

Draft Clause – City of Canada Bay Local Environmental Plan 2013 (Canada Bay LEP 2013)

The following additional clauses are proposed within the Canada Bay LEP 2013 (*Draft clause shown in Red*):

Draft 4.3 Height of buildings

(2) The height of a building on any land is not to exceed the maximum building height shown for the land on the [Height of Buildings Map](#).

(2A) Despite subclause (2), the maximum height of a building on the land identified as Lot 10 DP 625084 (63-69 Victoria Road, Drummoyne) is 20m, where a site area greater than 2,500m² is achieved.

Draft 4.4 Floor Space Ratio

(2) The floor space ratio on any land is not to exceed the maximum floor space ratio shown for the land on the [Floor Space Ratio Map](#).

(2G) Despite subclause (2), the maximum floor space ratio on the land identified as “Area 6” on the Floor Space Ratio Map is 2.25:1, where a site area greater than 2,500m² is achieved.