

# Clause 4.6 Variations - Apr to Jun 2023

ATTACHMENT 2

DA No.	Address	Category of development	Zoning of land	Development standard to be varied	Justification of variation	Extent of variation	Concurring authority	Date DA Determined
DA-2022/346	2 Clifton Avenue NORTHBRIDGE 2063	Residential - Alterations & Additions	R2	4.4. Floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Bulk and scale compatible with surrounding area. 4. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	6%, (21.93sqm)	Delegated Authority	3/04/2023
DA-2023/19	18A Kalgoorlie Street WILLOUGHBY 2068	Residential - Alterations & Additions	R2	4.4. Floor space ratio, 4.4A. Exceptions to floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Bulk and scale compatible with surrounding area. 4. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	2.7%, (8.2sqm)	Delegated Authority	10/04/2023
DA-2022/145	86 Kameruka Road NORTHBRIDGE 2063	Residential - Alterations & Additions	R2	4.3. Height of buildings, 4.4. Floor space ratio	1. Adequate environmental planning grounds to justify breach of development standard. 2. Adequate environmental planning grounds to justify breach of development standard.	Height - 3.5%, (0.3m) FSR - 6.1%, (18.9sqm)	Delegated Authority	21/04/2023
DA-2022/244	131 Neerim Road CASTLE COVE 2069	Residential - Alterations & Additions	C4	4.4. Floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard.	17%, (48.4sqm)	WLPP	2/05/2023
DA-2022/351	9 The High Tor CASTLECRAG 2068	Residential - Alterations & Additions	C4	4.4A. Exceptions to floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Adequate environmental planning grounds to justify breach of development standard. 4. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	51%, (137.21sqm)	WLPP	2/05/2023
DA-2022/67	8 Cawwarrah Road MIDDLE COVE 2068	Residential - Alterations & Additions	C4	4.3. Height of buildings	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Compatible with character and streetscape of locality. 4. No matters of State or regional planning significance raised.	17.6%, (1.5m)	WLPP	2/05/2023
DA-2022/311	43 Euroka Street NORTHBRIDGE 2063	Residential - Alterations & Additions	R2	4.3. Height of buildings	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality. 4. No matters of State or regional planning significance raised.	6%, (0.514m)	Delegated Authority	8/05/2023
DA-2022/273	107 The Bulwark CASTLECRAG 2068	Residential - Alterations & Additions	C4	4.4. Floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard.	1.2%, (18.32sqm)	Delegated Authority	11/05/2023
DA-2022/279	55 Fourth Avenue WILLOUGHBY EAST 2068	Residential - Alterations & Additions	R2	4.4A. Exceptions to floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Bulk and scale compatible with surrounding area. 4. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	11%, (27.899sqm)	WLPP	30/05/2023
DA-2022/361	1 Orchard Road CHATSWOOD 2067	Residential - Alterations & Additions	R2	4.4. Floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Bulk and scale compatible with surrounding area. 4. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	20.5%, (21.1sqm)	WLPP	30/05/2023
DA-2022/95	282 Victoria Avenue CHATSWOOD 2067	Mixed	B3	4.3. Height of buildings, 4.3A. Exceptions to height of buildings, 4.4. Floor space ratio	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Adequate environmental planning grounds to justify breach of development standard. 4. Bulk and scale compatible with surrounding area. 5. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality. 6. Compatible with character and streetscape of locality. 7. Consistent with objectives of WDCP. 8. No matters of State or regional planning significance raised. 9. Proposal is in the public interest.	Height 4.3 - 99%, (13.85m) Height 4.3A - 51.4%, (3.6m) FSR - 37.2%, (1114sqm)	Delegated Authority	13/06/2023
DA-2022/367	97 Ashley Street ROSEVILLE 2069	Residential - Other	R2	4.3. Height of buildings	1. Consistent with the objectives of standard and zone. 2. Adequate environmental planning grounds to justify breach of development standard. 3. Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.	37.16%, (3.15m)	Delegated Authority	16/06/2023

DA No.	Address	Category of development	Zoning of land	Development standard to be varied	Justification of variation	Extent of variation	Concurring authority	Date DA Determined
DA-2022/266	27 Weemala Road NORTHBRIDGE 2063	Residential - Single new dwelling	C4	4.4. Floor space ratio	<ol style="list-style-type: none"> <li>Consistent with the objectives of standard and zone.</li> <li>Adequate environmental planning grounds to justify breach of development standard.</li> <li>Adequate environmental planning grounds to justify breach of development standard.</li> <li>Bulk and scale compatible with surrounding area.</li> <li>Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.</li> <li>Compatible with character and streetscape of locality.</li> <li>Consistent with objectives of WDCP.</li> <li>No matters of State or regional planning significance raised.</li> <li>Proposal is in the public interest.</li> </ol>	14%, (42.86sqm)	WLPP	27/06/2023
DA-2023/11	69 Neerim Road CASTLE COVE 2069	Residential - Alterations & Additions	C4	4.3. Height of buildings, 4.4A. Exceptions to floor space ratio	<ol style="list-style-type: none"> <li>Consistent with the objectives of standard and zone.</li> <li>Adequate environmental planning grounds to justify breach of development standard.</li> <li>Adequate environmental planning grounds to justify breach of development standard.</li> <li>Bulk and scale compatible with surrounding area.</li> </ol>	Height - 8.2%, (0.7m) FSR - 104.49%, (293.9sqm)	WLPP	27/06/2023
DA-2023/91	49A Alpha Road WILLOUGHBY 2068	Residential - Alterations & Additions	R2	4.4A. Exceptions to floor space ratio	<ol style="list-style-type: none"> <li>Consistent with the objectives of standard and zone.</li> <li>Adequate environmental planning grounds to justify breach of development standard.</li> <li>Bulk and scale compatible with surrounding area.</li> <li>Does not have unreasonable impacts on neighbour amenity and scenic qualities of locality.</li> </ol>	26.2%, (65.705qm)	WLPP	27/06/2023