



planning consultants

APPENDIX D

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**Pittwater Local Environmental Plan 1993
(Amendment No.)**

under the

Environmental Planning and Assessment Act 1979

I, the Minister for Planning, make the following local environmental plan under the
Environmental Planning and Assessment Act 1979 (P PC)

Minister for Planning

Clause 1 Pittwater Local Environmental Plan 1993 (Amendment No)

**Pittwater Local Environmental Plan 1993
(Amendment No)**

under the

Environmental Planning and Assessment Act 1979

1 Name of Plan

This plan is Pittwater Local Environmental Plan 1993 (Amendment No)

2 Aims of plan

This plan aims to amend Pittwater Local Environmental Plan 1993

- (a) to permit the development of Sector 9 in Warriewood Valley for mixed residential purposes in accordance with the State Government's Urban Development Program,
- (b) to enable development to be carried out in accordance with the planning strategy prepared for the area,
- (c) to provide opportunities for a range of housing types and wider housing choice,
- (d) to provide opportunities for a mixture of residential buildings which can be in the form of detached dwellings, integrated development, cluster housing, group buildings and the like, and
- (e) to rezone land located within Sector 9 Warriewood Valley zoned 1(b) Non-Urban B to 2(f) (Urban Purposes – Mixed Residential)

3 Land to which plan applies

With respect to the aims referred to in Clause 2(a), this plan applies to land within the local government area of Pittwater known as Sector 9 Warriewood Valley as shown edged heavy black on the map marked "Pittwater Local Environmental Plan 1993 (Amendment No)" deposited in the office of Pittwater Council

4 Amendment of Pittwater Local Environmental Plan 1993

Pittwater Local Environmental Plan 1993 is amended as set out in Schedule 1

Schedule 1 Amendments

Schedule 1 Amendments

[1] Clause 5 Interpretation

Insert in appropriate order in the definition of *the Zoning Map* in clause 5(1)

Pittwater Local Environmental Plan 1993 (Amendment No) – Sheet 1

[2] Clause 30B Development of UDP land in Warriewood Valley

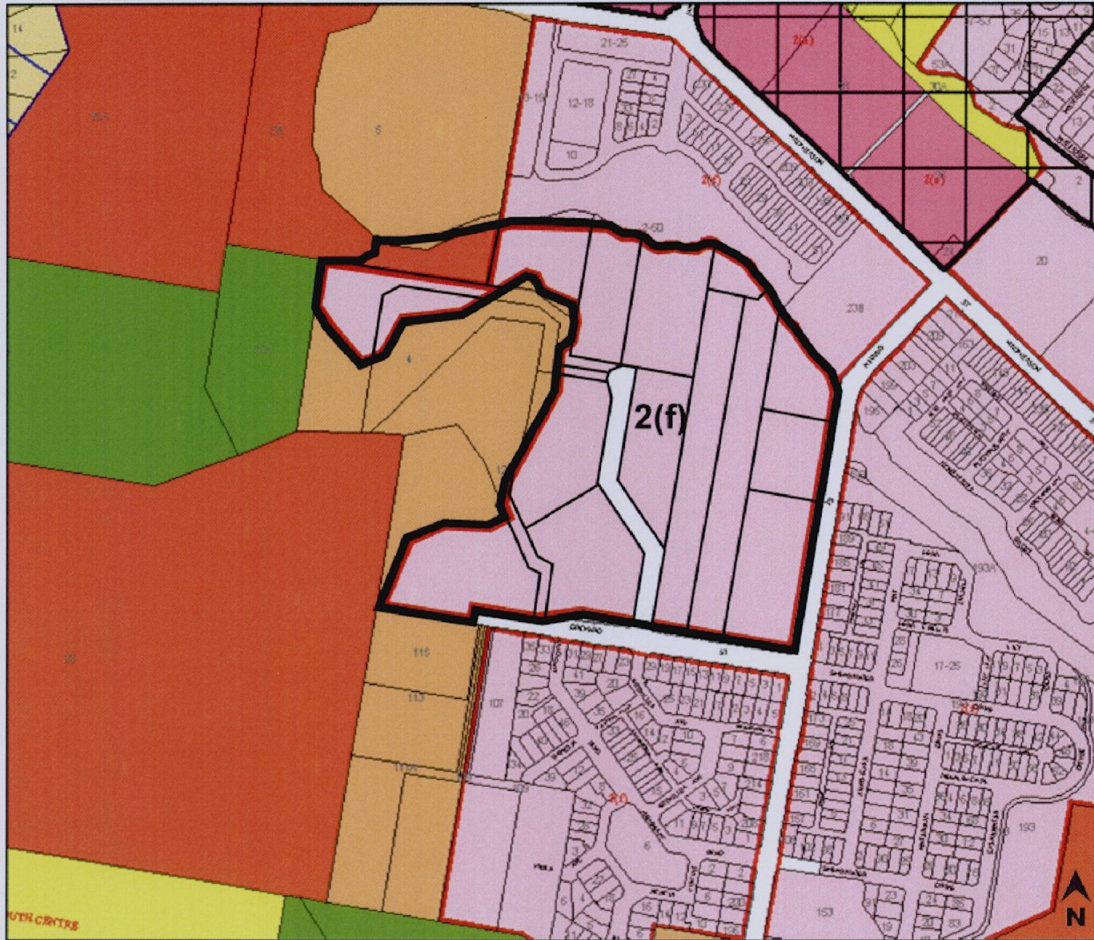
Insert in appropriate order in clause 30B (1)

Land at Warriewood within Sector 9 of the Warriewood Valley Urban Land Release shown edged heavy black on Sheet 1 of the map marked "Pittwater Local Environmental Plan 1993 (Amendment No)

[3] Clause 30C Dwelling yield

Insert in appropriate order in Clause 30C

Sector 9—not more than 213 dwellings in total including existing dwellings to be retained and proposed dwellings to be constructed



1. NON-URBAN

- 1(a) (Non-Urban "A")
- 1(a1) (Non-Urban "A1")
- 1(b) (Non-Urban "B")
- 1(c) (Non-Urban "C")



2. RESIDENTIAL

- 2(a) (Residential "A")
- 2(b) (Residential "B")
- 2(e) (Residential "E")
- 2(f) (Urban Purposes - Mixed Residential)



3. BUSINESS

- 3(a) (General Business "A")
- 3(b2) (Service Business "B2")
- 3(b3) (Waterfront Business "B3")
- 3(c) (Neighbourhood Business "C")
- 3(d) (Automotive Business "D")
- 3(e) (Office Business "E")



9. RESERVATIONS

- 9(a) (Reservation - Open Space)
- 9(b) (Reservation - County Open Space)
- 9(c) (Local Road Reservation)
- 9(d) (Arterial Road Reservation)



10. WATERWAYS

- W2 (Residential Waterways)
- W3 (Recreational Boating Facilities)
- W4 (Business Boating Facilities)



4. INDUSTRIAL

- 4(b) (Light Industrial "B")
- 4(b1) (Light Industrial "B1")



5. SPECIAL USES

- 5(a) (Special Uses "A")



6. OPEN SPACE

- 6(a) (Existing Recreation "A")
- 6(a1) (Waterways Recreation)
- 6(b) (Private Recreation "B")
- 6(c) (Proposed Recreation)
- 6(d) (National Park and State Recreation Area)



7. ENVIRONMENTAL PROTECTION

- 7(a) (Environmental Protection "A")
- 7(a1) (Environment Protection - Waterways)



11. PLEP 1993 - CLAUSES

- Clause 17A
- Clause 47

