the properties, stepping down to 9m for a minimum lot depth of 12m along the John Street frontages. (reduced)	1.5:1 (reduced)
100)	Nos. 166-190 Princes Highway, Carlton to remain R3 – Medium Density Residential and increase height and FSR requirements.	21m	2:1	15m (reduced)	1.5:1 (reduced)

South Hurstville Precinct – South Hurstville Centre Recommendation c) 74)



Item No in c)	Properties/Areas Proposed to be Rezoned	Exhibited Height (LEP)	Exhibited FSR (LEP)	Resolved Height (LEP)	Resolved FSR (LEP)
74)	Rezone Nos. 76-86A Connells Point Road, Nos. 1-21 The Mall, Nos. 55-55A Tavistock Road, and Nos. 2-14 The Esplanade, South Hurstville from R2 – Low Density Residential to <u>R3 – Medium Density Residential</u> and include height and FSR requirements.	12m	1:1	9m (reduced)	0.55:1 (reduced)
				(Rezoning not to proceed. R2 – Low Density Residential to remain)	
74)	Nos. 88 Connells Point Road and No. 2A The Esplanade, South Hurstville to remain <u>R3- Medium Density Residential</u> and increase height and FSR requirements.	12m	1:1	9m (reduced)	0.7:1 (reduced)