

DA number	Street number	Street name	Suburb	Category	Environmental planning instrument	Zoning of land	Development standard to be varied	Justification of variation	Extent of variation	Date DA determined
2013/287	745	Pacific Highway	Chatswood	Residential Multi Unit 20+ Dwellings	Willoughby Local Environmental Plan 2012	R4	4.4 floor space ratio 6.1 Min lot sizes for attached dwellings	1. Height bulk and scale in keeping with adjoining and nearby high density residential developments. 2. In keeping with objectives of R4 zone. 3. Does not contribute in any increase in overlooking or loss of privacy, or any significant additional overshadowing. 4. Isolated site and no unreasonable impact on adjoining residents and minimal impact on road network generated by the development.	FSR : 7.5% Min lot sizes : 47.5%	03.02.2014
2013/500	31	Dorset Road	Northbridge	Residential - Alterations and Additions	Willoughby Local Environmental Plan 2012	E4	4.3 Height of buildings 4.4 Floor space ratio	The proposal to create the height within the existing roof and additional floor area within the existing dwelling walls results in no change to the bulk and scale of the existing development on the site and no change to the dwellings relationship to the streetscape, neighbour amenity and the environmental qualities of the locality.	Height of building exceeds 10%. Total increase of floor area of family room and bathroom is 27.1 sq m. floor area of total dwelling exceed the maximum.	3.2.2014
2013/431	41	The Scarp	Castlecrag	Residential - Alterations and Additions	Willoughby Local Environmental Plan 2012	E4	4.4A Exceptions to FSR	No impact on amenity or views/ minor non-compliance.	0.75% above control	7.2.2014
2013/133	34-42	Penshurst Street	Willoughby	Residential Multi Unit 20+ Dwellings	Willoughby Local Environmental Plan 2012	R3	4.3 Height of buildings	Minor height non-compliance. Compliance should not diminish amenity impacts, acceptable within context.	2.25%	14.2.2014
2013/476	26	Ferndale Street	Chatswood	Residential - Alterations and Additions	Willoughby Local Environmental Plan 2012	E4	4.4 Floor space ratio	Nominal adverse impact on adjoining properties. Variation is considered acceptable.	<10 % allowable non-compliance.	13.2.2014
2014/57	77	Garland Road	Naremburn	Residential - Rainwater tank	Willoughby Local Environmental Plan 2012	R2	4.3 Height of building 4.4 Floor space ratio	Height - to fit in with existing design - very marginal and little impact. FSR - Part of existing building is underground. Meets Objective.	Height : < 3% FSR : <5%	18.3.2014

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2013/320	9	Campbell Street	Artarmon	Industrial - warehouse and storage facilities	Willoughby Local Environmental Plan 2012	IN1	4.4 Floor space ratio	1. Minimal Environmental impact from Approved (Self Storage) use i.e. traffic generation, parking demand, noise or other types of pollution. 2. Building Construction for additions requires ease of floor, removal for future warehouse or conventional industrial use.	Substantial - 42.6 %	18.3.2014
2013/489	133	Edinburgh Road	Castlecrag	Residential - Alterations and Additions	Willoughby Local Environmental Plan 2012	R2	4.3 Height of building	Small area of non-compliance and topography.	Minor	31.3.2014