







Parramatta Local Environmental Plan

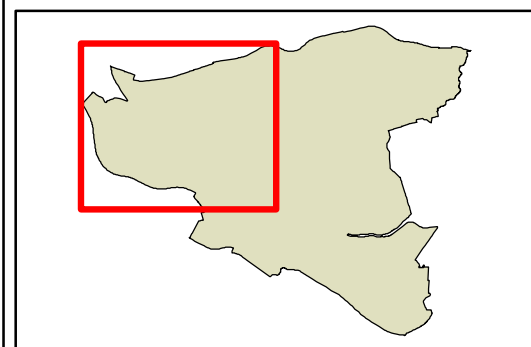
Maps relating to Item 1 in Part 4
Various public bushland sites currently
subject to Hornsby LEP 2013, The
Hills LEP 2012 and Parramatta LEP
2011 — Amend the Land Zoning Map
and Lot Size Map

Map 1 of 4

Land Zones

-  Existing E2 zone
-  Proposed E2 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

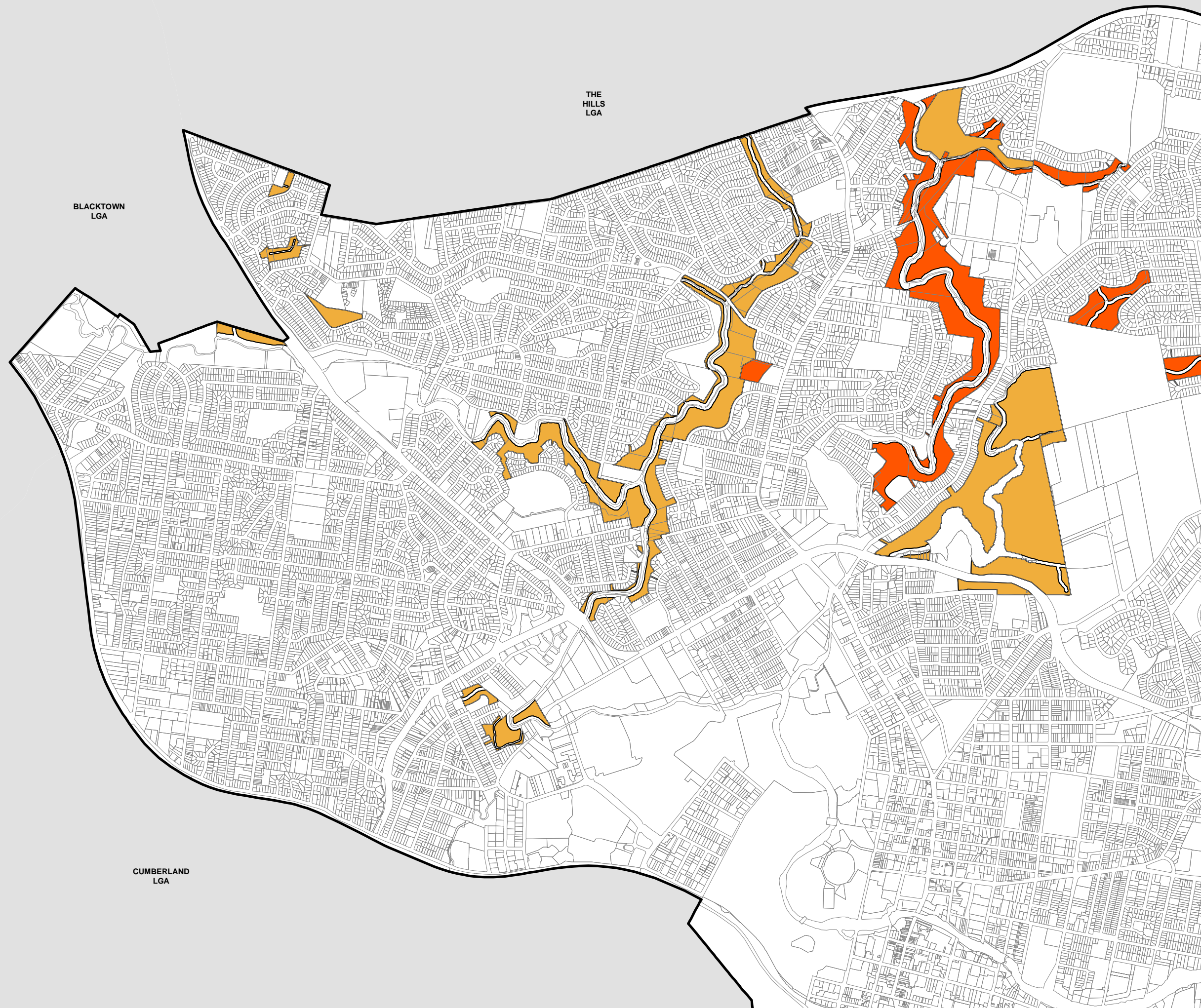


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1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_LZN-E2_001_022_20190817









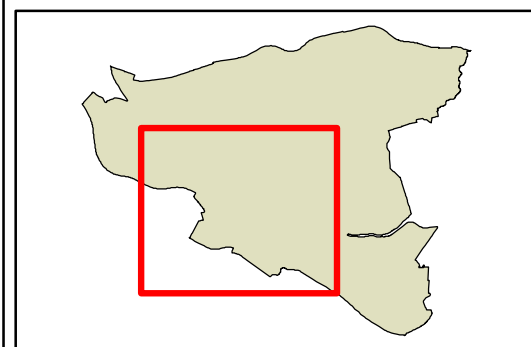
Parramatta Local Environmental Plan

Maps relating to Item 1 in Part 4
Various public bushland sites currently
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Map 2 of 4

Land Zones

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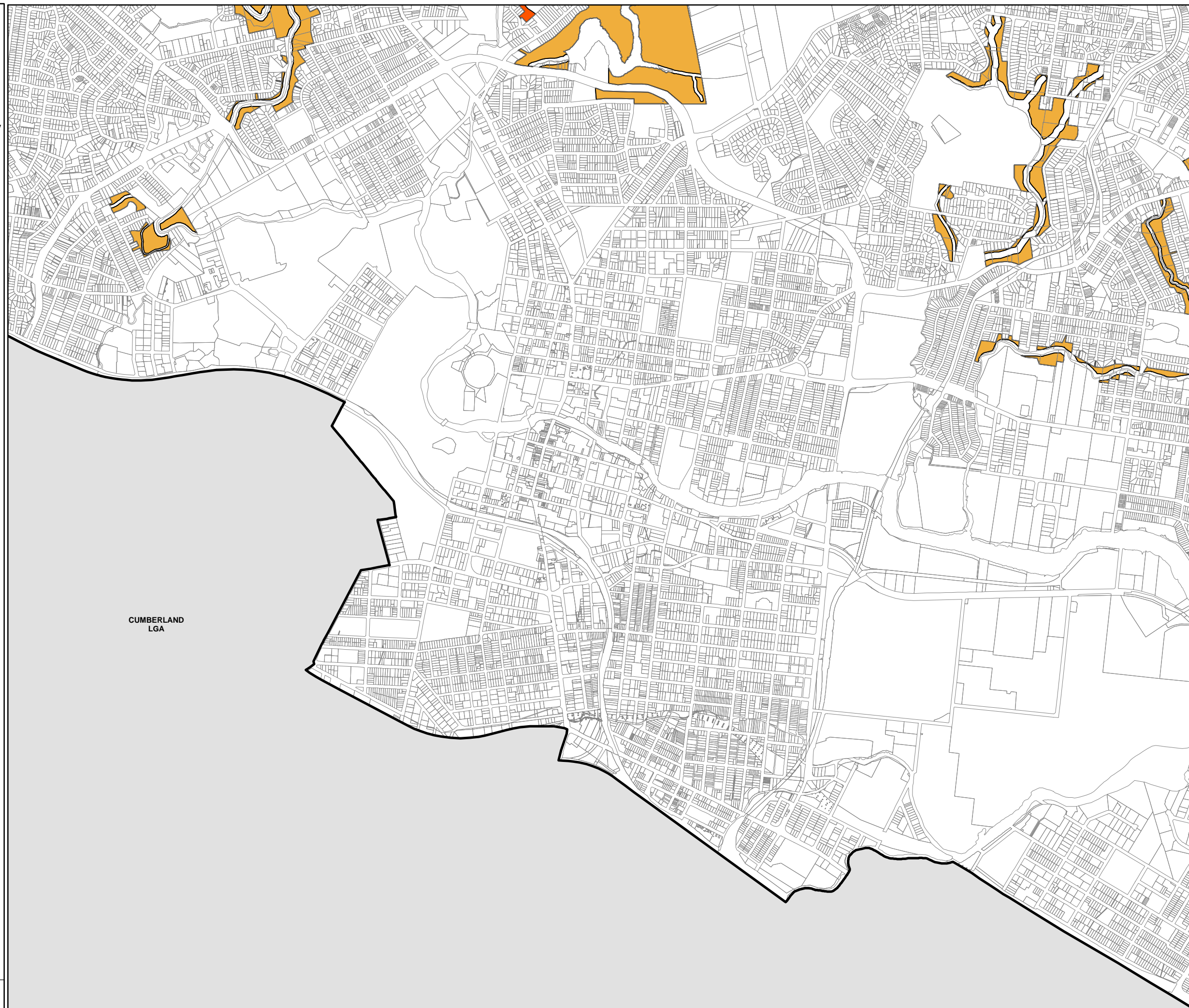


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Projection GDA 1994
MGA Zone 56

Map identification number
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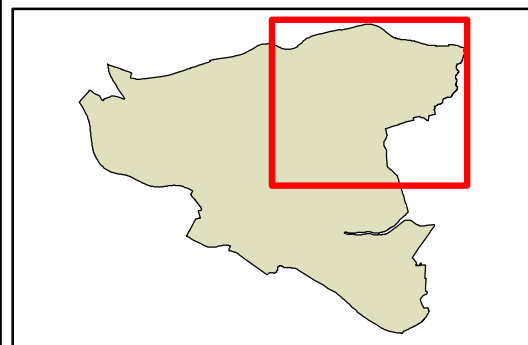
Parramatta Local Environmental Plan

Maps relating to Item 1 in Part 4
Various public bushland sites currently
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Hills LEP 2012 and Parramatta LEP
2011 — Amend the Land Zoning Map
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Map 3 of 4

Land Zones

-  Existing E2 zone
-  Proposed E2 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

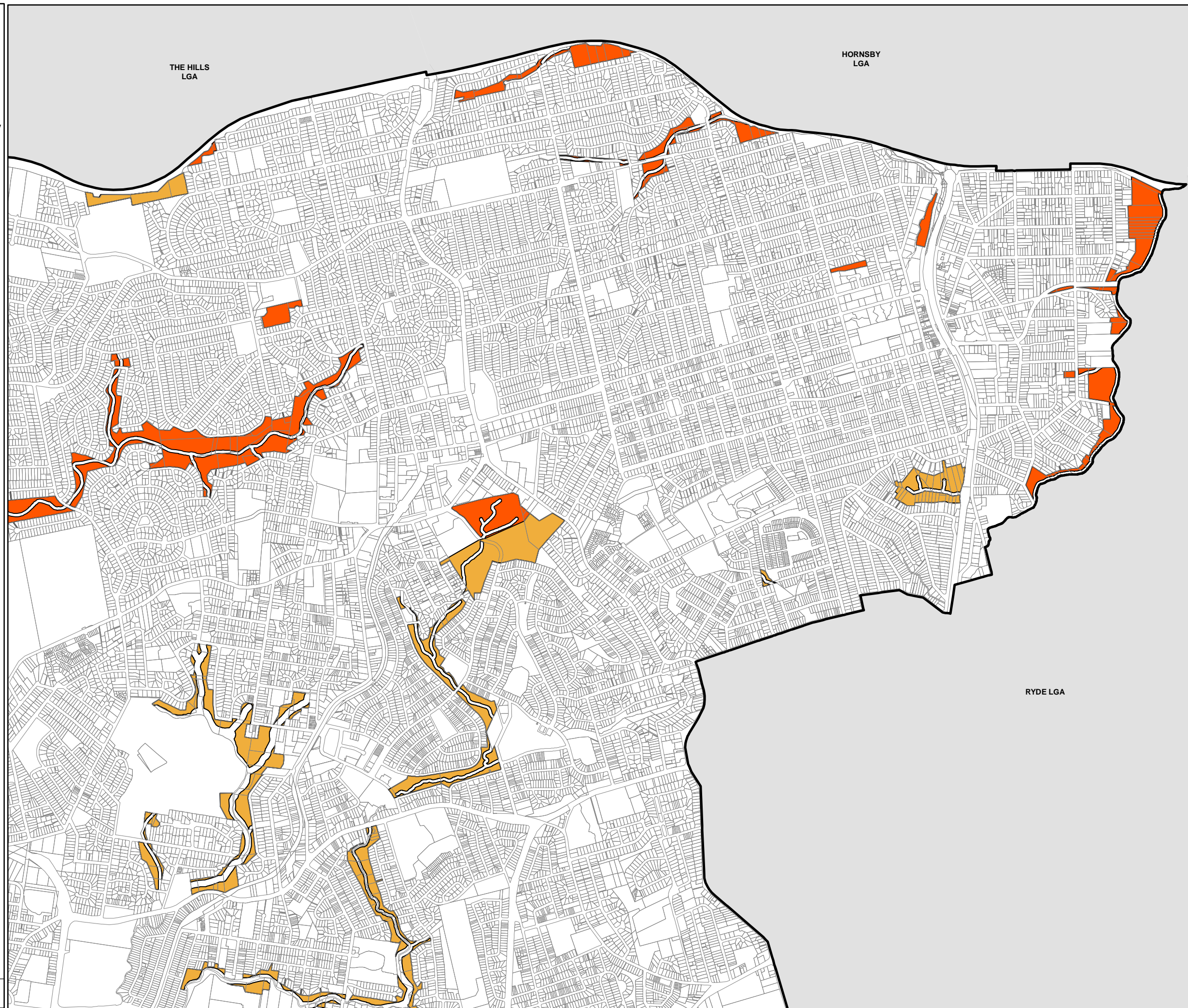


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1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_LZN-E2_003_022_20190817



THE HILLS
LGA

HORNSBY
LGA



RYDE LGA





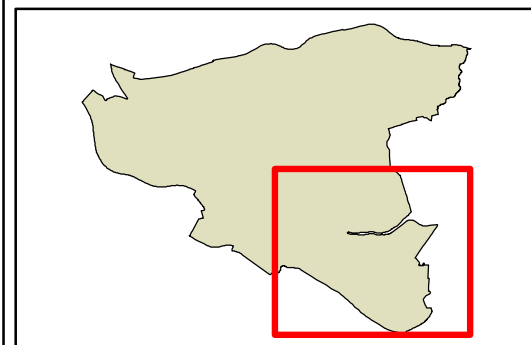
Parramatta Local Environmental Plan

Maps relating to Item 1 in Part 4
Various public bushland sites currently
subject to Hornsby LEP 2013, The
Hills LEP 2012 and Parramatta LEP
2011 — Amend the Land Zoning Map
and Lot Size Map
Map 4 of 4

Land Zones

-  Existing E2 zone
-  Proposed E2 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

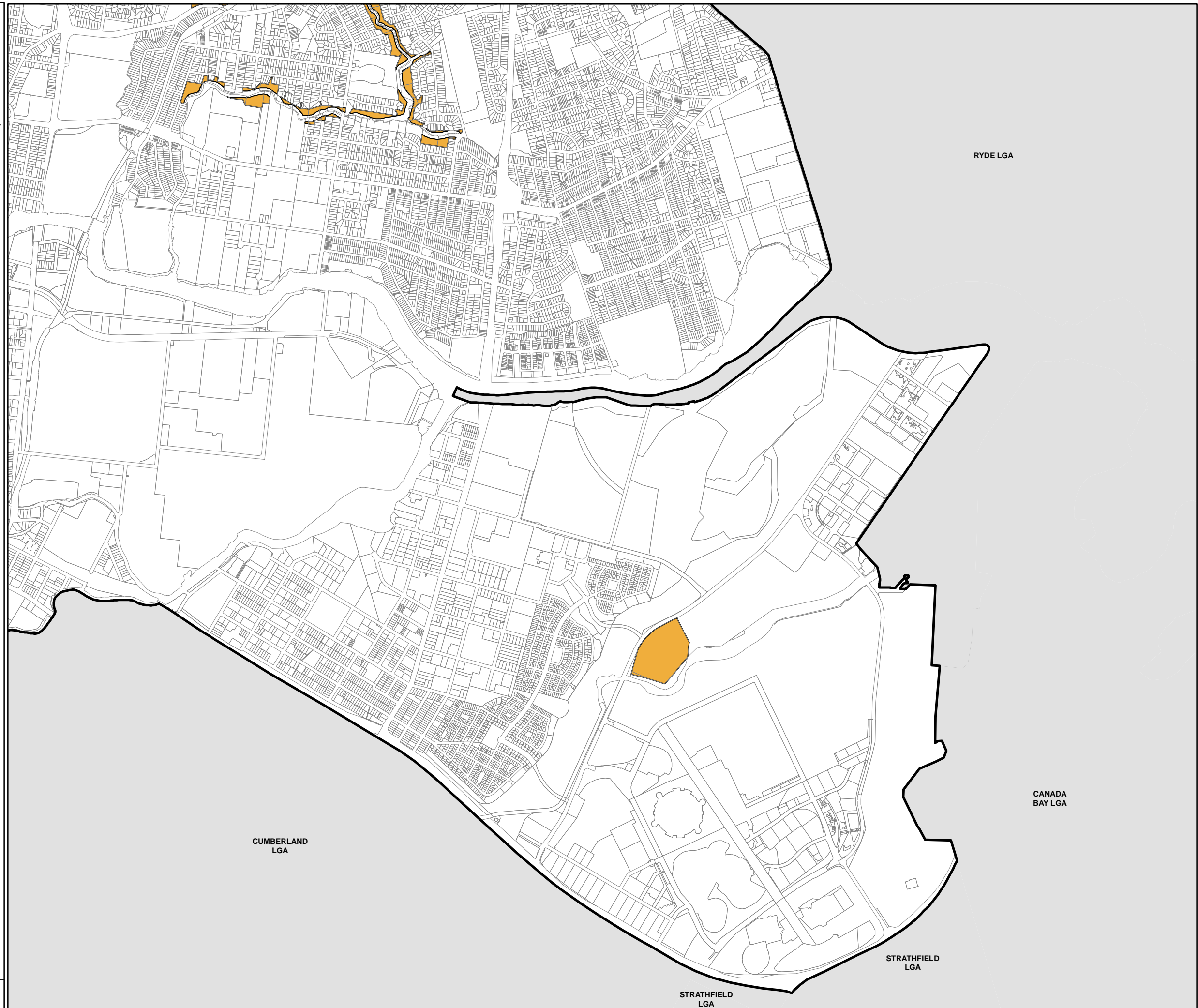


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Projection GDA 1994
MGA Zone 56

Map identification number
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Parramatta Local Environmental Plan

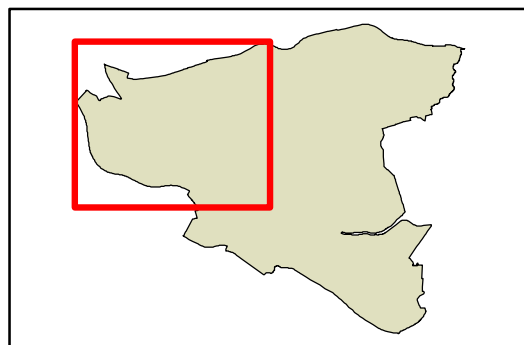
Maps relating to Item 5 in Part 4:
Various waterway sites currently
subject to The Hills LEP 2012 and
Hornsby LEP 2013 — Amend the
Land Zoning Map, Height of Buildings
Map and Lot Size Map

Map 1 of 4

Land Zones

-  Existing W1 zone
-  Proposed W1 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

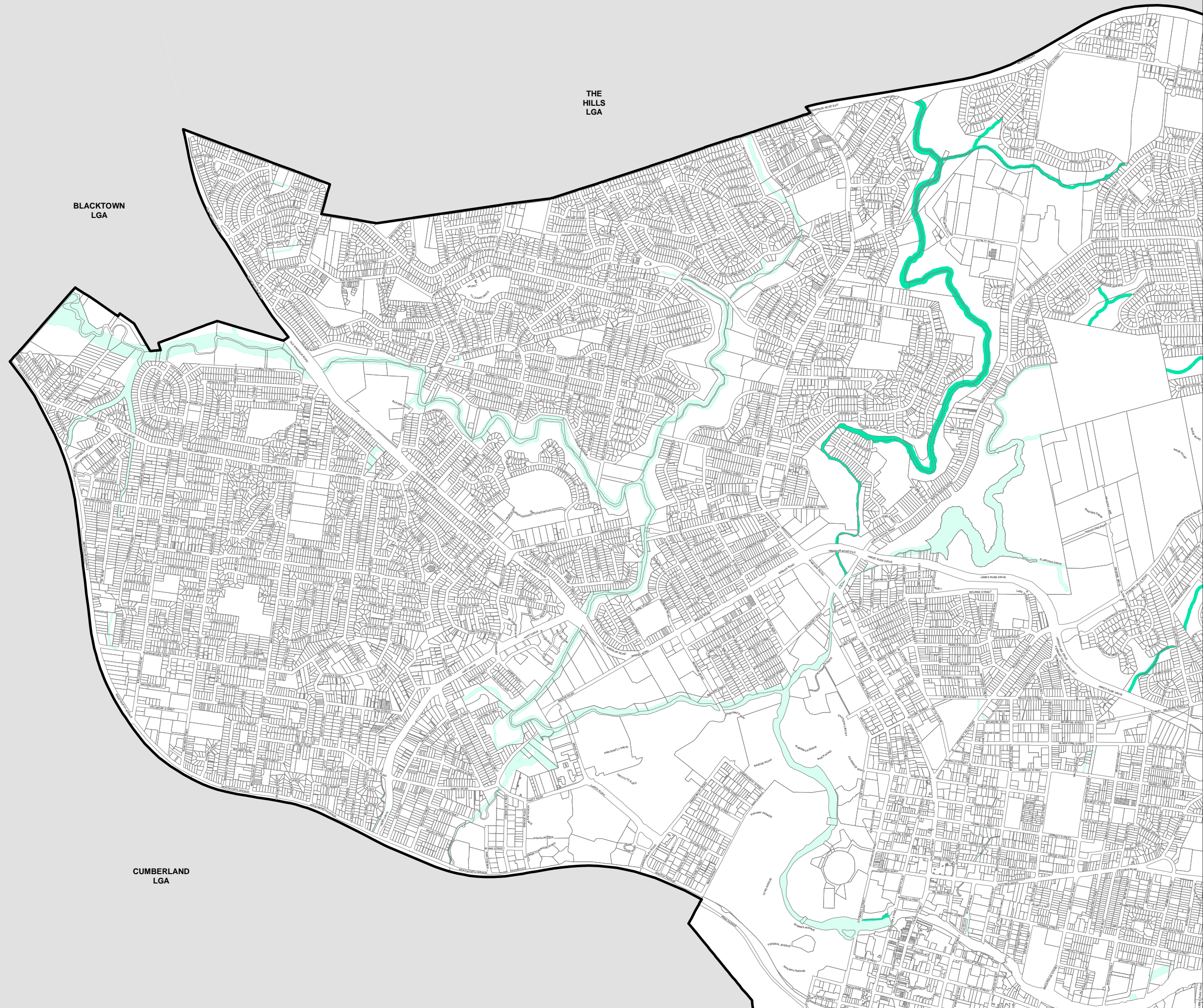


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Projection GDA 1994
MGA Zone 56

Map identification number
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







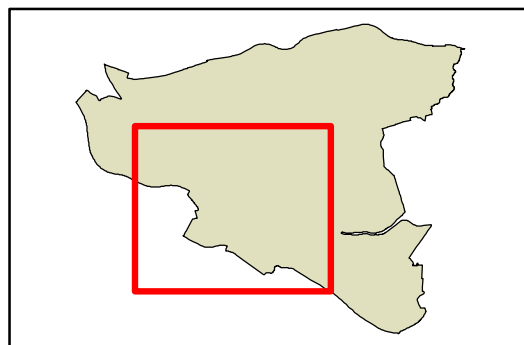
Parramatta Local Environmental Plan

Maps relating to Item 5 in Part 4:
Various waterway sites currently
subject to The Hills LEP 2012 and
Hornsby LEP 2013 — Amend the
Land Zoning Map, Height of Buildings
Map and Lot Size Map
Map 2 of 4

Land Zones

-  Existing W1 zone
-  Proposed W1 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

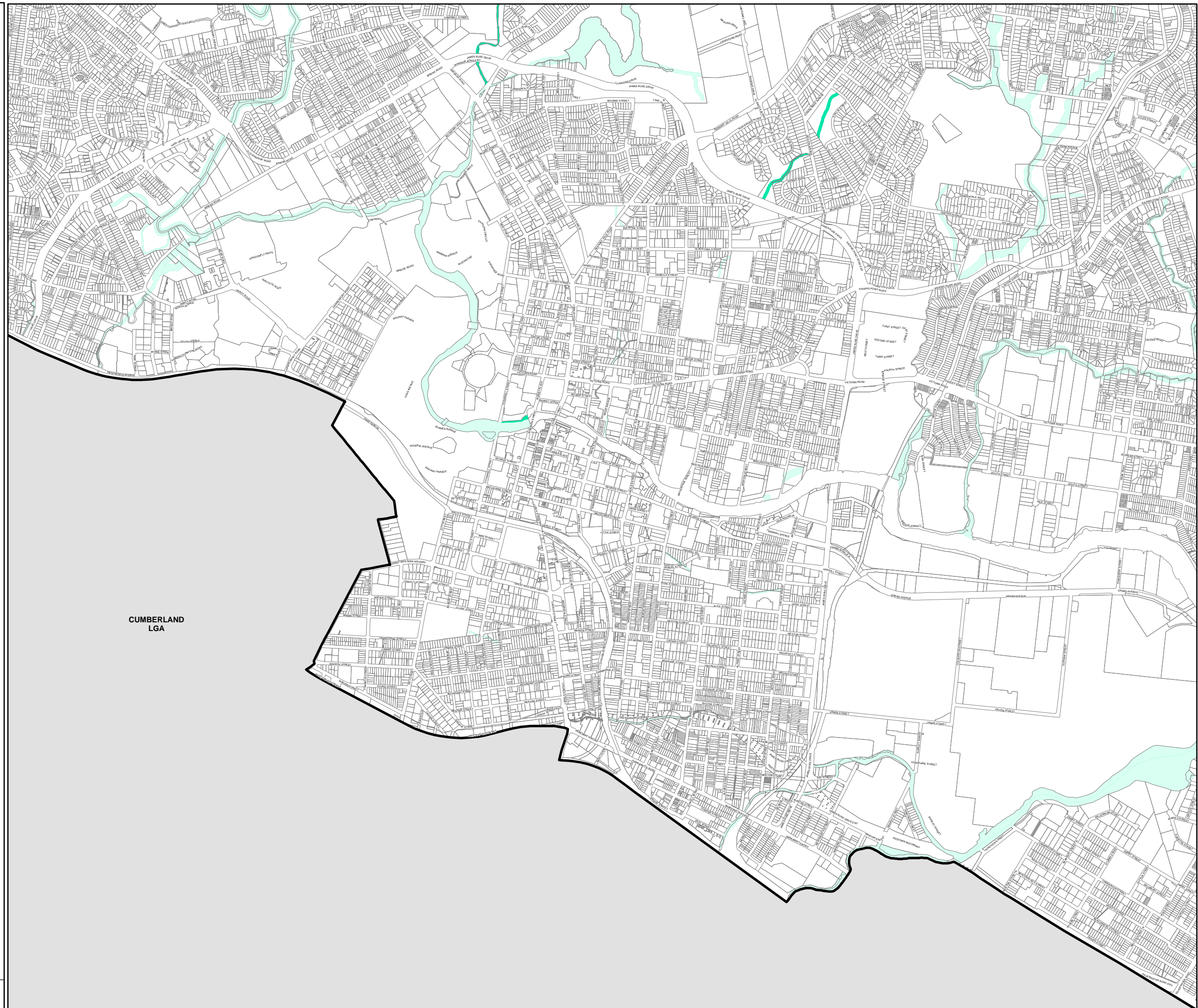


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Projection GDA 1994
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Parramatta Local Environmental Plan

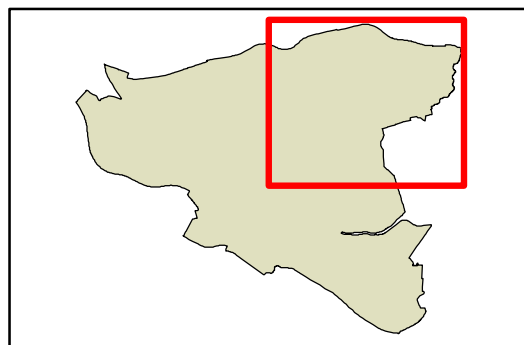
Maps relating to Item 5 in Part 4:
Various waterway sites currently
subject to The Hills LEP 2012 and
Hornsby LEP 2013 — Amend the
Land Zoning Map, Height of Buildings
Map and Lot Size Map

Map 3 of 4

Land Zones

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-  Proposed W1 zone

-  Cadastre Lot Boundaries
-  LGA Boundary

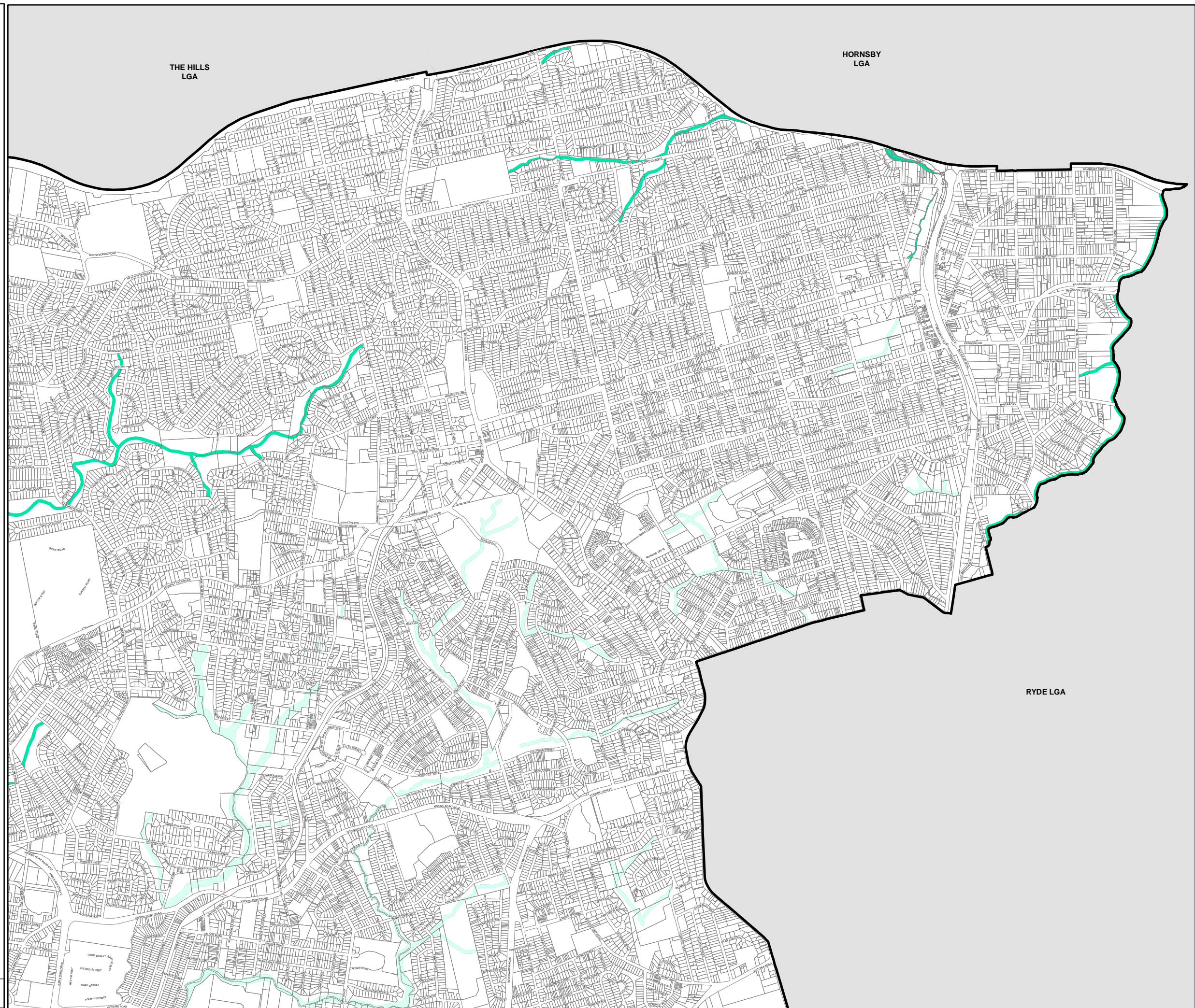


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MGA Zone 56

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Parramatta Local Environmental Plan

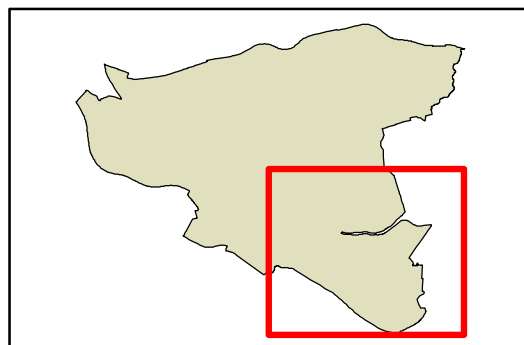
Maps relating to Item 5 in Part 4:
Various waterway sites currently
subject to The Hills LEP 2012 and
Hornsby LEP 2013 — Amend the
Land Zoning Map, Height of Buildings
Map and Lot Size Map

Map 4 of 4

Land Zones

-  Existing W1 zone
-  Proposed W1 zone

-  Cadastre Lot Boundaries
-  LGA Boundary



0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_LZN-W1_004_022_20190817









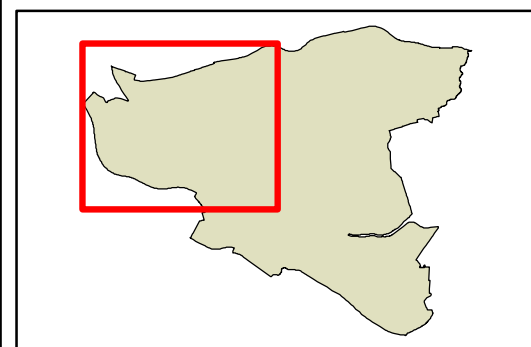
Parramatta Local Environmental Plan

Maps relating to Item 17 in Part 4:
Classified Roads — Certain land currently subject to The Hills LEP 2012 — Amend the Land Zoning Map, Height of Buildings Map and Lot Size Map

Map 1 of 4

-  Existing land zoned SP2 Infrastructure (Classified Road) to be retained, unchanged
-  New land proposed to be zoned SP2 Infrastructure (Classified Road)

-  Cadastre Lot Boundaries
-  LGA Boundary

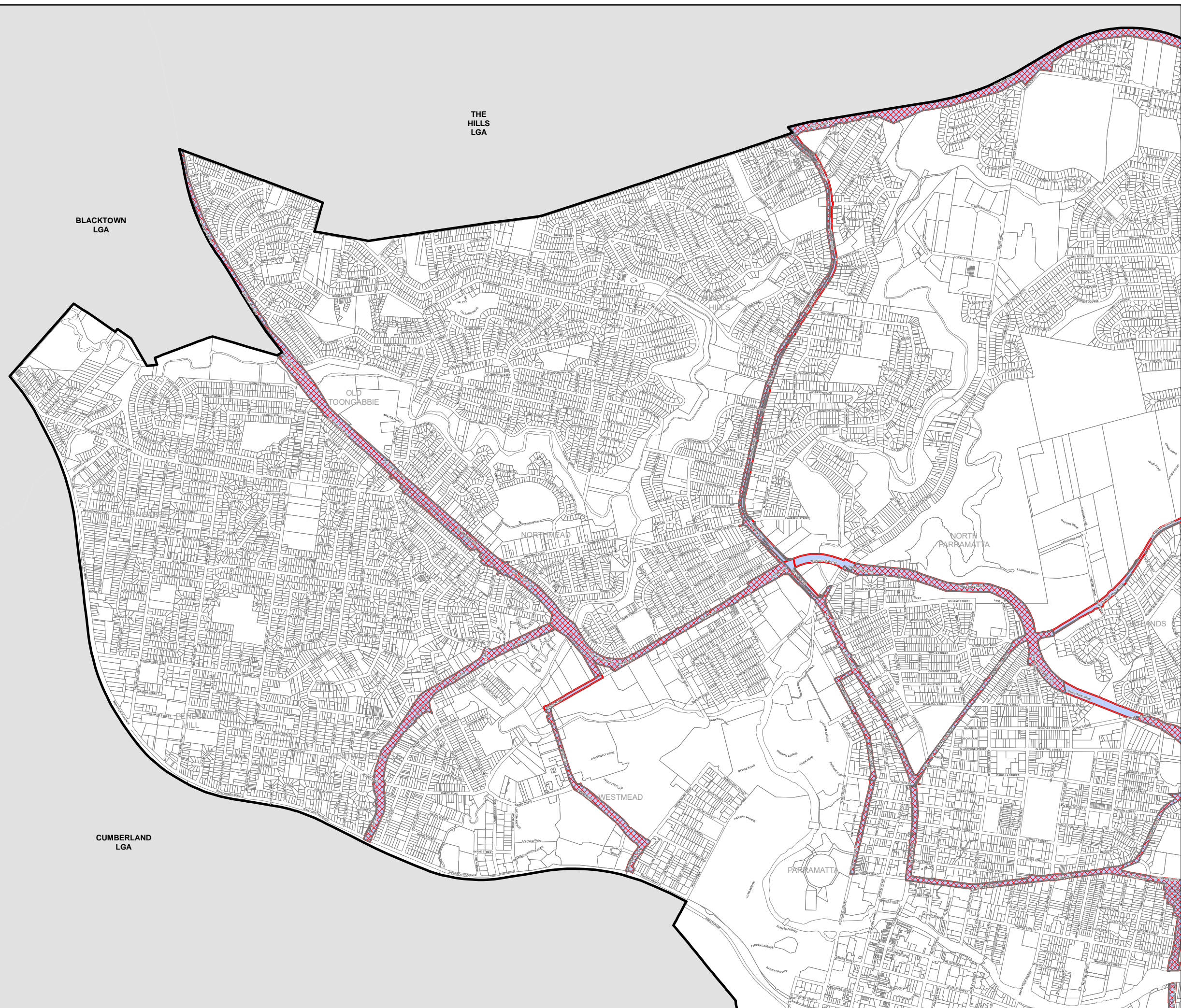


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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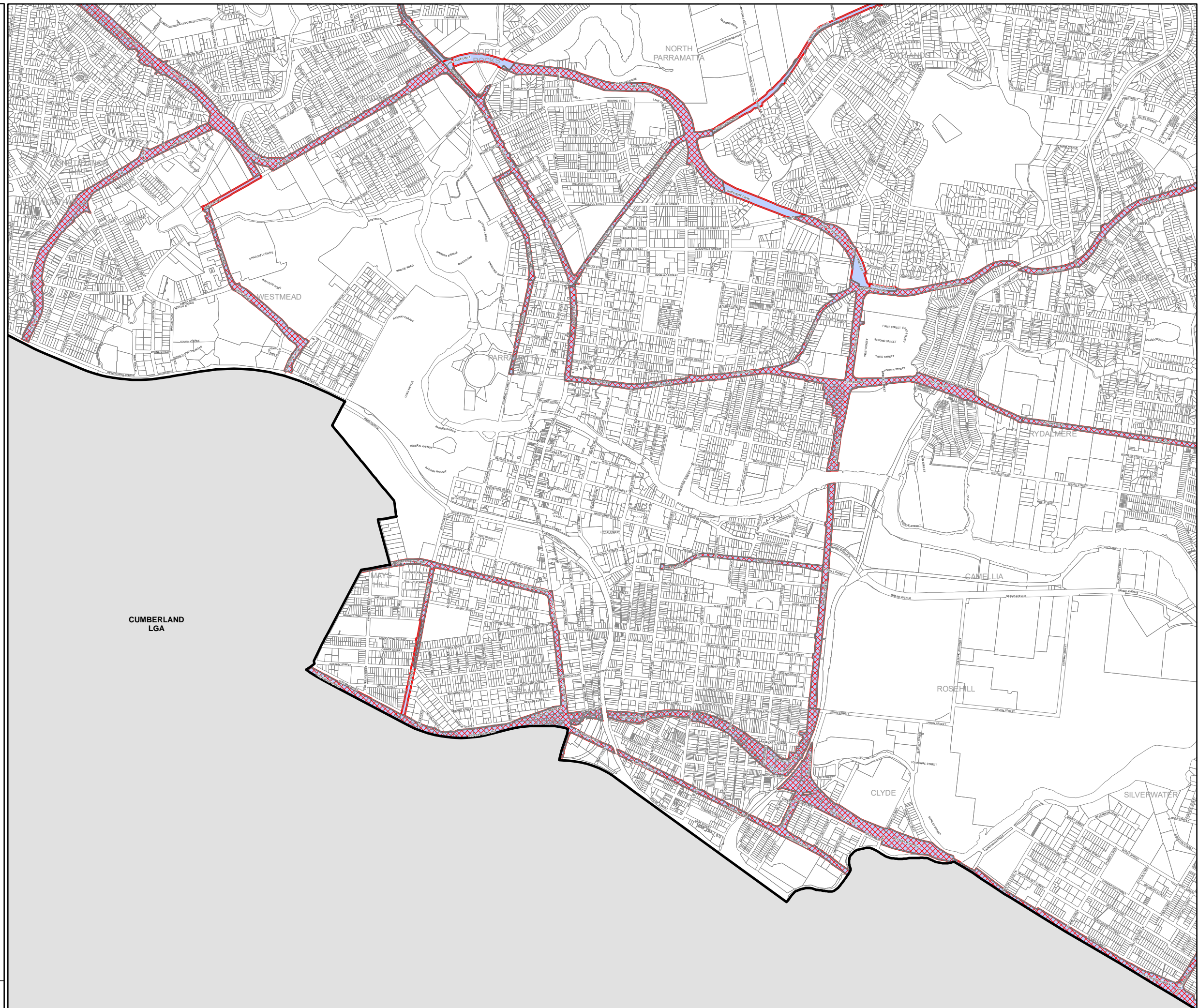




Parramatta Local Environmental Plan

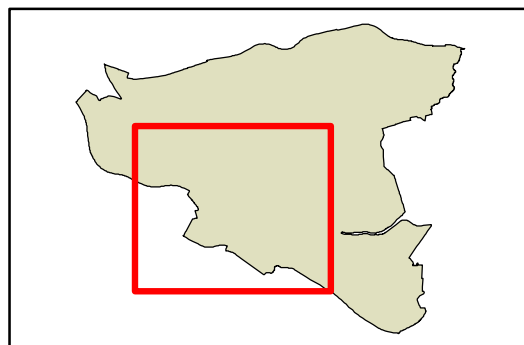
Maps relating to Item 17 in Part 4:
Classified Roads — Certain land currently subject to The Hills LEP 2012 — Amend the Land Zoning Map, Height of Buildings Map and Lot Size Map

Map 2 of 4

-  Existing land zoned SP2 Infrastructure (Classified Road) to be retained, unchanged
-  New land proposed to be zoned SP2 Infrastructure (Classified Road)



-  Cadastre Lot Boundaries
-  LGA Boundary



0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56



Map identification number
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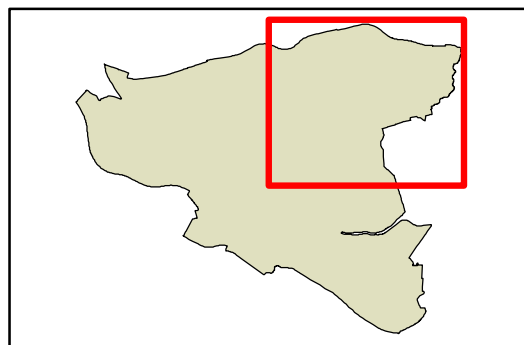
Parramatta Local Environmental Plan

Maps relating to Item 17 in Part 4:
Classified Roads — Certain land currently subject to The Hills LEP 2012 — Amend the Land Zoning Map, Height of Buildings Map and Lot Size Map

Map 3 of 4

-  Existing land zoned SP2 Infrastructure (Classified Road) to be retained, unchanged
-  New land proposed to be zoned SP2 Infrastructure (Classified Road)

-  Cadastre Lot Boundaries
-  LGA Boundary

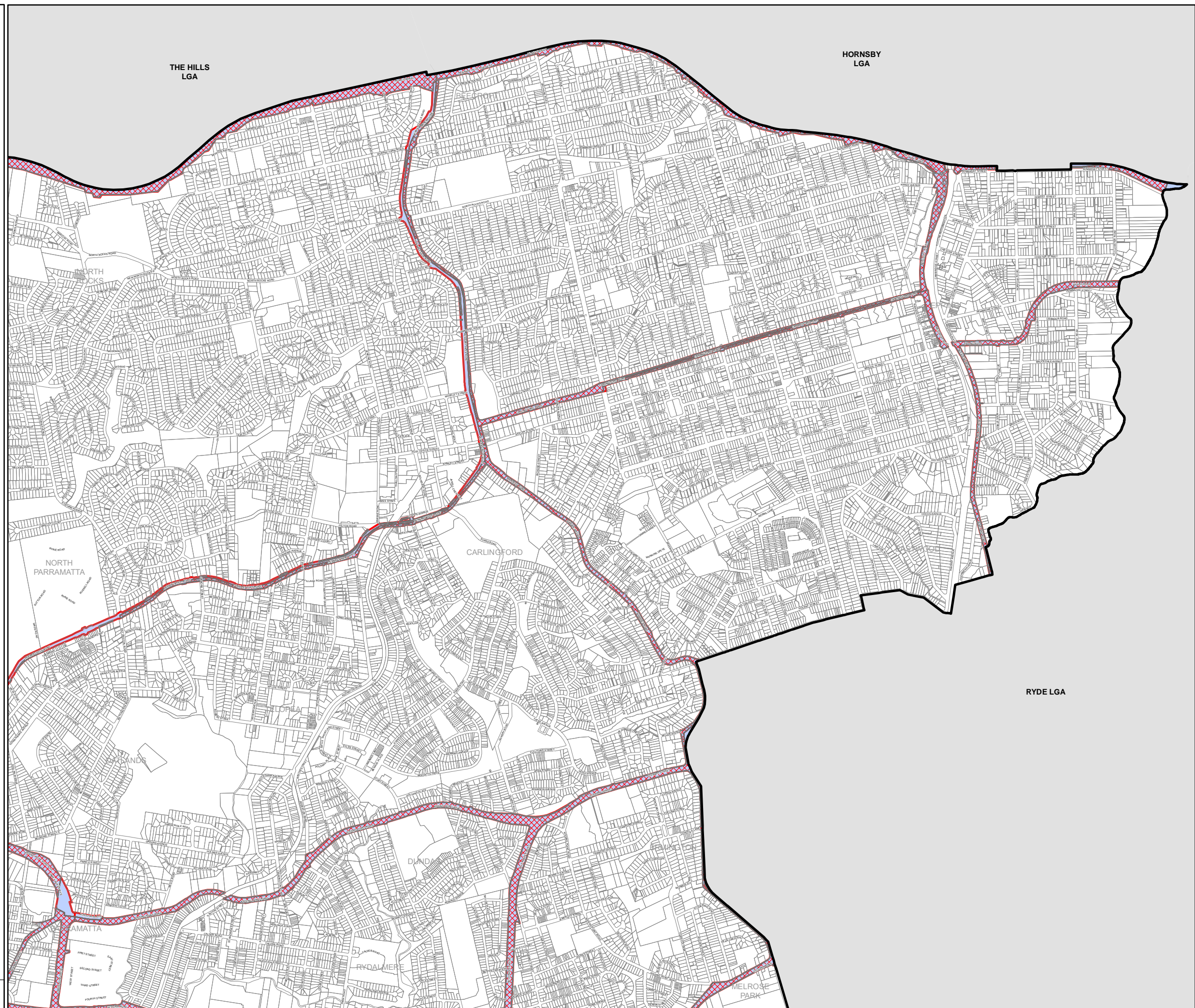


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_LZN-CLR_003_022_20190817







Parramatta Local Environmental Plan

Maps relating to Item 17 in Part 4:
Classified Roads — Certain land currently subject to The Hills LEP 2012 — Amend the Land Zoning Map, Height of Buildings Map and Lot Size Map

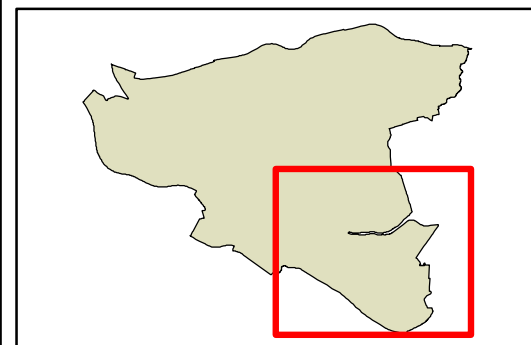
Map 4 of 4

 Existing land zoned SP2 Infrastructure (Classified Road) to be retained, unchanged

 New land proposed to be zoned SP2 Infrastructure (Classified Road)

 Cadastre Lot Boundaries

 LGA Boundary

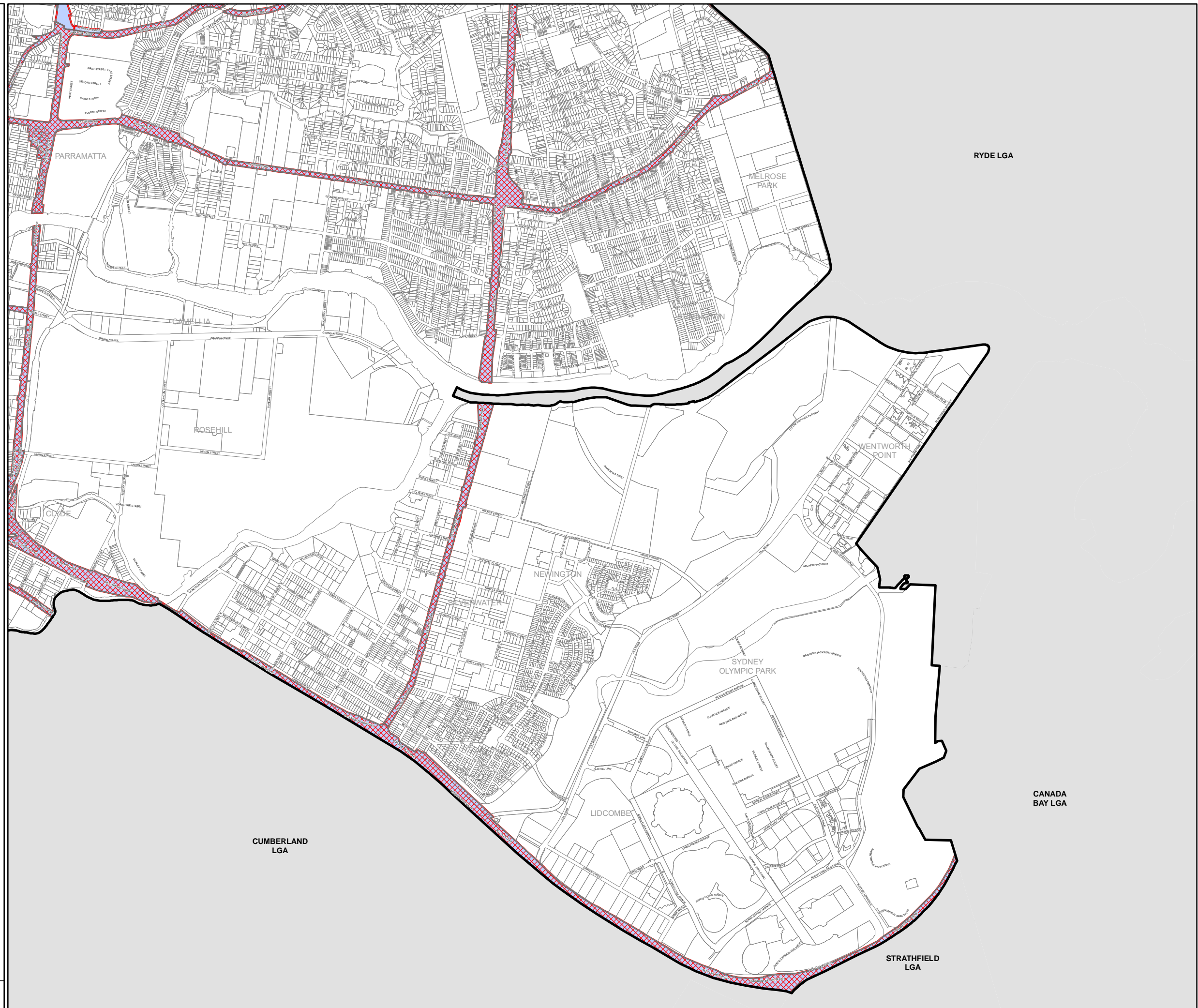


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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Parramatta Local Environmental Plan

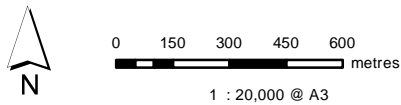
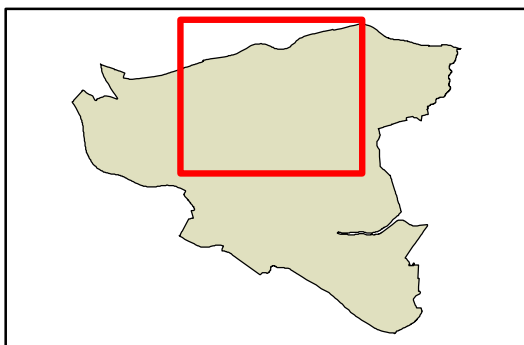
Maps relating to Item 18 in Part 4:
All land zoned R2 Low Density Residential and currently subject to Hornsby LEP 2013 or Parramatta (former The Hills) LEP 2012 - Amend the Floor Space Ratio Map

Map 1 of 2

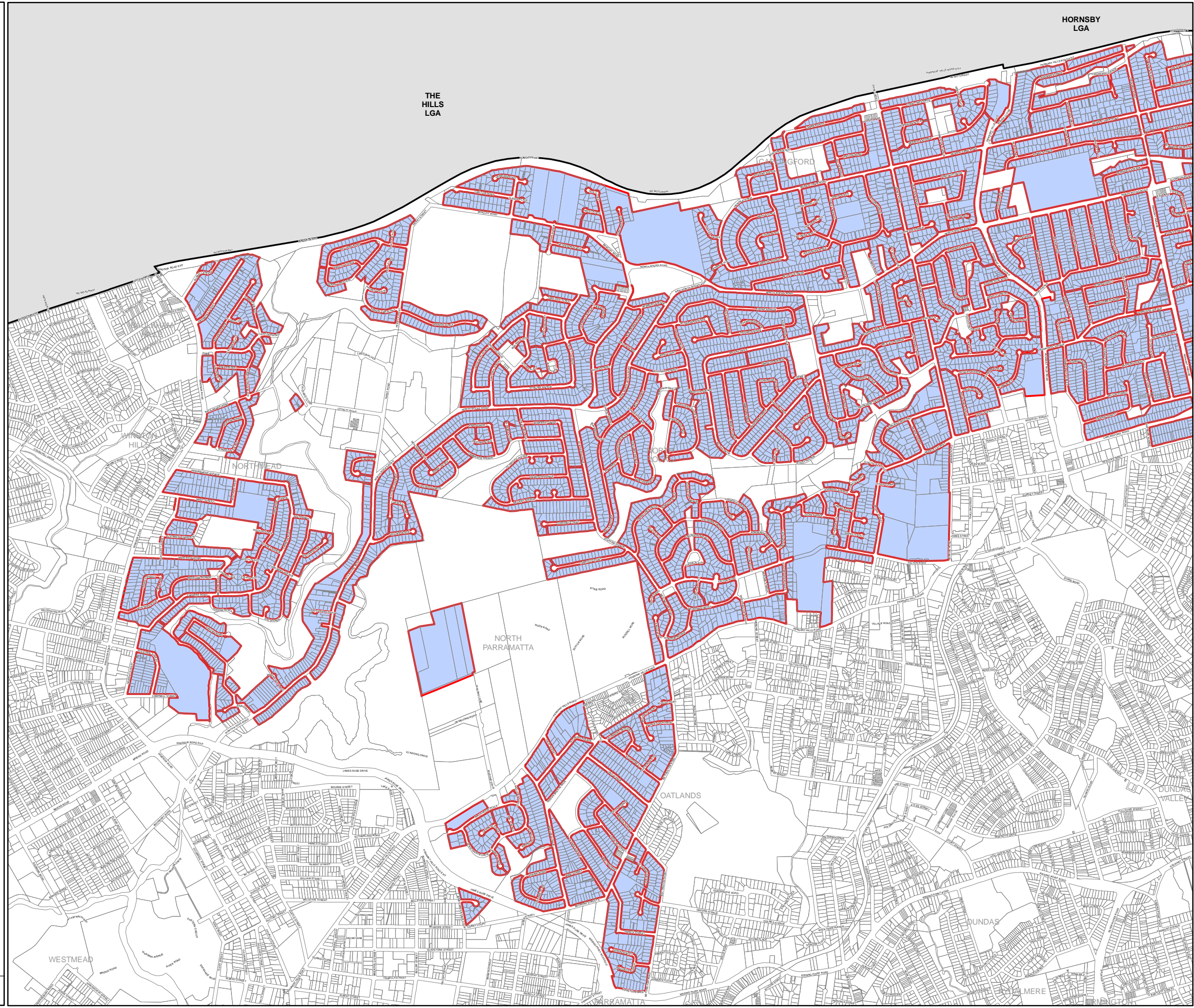
 Land proposed to have a Floor Space Ratio of 0.5:1 applied

Note:
As part of the Epping Planning Review, Council is progressing a separate site-specific planning proposal for land at 1-7 and 2-8 Rosebank Avenue, Epping, which is proposing to amend the zoning, height and floor space ratio controls for these sites. Should the site-specific Local Environmental Plan (LEP) amendment be made before the finalisation of the consolidated LEP, the LEP provisions will be updated accordingly and carried over into the consolidated LEP.

 Cadastre Lot Boundaries
 LGA Boundary




Projection GDA 1994
MGA Zone 56
Map identification number
6250_COM_FSR-0.5_001_020_20191209







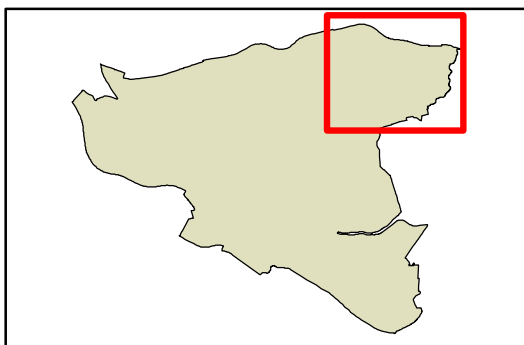
Parramatta Local Environmental Plan

Maps relating to Item 18 in Part 4:
All land zoned R2 Low Density Residential and currently subject to Hornsby LEP 2013 or Parramatta (former The Hills) LEP 2012 - Amend the Floor Space Ratio Map
Map 2 of 2

 Land proposed to have a Floor Space Ratio of 0.5:1 applied

Note:
As part of the Epping Planning Review, Council is progressing a separate site-specific planning proposal for land at 1-7 and 2-8 Rosebank Avenue, Epping, which is proposing to amend the zoning, height and floor space ratio controls for these sites. Should the site-specific Local Environmental Plan (LEP) amendment be made before the finalisation of the consolidated LEP, the LEP provisions will be updated accordingly and carried over into the consolidated LEP.

 Cadastre Lot Boundaries
 LGA Boundary

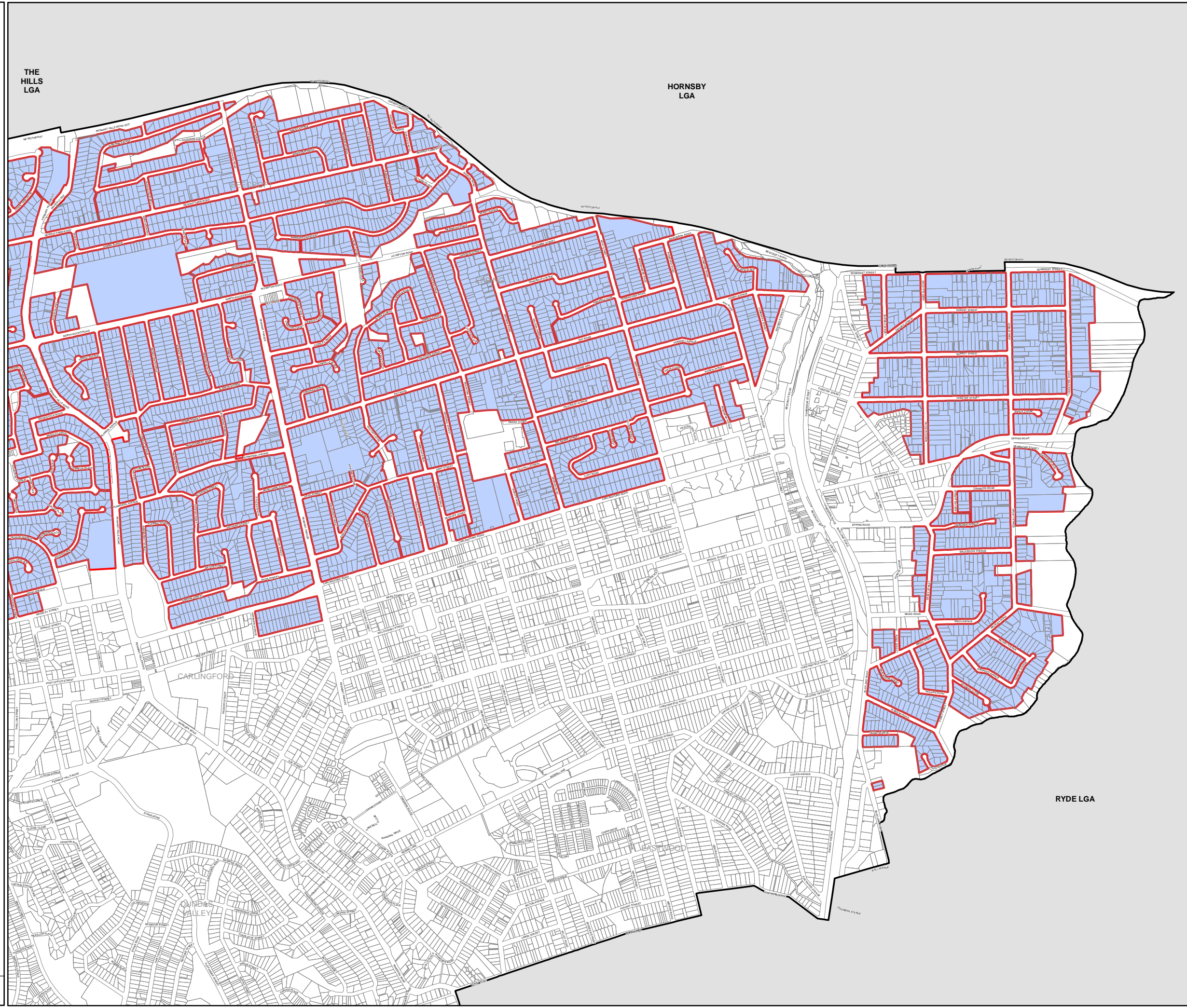


0 150 300 450 600 metres

1 : 15,000 @ A3

Projection GDA 1994
MGA Zone 56


Map identification number
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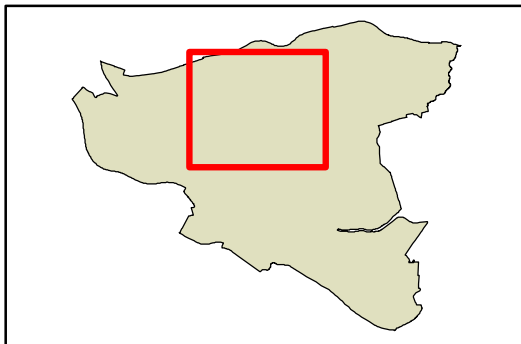


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Map relating to Item 21 in Part 4:
Land zoned R3 Medium Density Residential currently subject to Parramatta (Former The Hills) LEP 2012 - Amend the Floor Space Ratio Map and Height of Buildings Map

 Land proposed to have a Floor Space Ratio of 0.6:1 and height limit of 11 metres applied

 Cadastre Lot Boundaries
 LGA Boundary

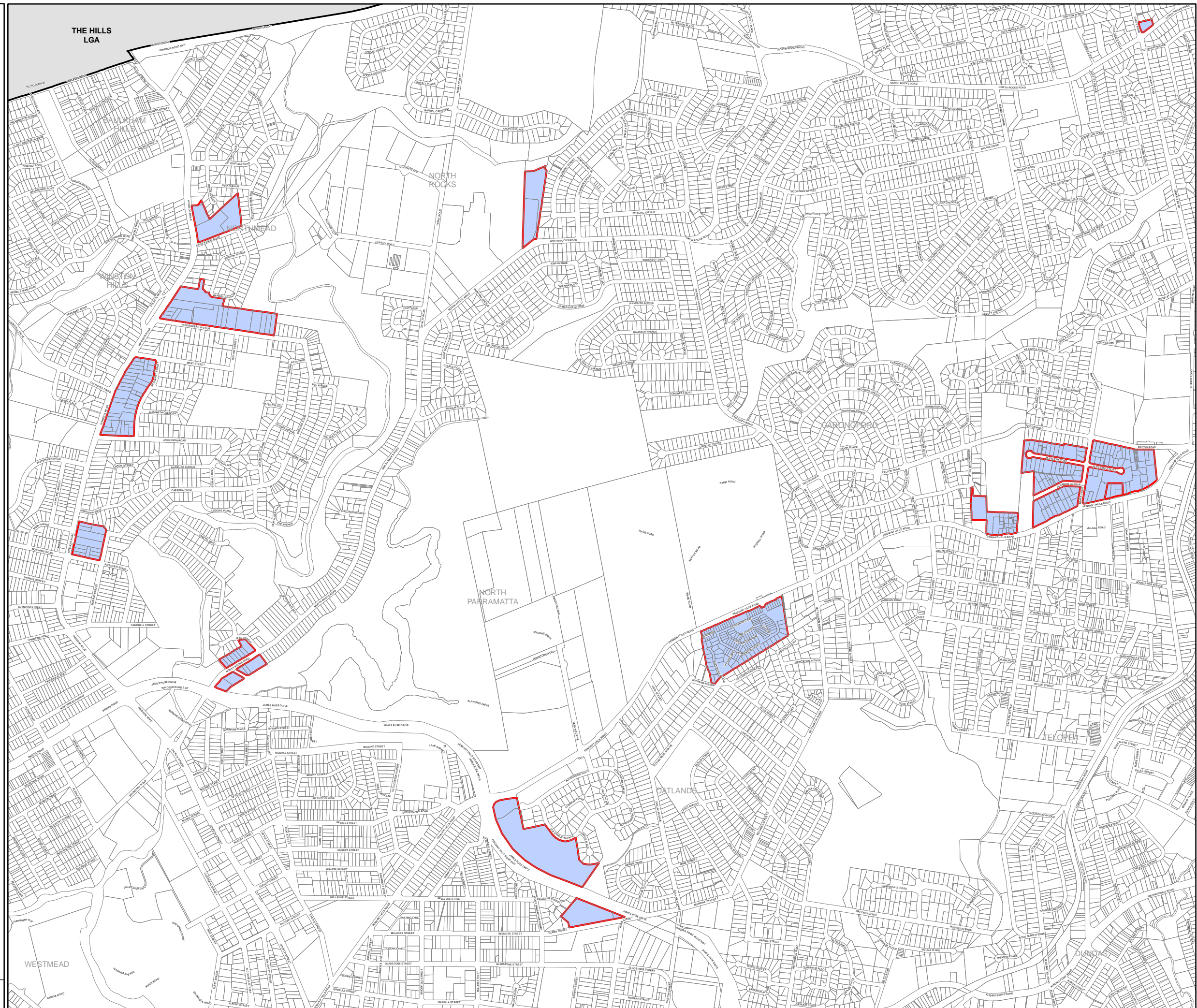


0 150 300 450 600 metres

1 : 15,000 @ A3

Projection GDA 1994
MGA Zone 56


Map identification number
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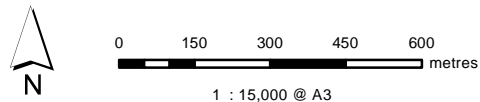
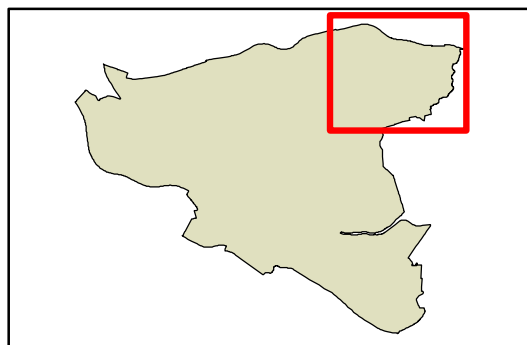
Parramatta Local Environmental Plan

Map relating to Item 35 in Part 4: Land zoned R2 Low Density Residential currently subject to Hornsby LEP 2013 - Amend the Height of Buildings Map

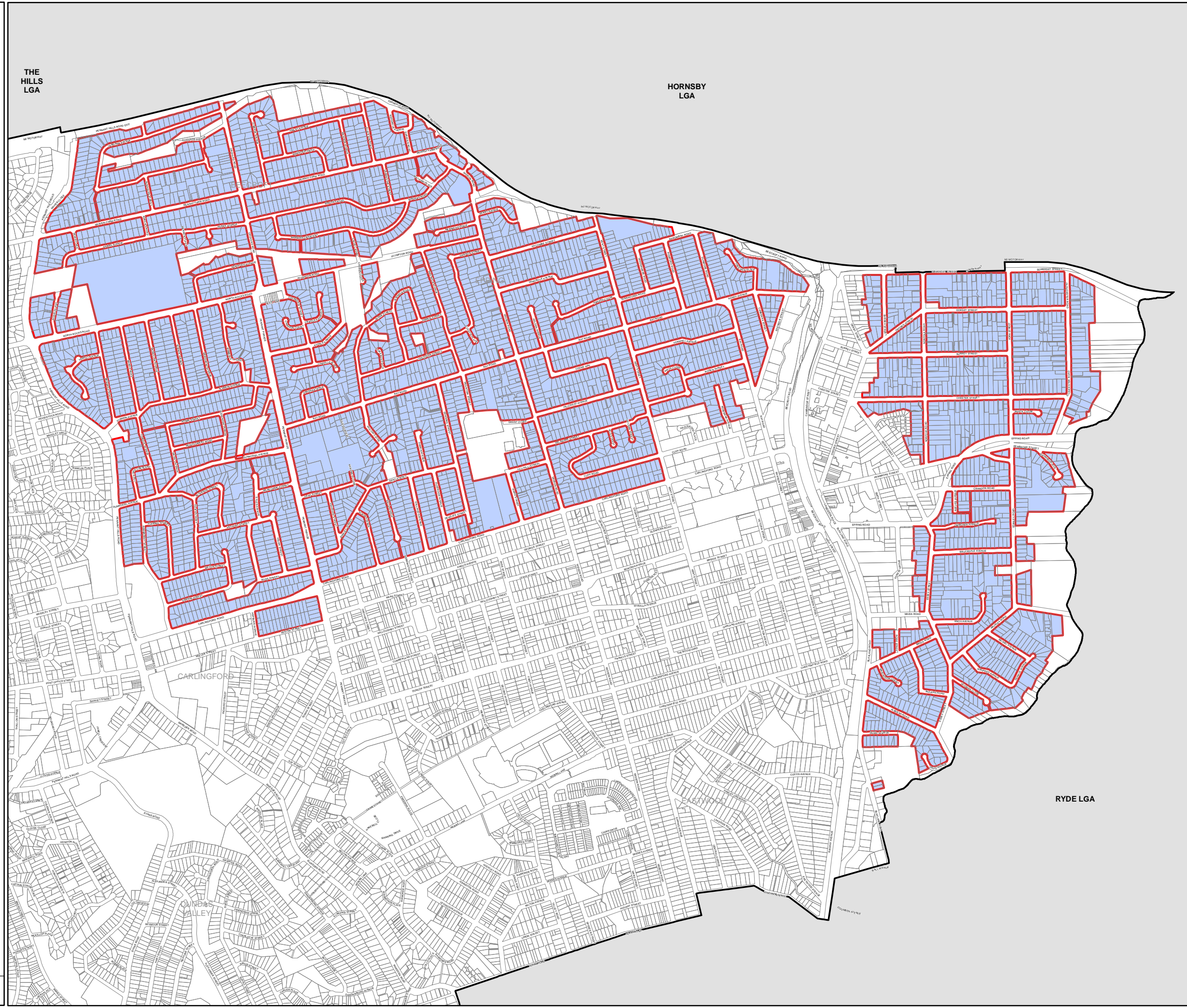
 Land proposed to have the Maximum Building Height amended to 9m

Note:
As part of the Epping Planning Review, Council is progressing a separate site-specific planning proposal for land at 1-7 and 2-8 Rosebank Avenue, Epping, which is proposing to amend the zoning, height and floor space ratio controls for these sites. Should the site-specific Local Environmental Plan (LEP) amendment be made before the finalisation of the consolidated LEP, the LEP provisions will be updated accordingly and carried over into the consolidated LEP.

 Cadastre Lot Boundaries
 LGA Boundary



Projection GDA 1994
MGA Zone 56
Map identification number
6250_COM_HOB-9_015_20191209








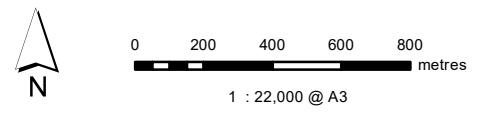
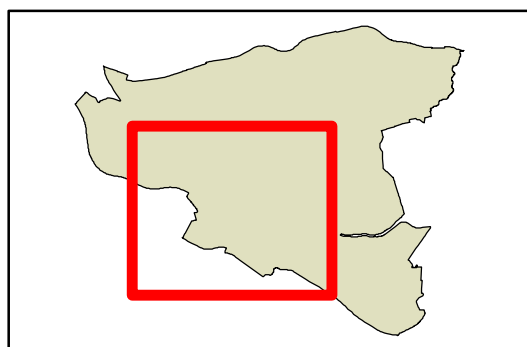
Parramatta Local Environmental Plan

Maps relating to Item 39A in Part 4:
Certain land currently zoned Residential and subject to Auburn LEP 2010, Holroyd LEP 2013 and Hornsby LEP 2013 — Amend the Lot Size Map

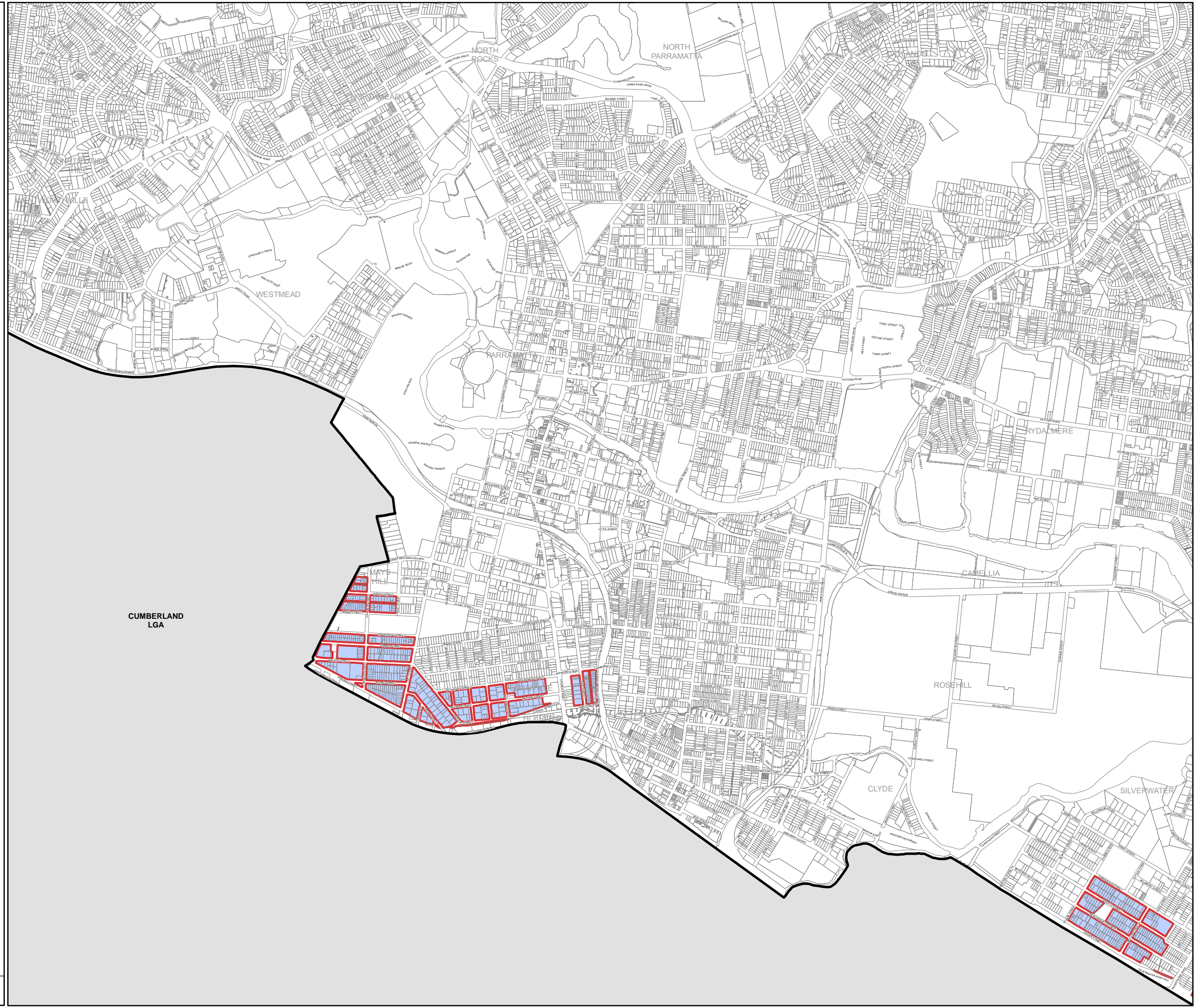
Page 1 of 3

 Land proposed to have Minimum Lot Size amended to 550 m²

 Cadastre Lot Boundaries
 LGA Boundary



Projection GDA 1994
MGA Zone 56
Map identification number
6250_COM_LSZ_001_022_20191202








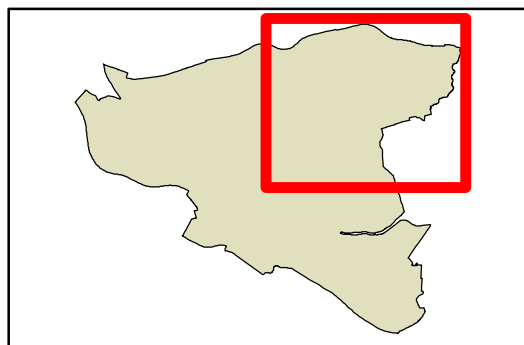
Parramatta Local Environmental Plan

Maps relating to Item 39A in Part 4:
Certain land currently zoned Residential and subject to Auburn LEP 2010, Holroyd LEP 2013 and Hornsby LEP 2013 — Amend the Lot Size Map

Page 2 of 3

 Land proposed to have Minimum Lot Size amended to 550 m²

 Cadastre Lot Boundaries
 LGA Boundary

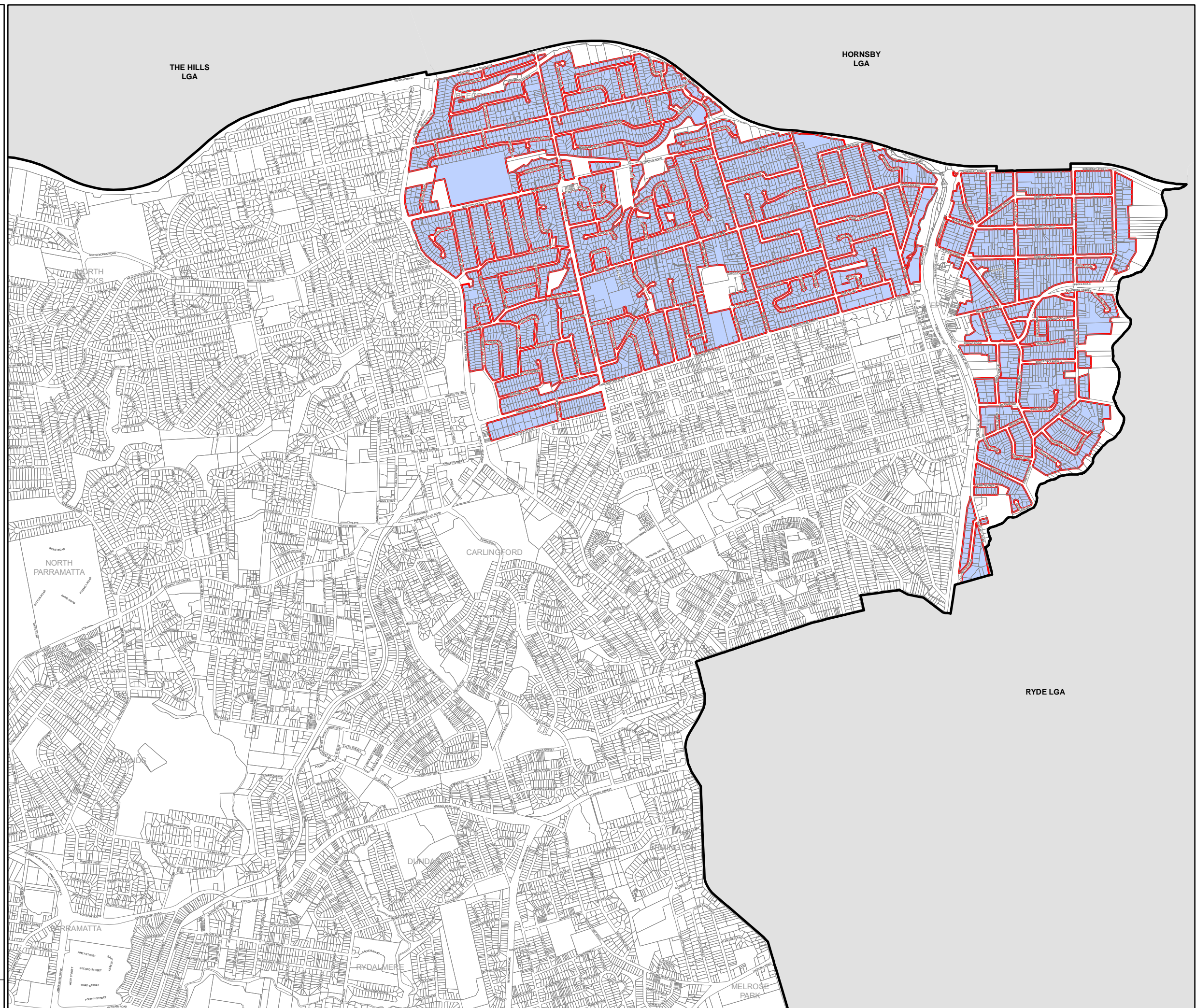


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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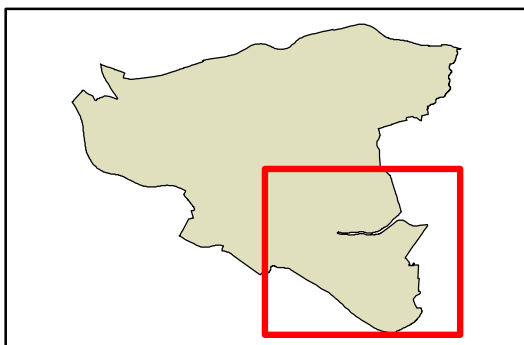
Parramatta Local Environmental Plan

Maps relating to Item 39A in Part 4:
Certain land currently zoned
Residential and subject to Auburn
LEP 2010, Holroyd LEP 2013 and
Hornsby LEP 2013 — Amend the
Lot Size Map

Page 3 of 3

 Land proposed to have Minimum Lot Size
amended to 550 m²

 Cadastre Lot Boundaries
 LGA Boundary

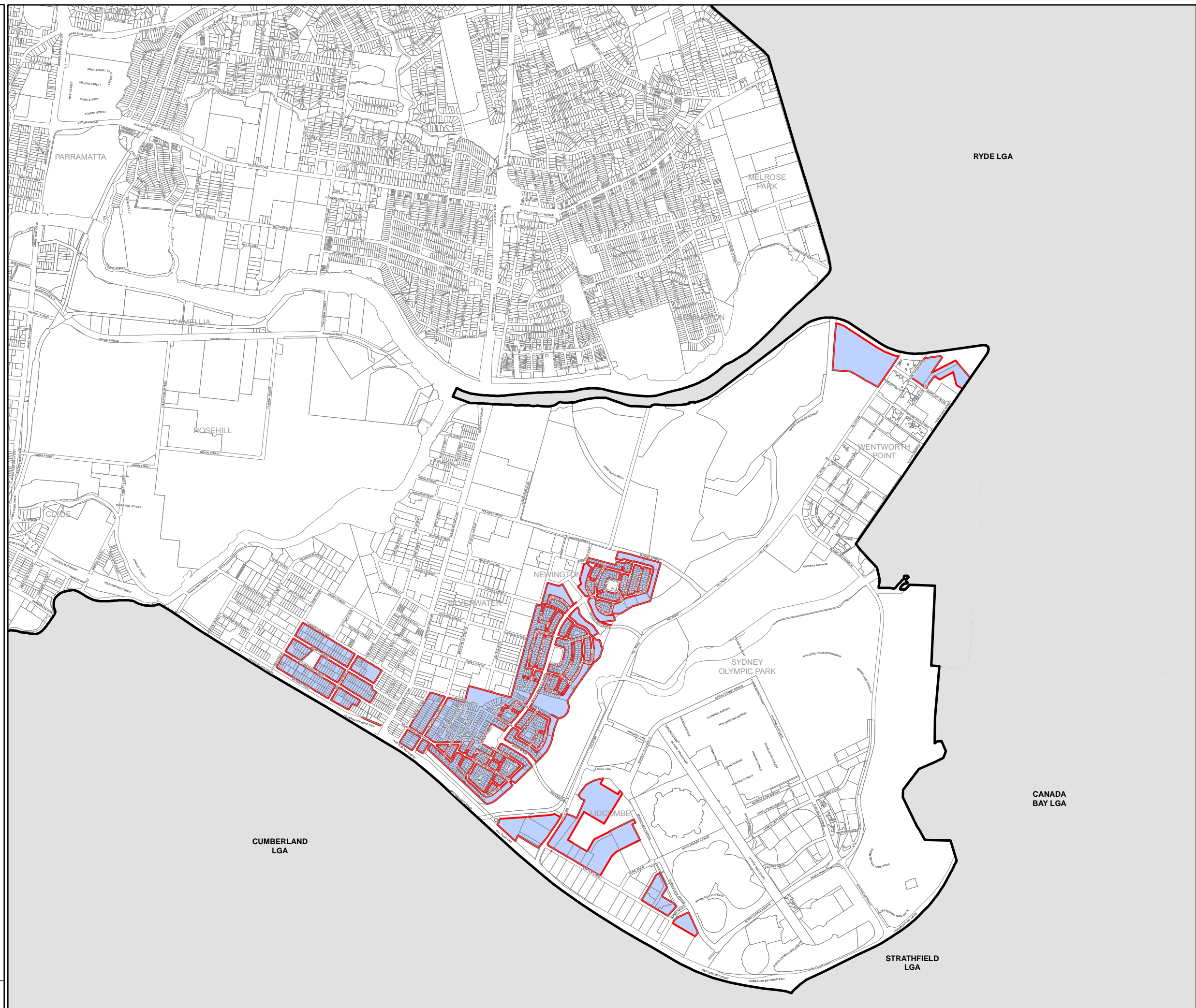


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1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56


Map identification number
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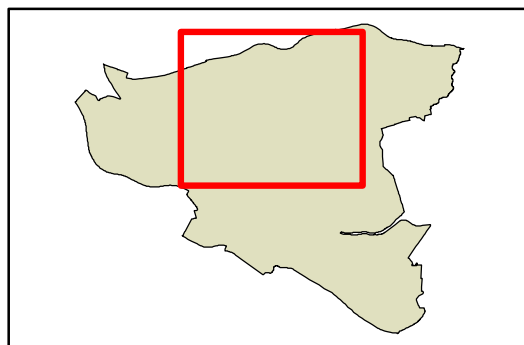


Parramatta Local Environmental Plan

Map relating to Item 39B in Part 4:
Land zoned R3 Medium Density Residential and R4 High Density Residential and currently subject to Parramatta (Former The Hills LEP) 2012 — Amend the Lot Size Map

 Land proposed to have Minimum Lot Size amended to 550 m²

 Cadastre Lot Boundaries
 LGA Boundary

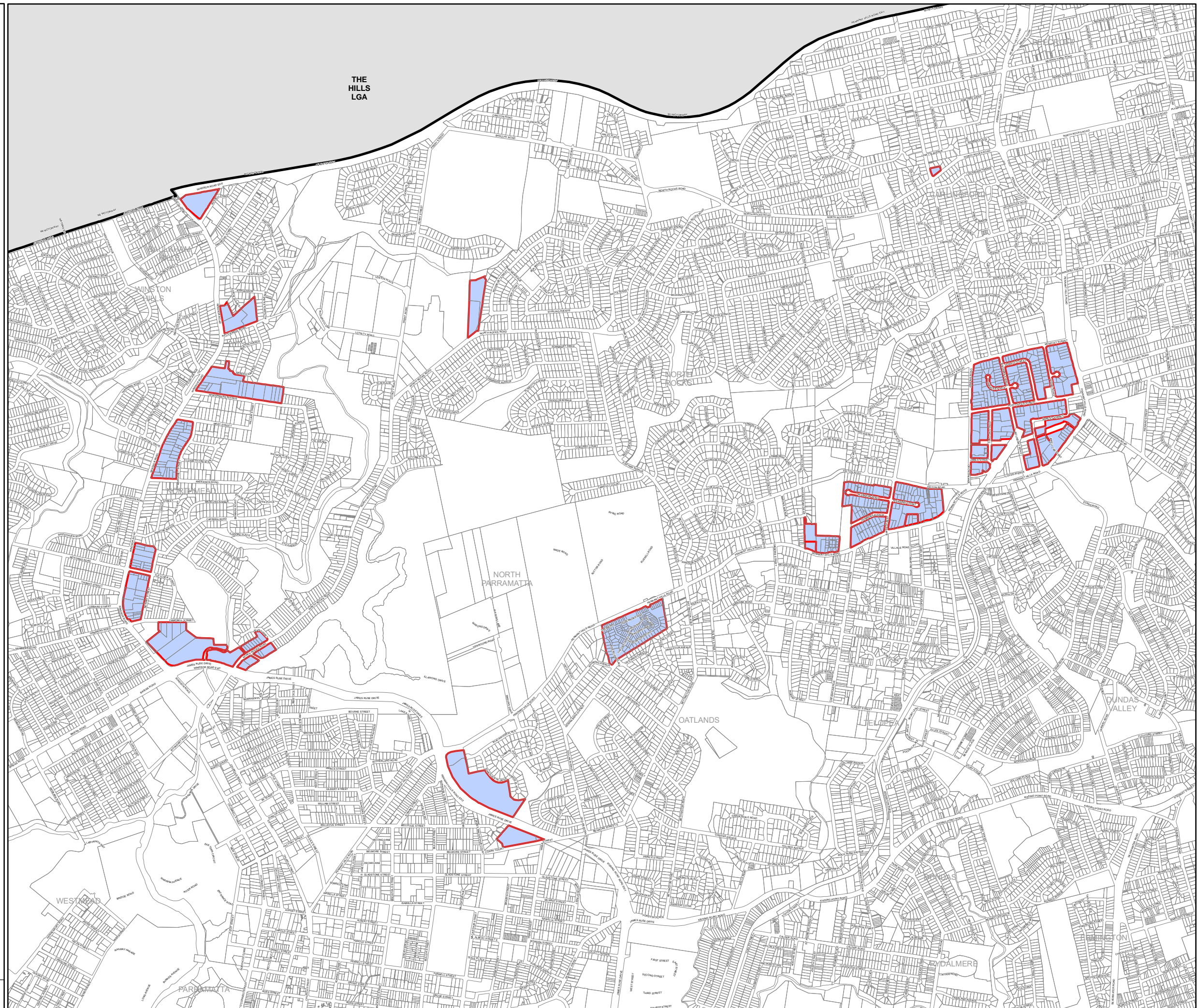


0 200 400 600 800 metres

1 : 20,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_LSZ_001_020_20191209



THE HILLS LGA

NORTH PARRAMATTA

OATLANDS

DUNDAS VALLEY

WESTMEAD

PARRAMATTA

RYDALMERE






WILSON





Parramatta Local Environmental Plan

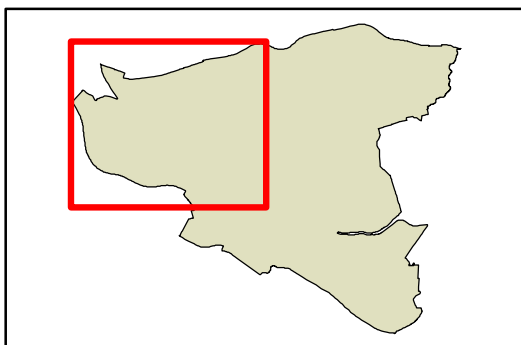
Maps relating to Item 46 in Part 4 Certain Land across the LGA — Dual Occupancy Prohibition Map

Map 1 of 4

-  Existing Dual Occupancy Prohibition Area to be retained in the consolidated LEP
-  Proposed Dual Occupancy Prohibition Area
-  Land where dual occupancies are currently prohibited under Hornsby LEP 2013 to be added to the proposed Dual Occupancy Prohibition Map
-  Land where subdivision of dual occupancies is currently prohibited under Parramatta (former The Hills) LEP 2012 to be added to the proposed Dual Occupancy Prohibition Map
-  Sites smaller than the proposed 600sqm minimum lot size which are proposed to be added to the Dual Occupancy Prohibition Map (i.e. dual occupancy development will be prohibited on these sites)

Note:
As part of the Epping Planning Review, Council is progressing a separate site-specific planning proposal to rezone land at 1-7 and 2-8 Rosebank Avenue, Epping (the 'Rosebank Ave' Planning Proposal) from R2 Low Density Residential to R4 High Density Residential. Should this Planning Proposal proceed, these sites will be removed from the Dual Occupancy Prohibition Map.

-  Cadastre Lot Boundaries
-  LGA Boundary

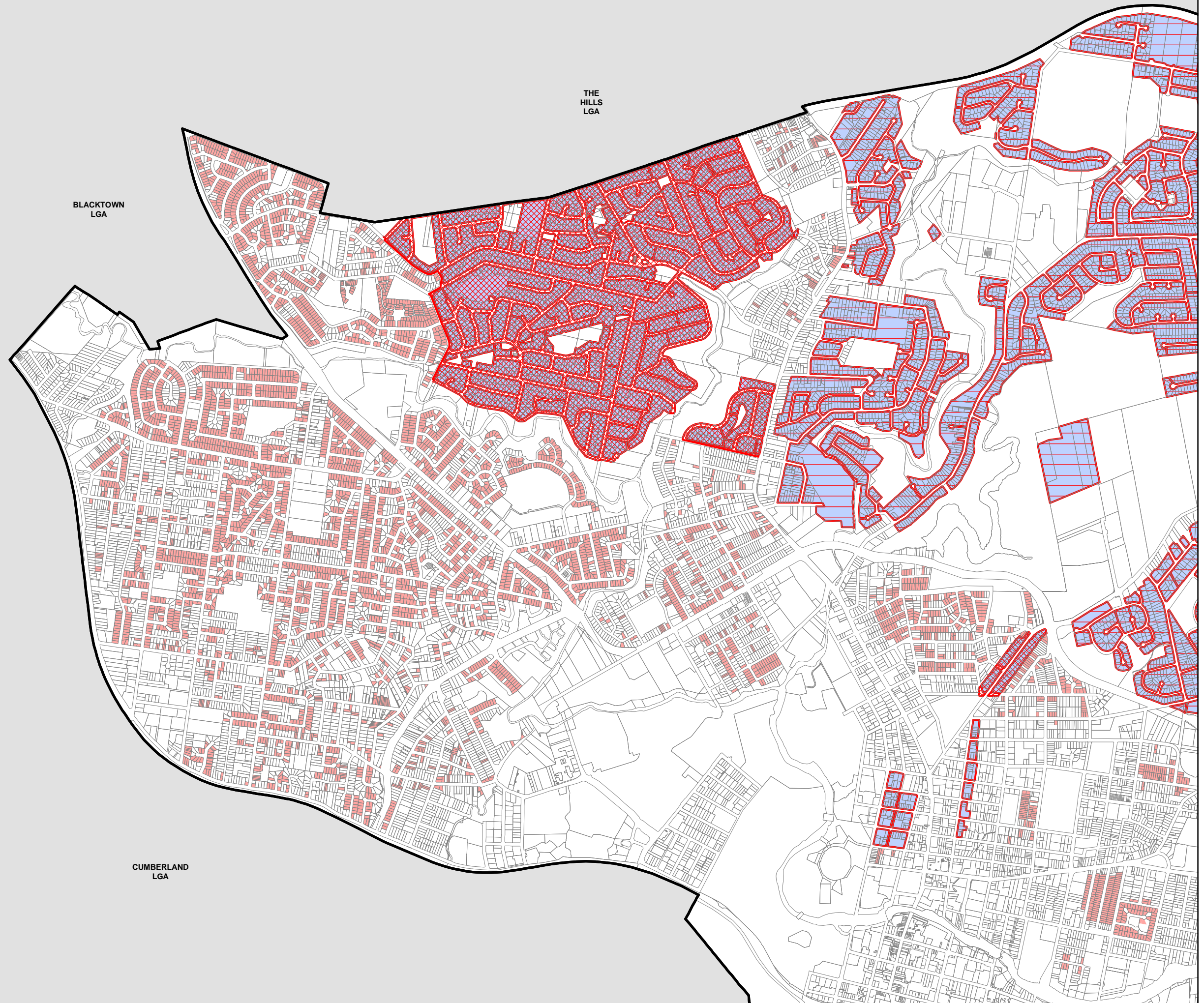


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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Parramatta Local Environmental Plan

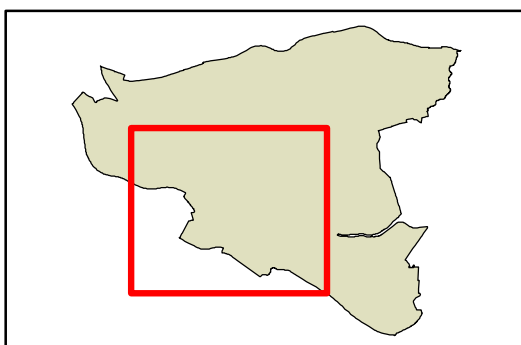
Maps relating to Item 46 in Part 4 Certain Land across the LGA — Dual Occupancy Prohibition Map

Map 2 of 4

-  Existing Dual Occupancy Prohibition Area to be retained in the consolidated LEP
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-  Cadastre Lot Boundaries
-  LGA Boundary

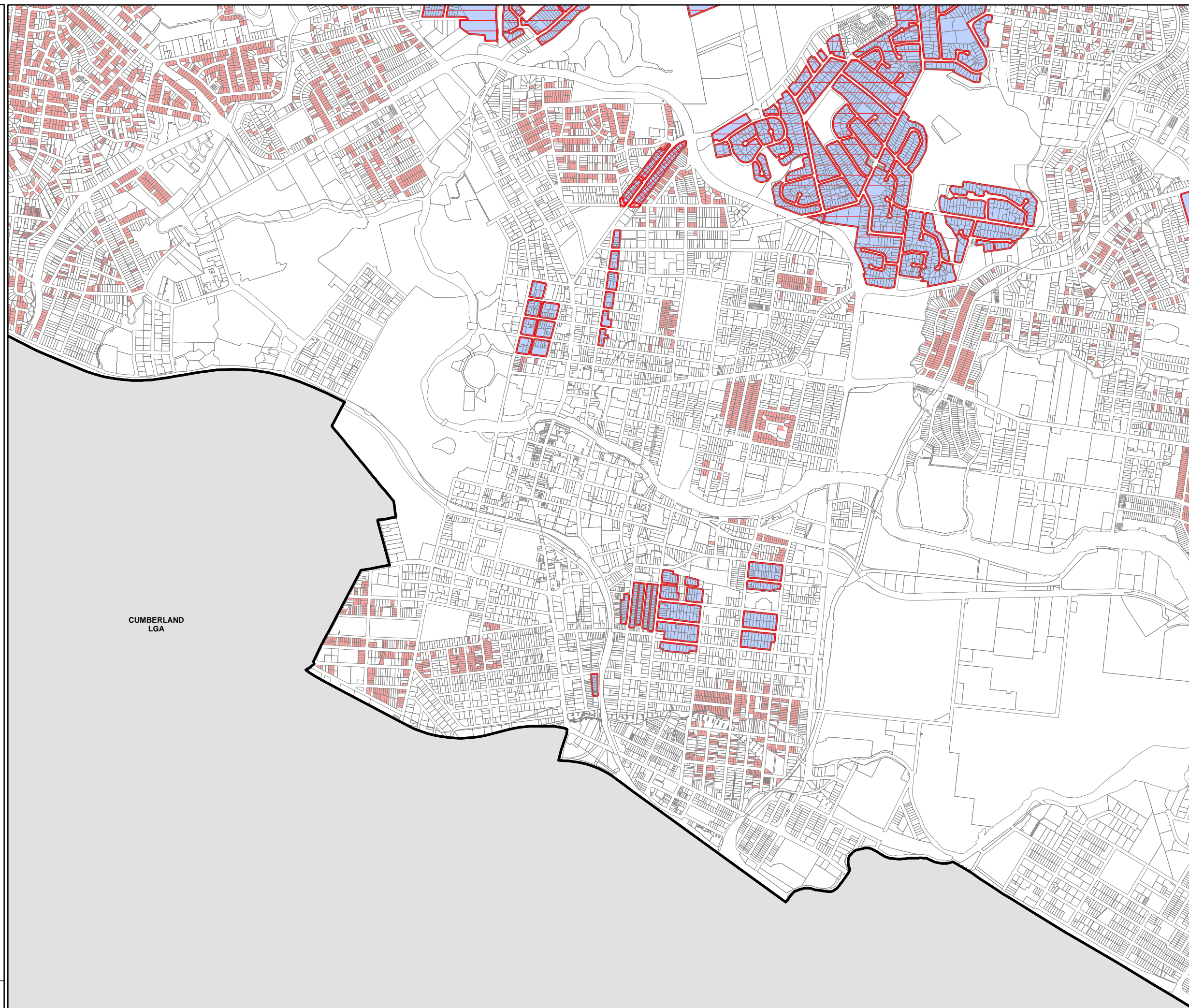


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1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
6250_COM_DOP_002_022_20200724












Parramatta Local Environmental Plan

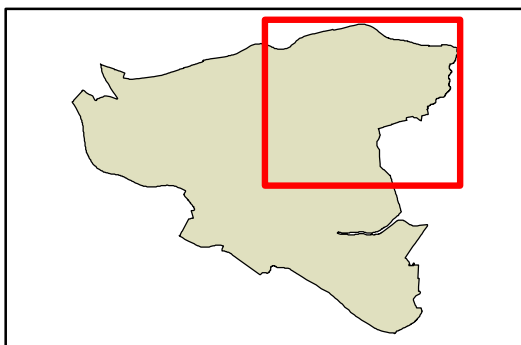
Maps relating to Item 46 in Part 4 Certain Land across the LGA — Dual Occupancy Prohibition Map

Map 3 of 4

-  Existing Dual Occupancy Prohibition Area to be retained in the consolidated LEP
-  Proposed Dual Occupancy Prohibition Area
-  Land where dual occupancies are currently prohibited under Hornsby LEP 2013 to be added to the proposed Dual Occupancy Prohibition Map
-  Land where subdivision of dual occupancies is currently prohibited under Parramatta (former The Hills) LEP 2012 to be added to the proposed Dual Occupancy Prohibition Map
-  Sites smaller than the proposed 600sqm minimum lot size which are proposed to be added to the Dual Occupancy Prohibition Map (i.e. dual occupancy development will be prohibited on these sites)

Note:
As part of the Epping Planning Review, Council is progressing a separate site-specific planning proposal to rezone land at 1-7 and 2-8 Rosebank Avenue, Epping (the 'Rosebank Ave' Planning Proposal) from R2 Low Density Residential to R4 High Density Residential. Should this Planning Proposal proceed, these sites will be removed from the Dual Occupancy Prohibition Map.

-  Cadastre Lot Boundaries
-  LGA Boundary

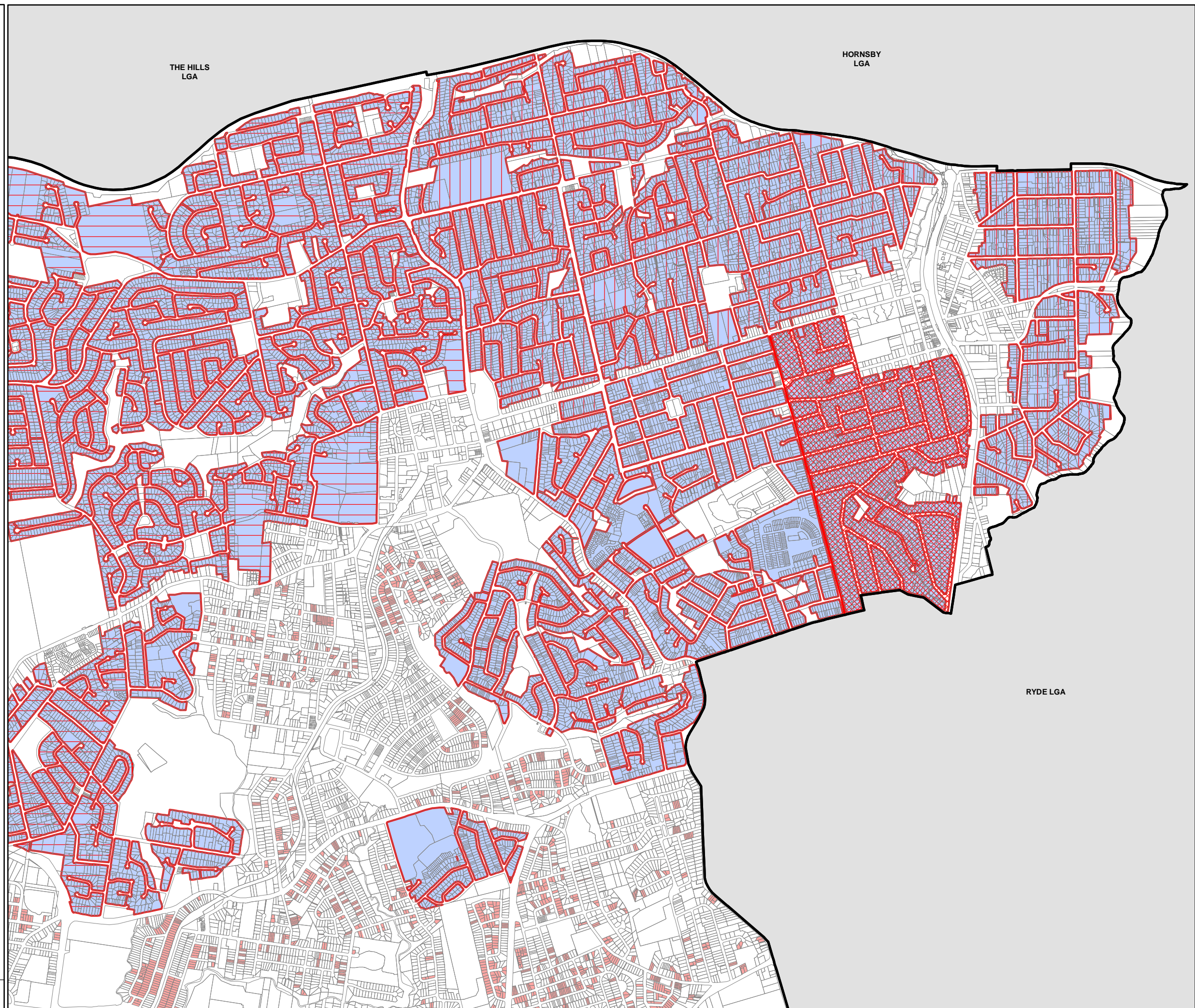


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Projection: GDA 1994
MGA Zone 56

Map identification number
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Parramatta Local Environmental Plan

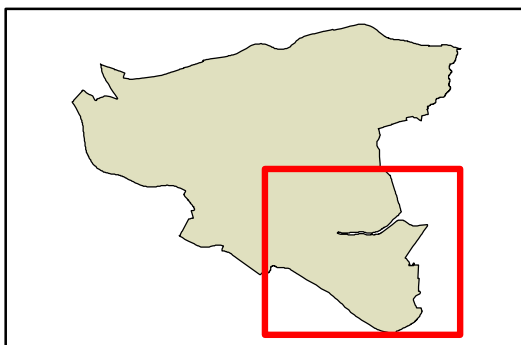
Maps relating to Item 46 in Part 4 Certain Land across the LGA — Dual Occupancy Prohibition Map

Map 4 of 4

-  Existing Dual Occupancy Prohibition Area to be retained in the consolidated LEP
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Note:
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-  Cadastre Lot Boundaries
-  LGA Boundary

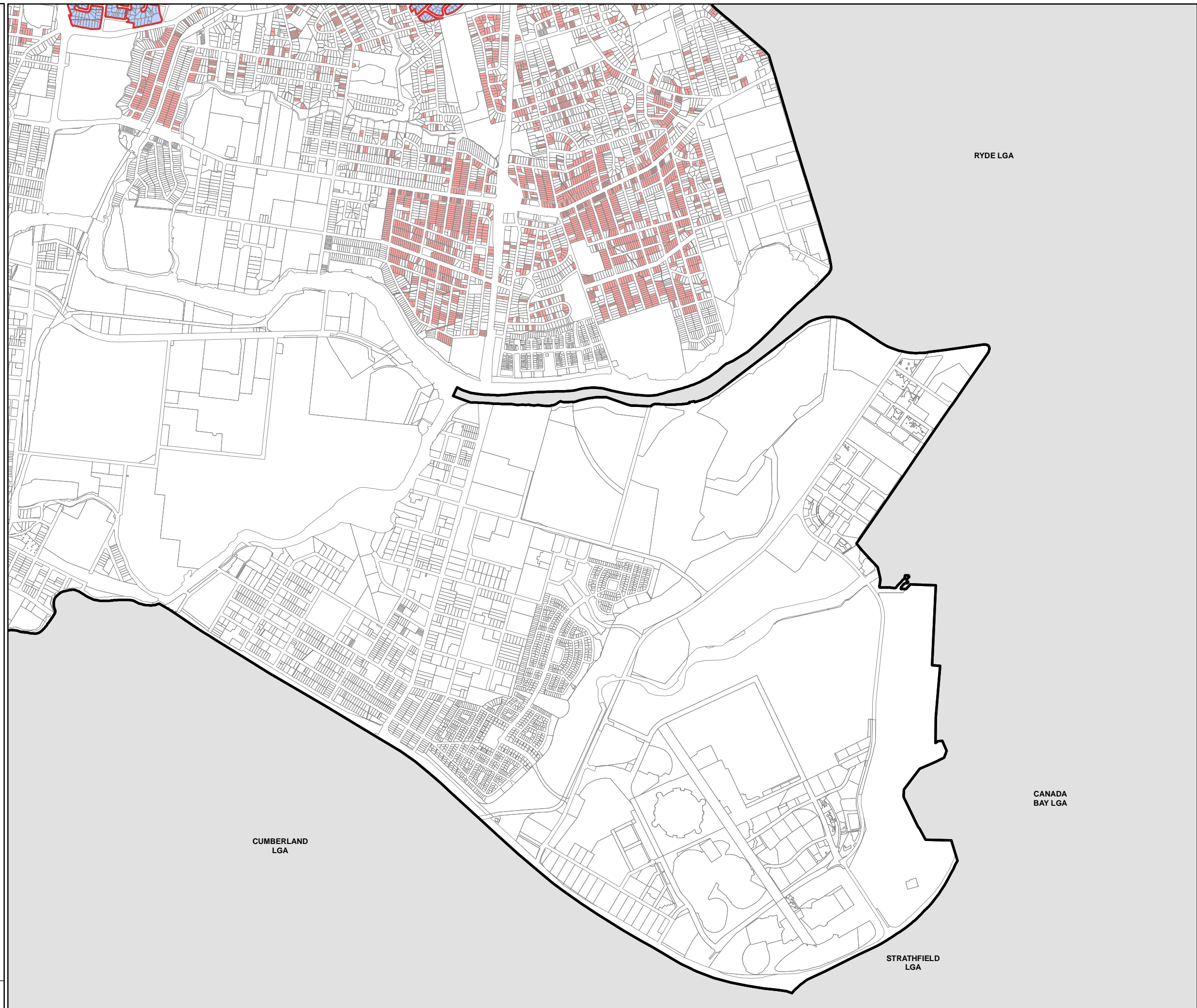


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Projection GDA 1994
MGA Zone 56


Map identification number
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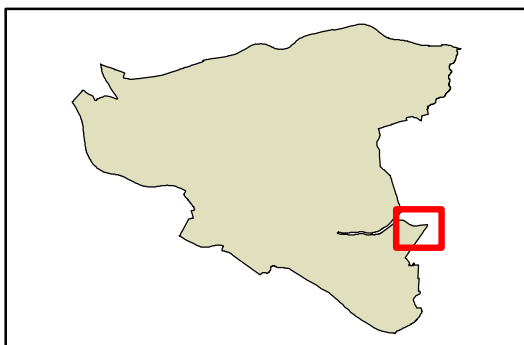


Parramatta Local Environmental Plan

Map relating to Item 47 in Part 4:
Certain land at Wentworth Point,
currently subject to Auburn LEP
2010 — Amend the Foreshore
Building Line Map

 Land proposed to be added to
Foreshore Building Line Map

 Cadastre Lot Boundaries
 LGA Boundary

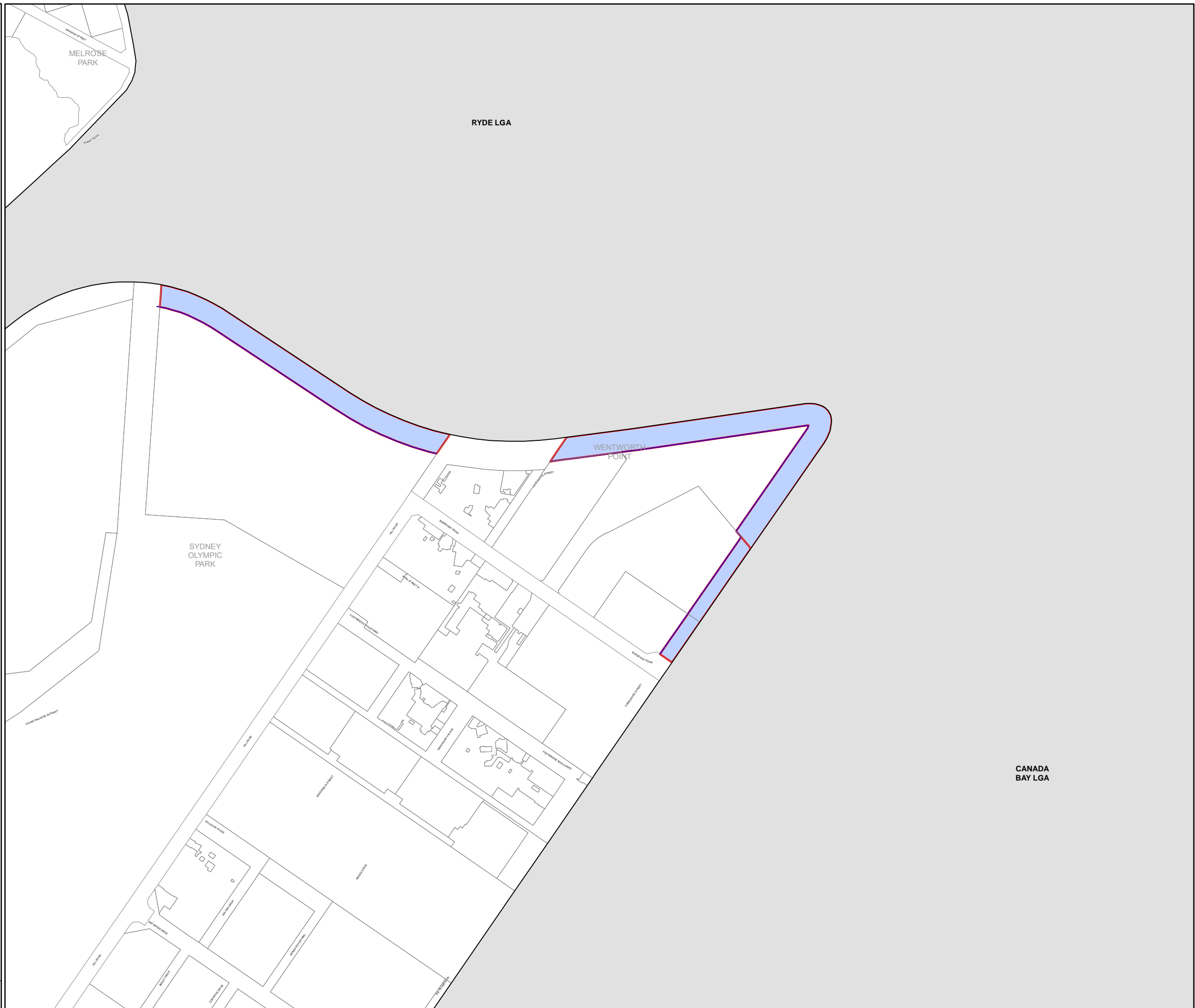


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1 : 5,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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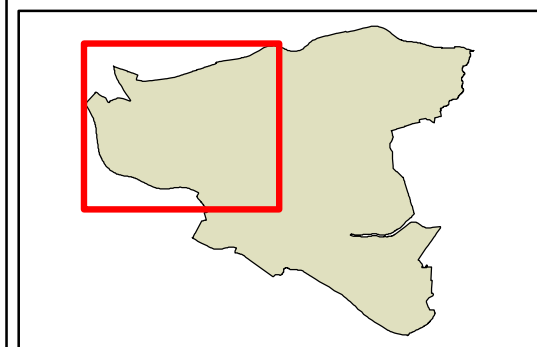
Parramatta Local Environmental Plan

Maps relating to Item 48 in Part 4:
Certain vegetation on land across
the LGA — Amend the Natural
Resources Map

Page 1 of 4

-  Existing Biodiversity
-  Proposed Biodiversity

-  Cadastre Lot Boundaries
-  LGA Boundary

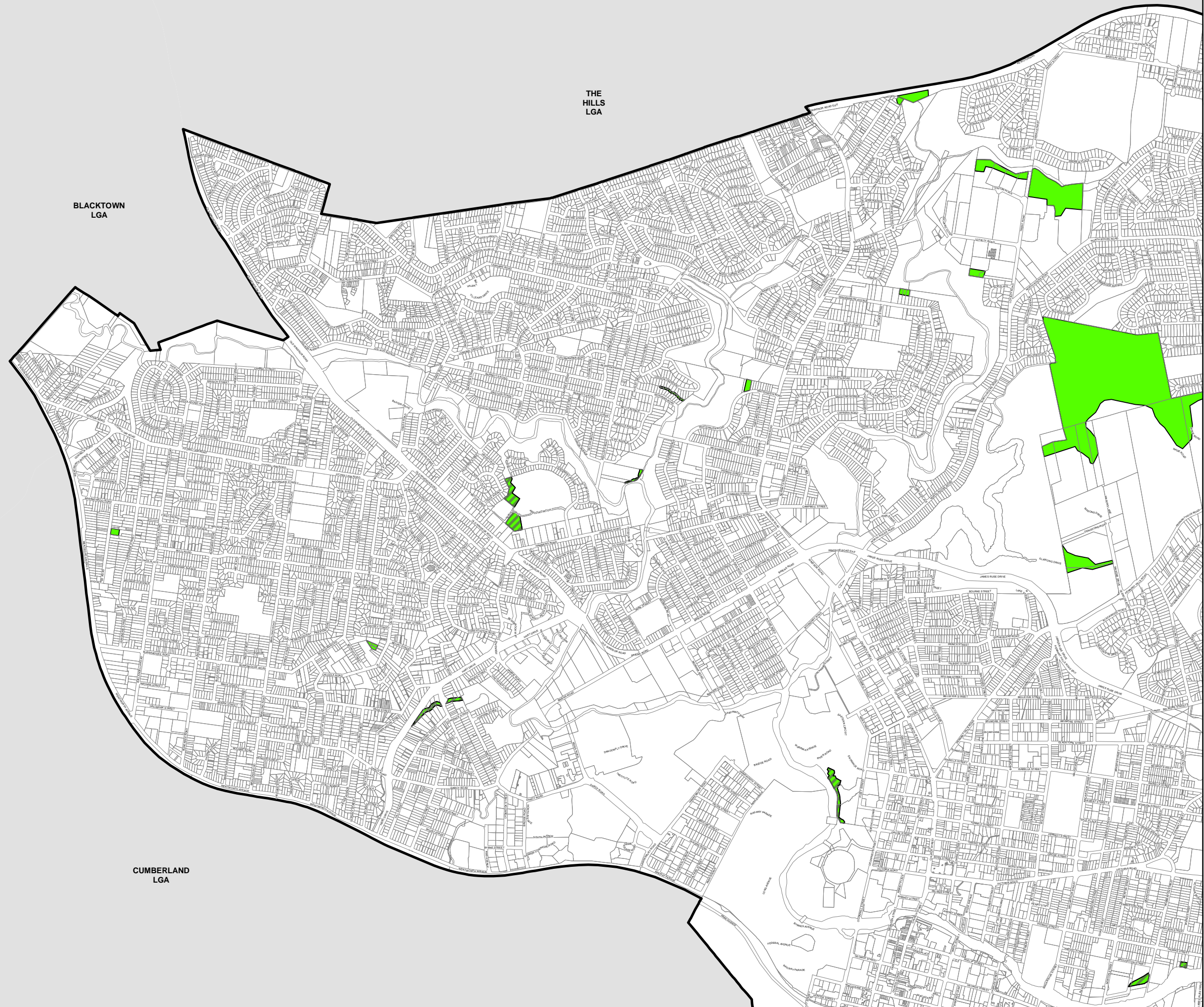


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Projection GDA 1994
MGA Zone 56

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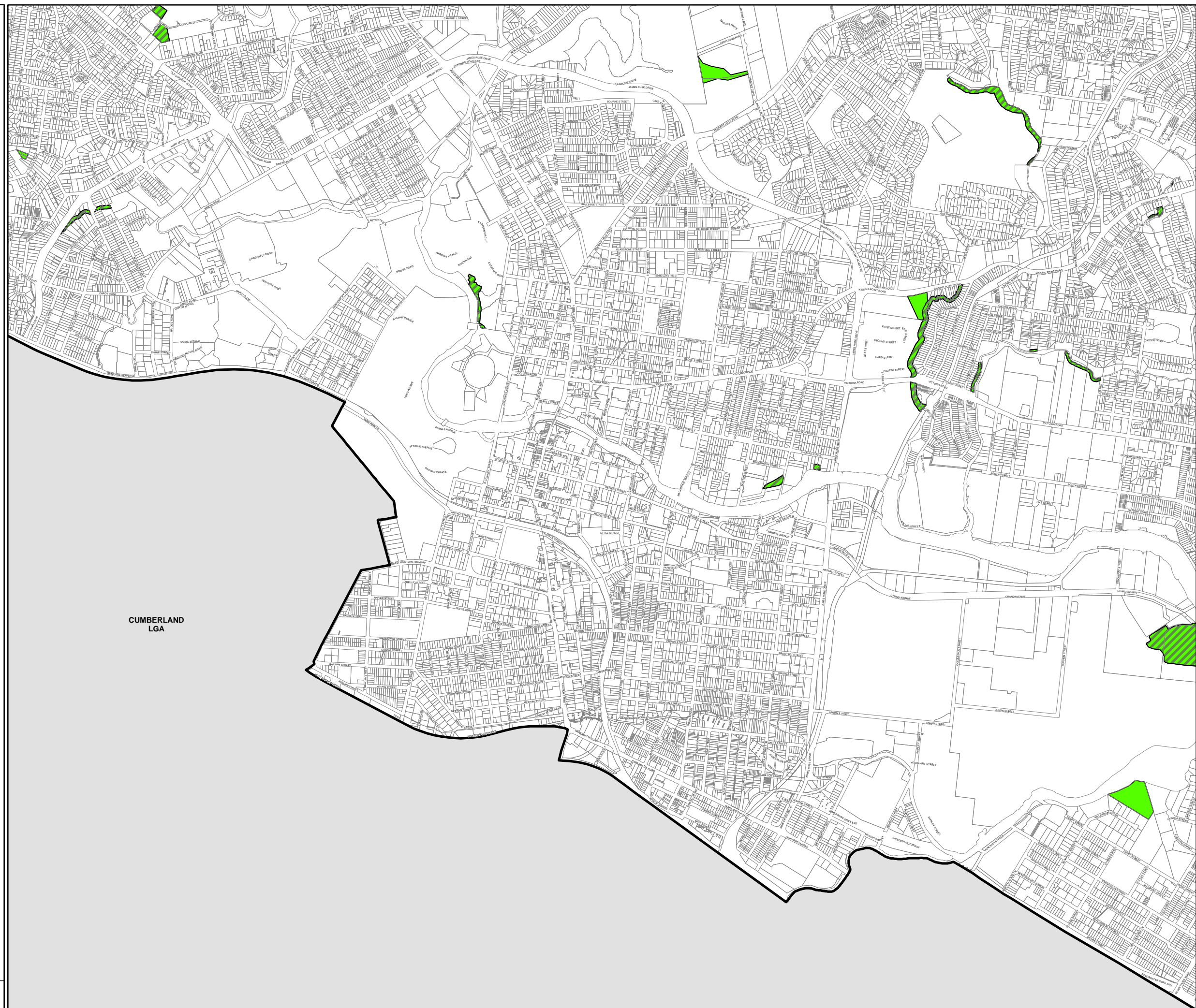




Parramatta Local Environmental Plan

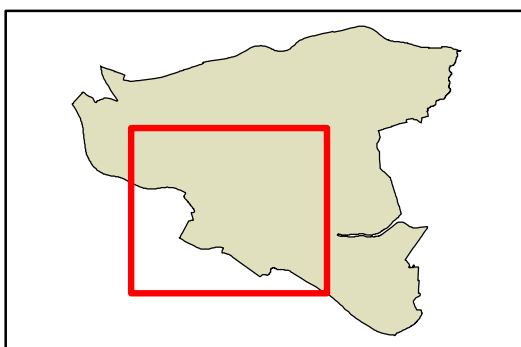
Maps relating to Item 48 in Part 4:
Certain vegetation on land across
the LGA — Amend the Natural
Resources Map

Page 2 of 4

-  Existing Biodiversity
-  Proposed Biodiversity



-  Cadastre Lot Boundaries
-  LGA Boundary



0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56



Map identification number
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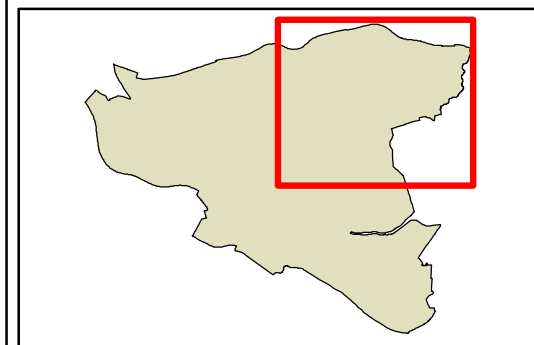
Parramatta Local Environmental Plan

Maps relating to Item 48 in Part 4:
Certain vegetation on land across
the LGA — Amend the Natural
Resources Map

Page 3 of 4

-  Existing Biodiversity
-  Proposed Biodiversity

-  Cadastre Lot Boundaries
-  LGA Boundary

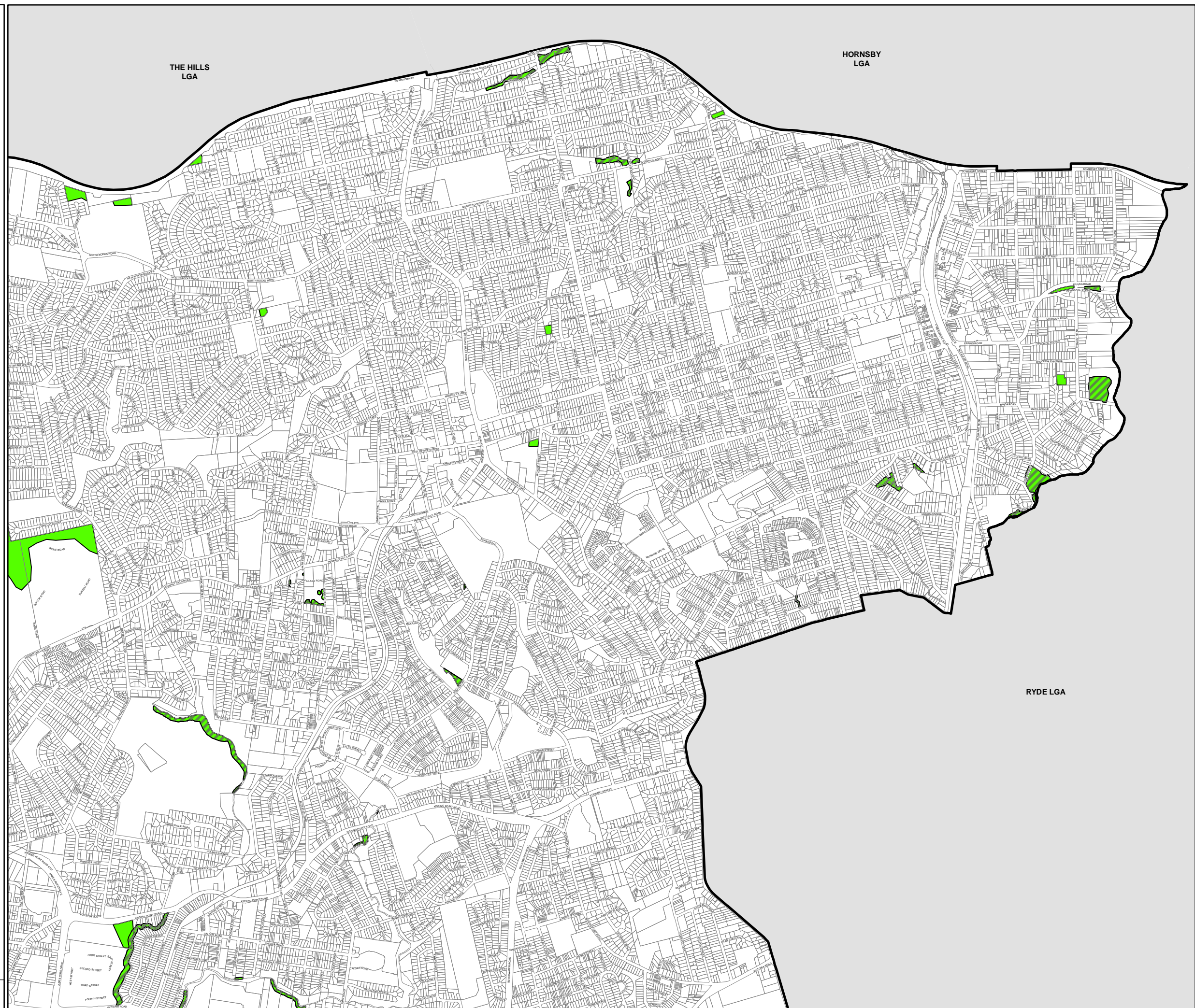


0 200 400 600 800 metres

1 : 22,000 @ A3

Projection GDA 1994
MGA Zone 56

Map identification number
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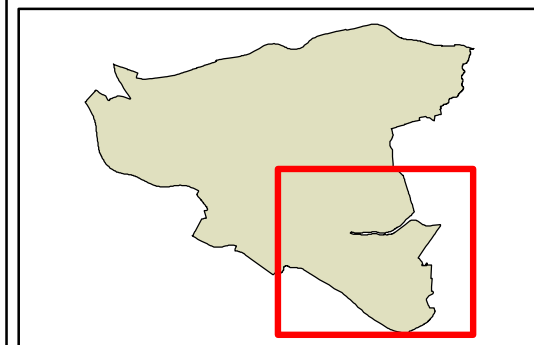
Parramatta Local Environmental Plan

Maps relating to Item 48 in Part 4:
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-  Proposed Biodiversity

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-  LGA Boundary



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MGA Zone 56



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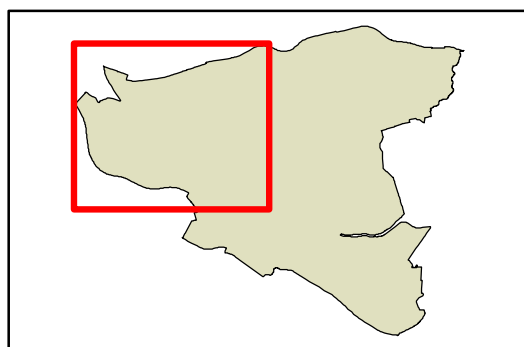


Parramatta Local Environmental Plan

Maps relating to Item 49 in Part 4:
Various waterways and riparian
lands across the LGA — amends
Riparian Lands and Waterways Map
Page 1 of 4

-  Existing Riparian Corridor Land
-  Proposed Riparian Corridor Land

-  Cadastre Lot Boundaries
-  LGA Boundary

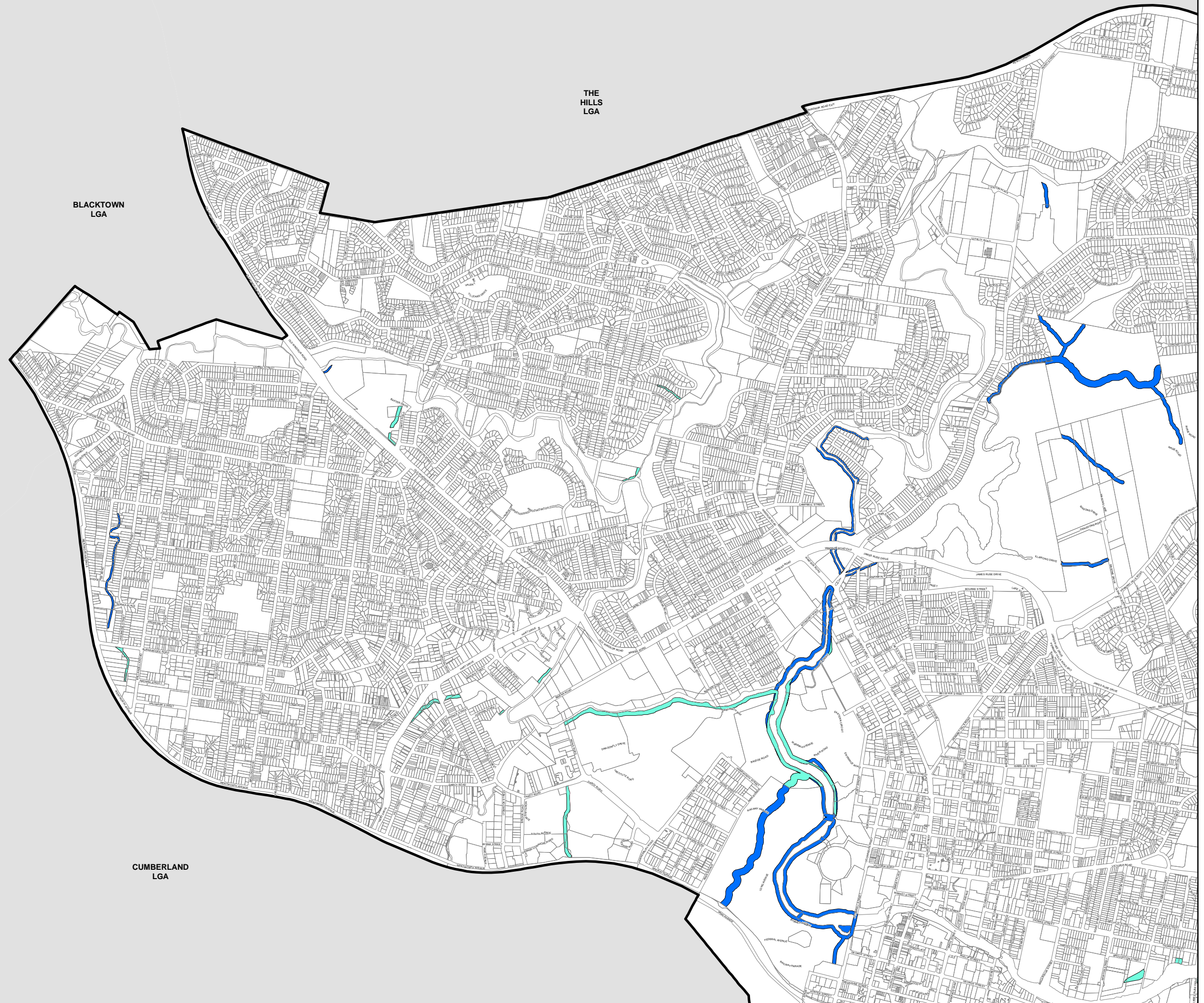


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Projection GDA 1994
MGA Zone 56



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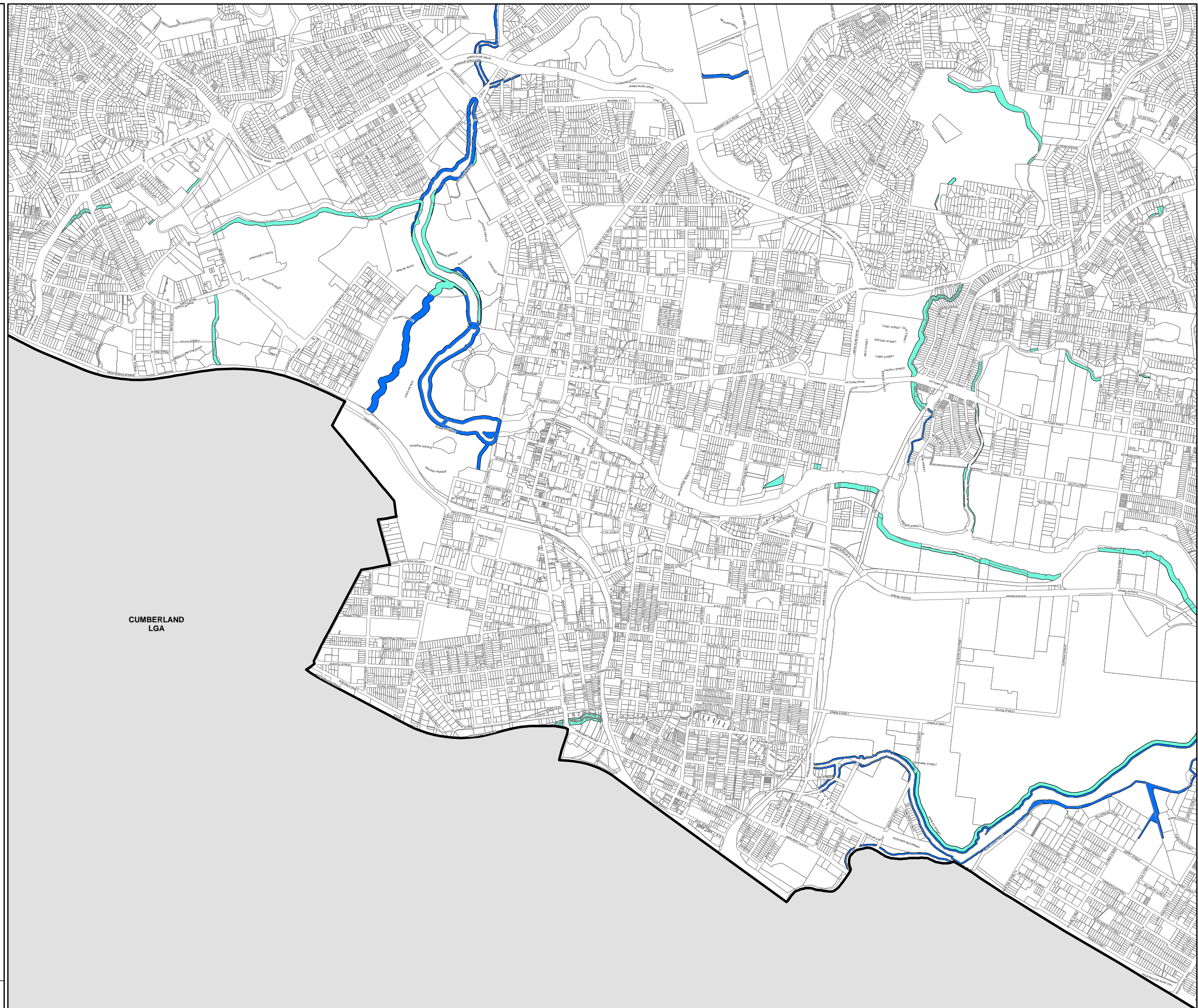






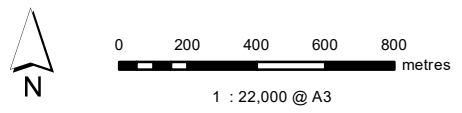
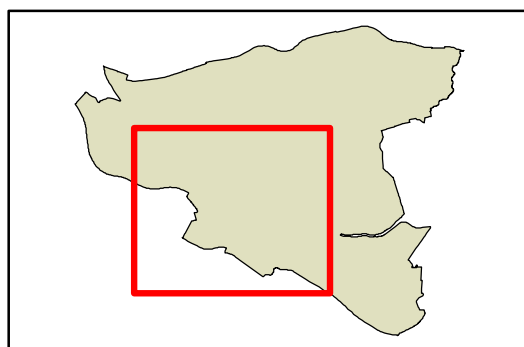
Parramatta Local Environmental Plan

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Various waterways and riparian
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Riparian Lands and Waterways Map
Page 2 of 4

-  Existing Riparian Corridor Land
-  Proposed Riparian Corridor Land



-  Cadastre Lot Boundaries
-  LGA Boundary





Projection GDA 1994
MGA Zone 56



Map identification number
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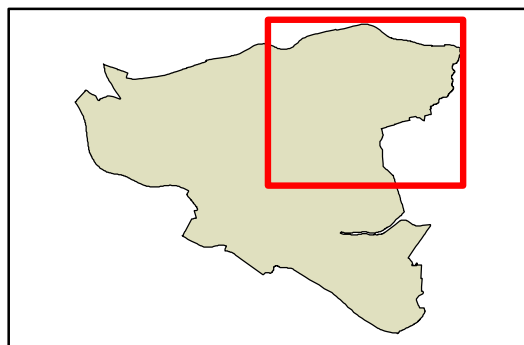


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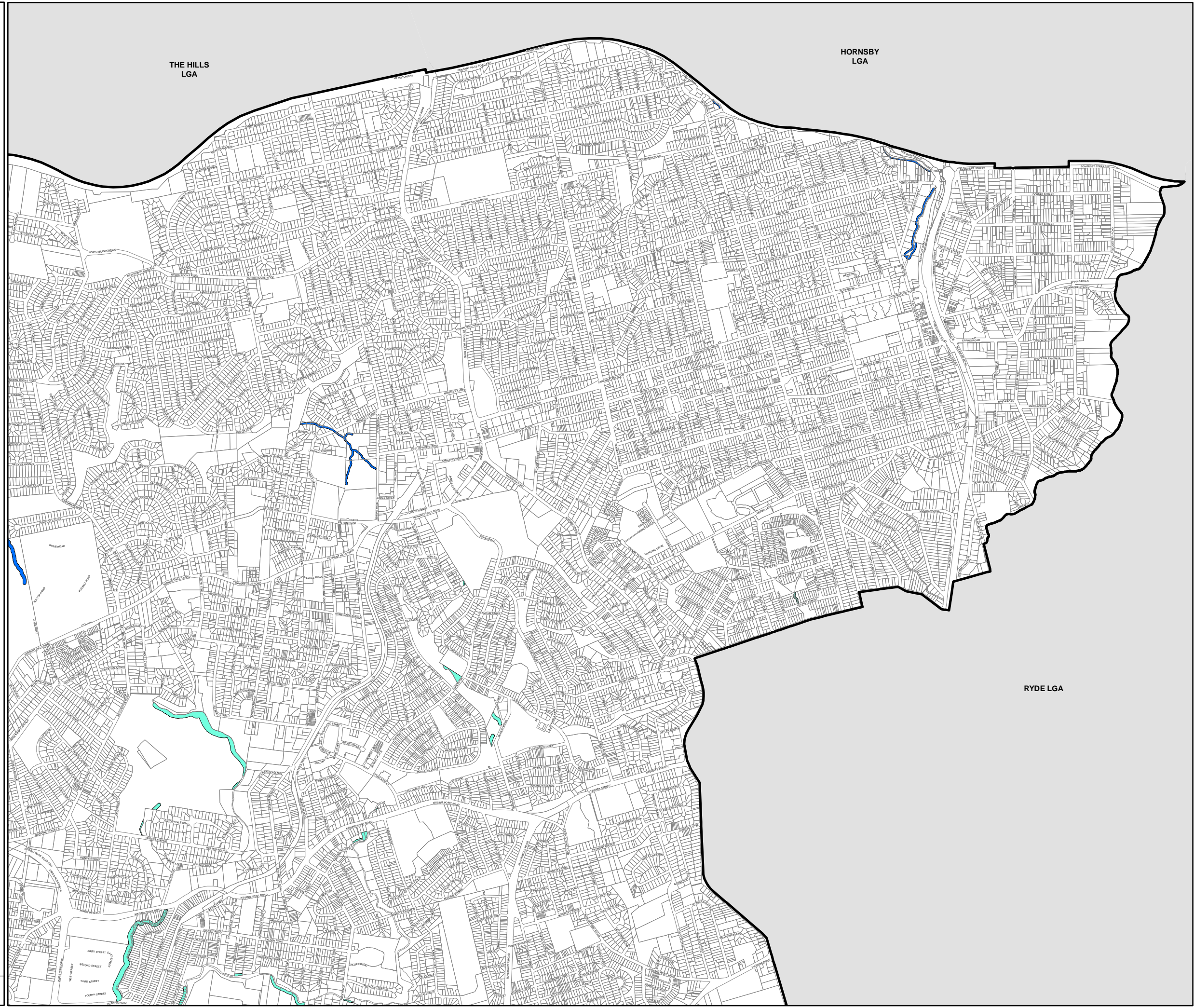


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Projection GDA 1994
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

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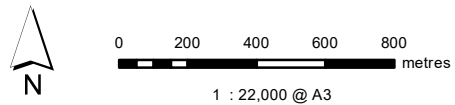
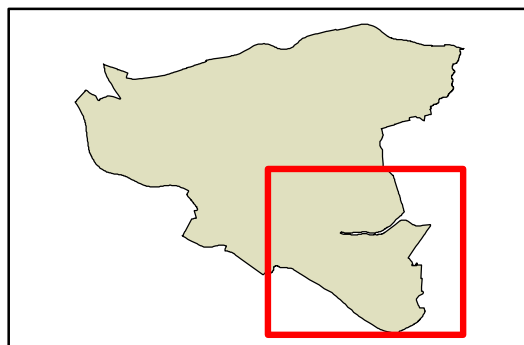


Parramatta Local Environmental Plan

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