

Clause 4.6 Variations - April to June 2021

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
2020/335	7 & 7A French Street Artarmon	Residential - Alterations & Additions	R2	4.3. Height of buildings	a) Bulk and scale is acceptable b) No adverse environmental impacts	Height - 0.9m (10.59%0	WLPP	27/05/2021
2021/52	25 Headland Road Castle Cove	Residential - Alterations & Additions	E4	4.4. Floor space ratio	a) proposal is consistent with the objectives of the development standard and the zone b) provide adequate environmental planning grounds c) alterations and additions do not appear visually excessive when viewed from adjoining residences or street frontage	FSR 18.1% ( 48 sqm)	WLPP	17/06/2021
2021/128	58 Linden Way Castlecrag	Residential - Alterations & Additions	E4	4.3. Height of buildings	a) Proposed awning is within the building envelope of the existing dwelling, and is under the existing roofline. The awning is to the rear and not visible from the street. b) Proposed awning will not add to the bulk of the building and will result in minimal environmental impacts in terms of overshadowing, view loss, privacy and visual	Height - 4.9% - (0.42m) 8.92m	Delegated	15/06/2021
2020/231	475-501 Victoria Avenue Chatswood	Mixed	B3	4.4. Floor space ratio	a) proposal has been designed to minimise impacts on residential neighbours b) will facilitate the objectives of the Chatswood CBD Strategy	FSR - 10,833sqm (36%)	WLPP	25/05/2021
2021/80	11 Bellevue Street Chatswood	Residential - Single new dwelling	E4	4.4A. Exceptions to floor sp	a) proposal will be in harmony with bulk and scale in locality b) no unreasonable impact in terms of overshadowing, loss of privacy or views c) will main high visual quality d) non-compliance is considered acceptable	FSR - 5% (16sqm)	Delegated	14/05/2021
2020/299	57 Garland Road Naremburn	Residential - Alterations & Additions	R2	4.3. Height of buildings	The proposal will not cause additional over-shadowing of neighbours, or other unreasonable amenity impacts. The non-compliance will be mino (0.5m) when viewed from the street and will be consistent with Garland Road	Height - 8% or 0.7m	Delegated	31/05/2021
2020/336	19 Dargan Street Naremburn	Subdivision only	R2	4.1A. Minimum subdiv lot size for dual occupancies, 4.4. Floor space ratio	Proposed development meets the following: 1. provide adequate planning grounds 2. does not appear excessive, unreasonable to surrounding 3. does not impact unreasonably on streetscape and surrounding, 4.meets the desired outcomes and objectives of WDCP.	4.1A - Lot 11 - 17.5m2 (5%) Lot size for Dual Occ - Lot 12 - 3.2m2 (0.9%) FSR - Lot 11 - 11m2 (8.3%)	Delegated	6/04/2021
2021/57	11 Woonona Road Northbridge	Residential - Alterations & Additions	E4	4.4. Floor space ratio	a) Proposal does not appear excessive in bulk and scale b) Proposal not visually excessive when viewed from adjoining residences c) Proposal meets the desired outcomes and objectives of WDCP	FSR - 9.89 ( 23.781m2)	Delegated	31/05/2021

Clause 4.6 Variations - April to June 2021

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
2020/233	3A Dorset Road Northbridge	Residential - Alterations & Additions	E4	4.3. Height of buildings 4.4. Floor space ratio	a) Breach of height of building has a minor and acceptable impact on neighbouring properties b) Breach of floor space ratio will ht no significant impact on neighbouring properties in terms of views, privacy and solar access.	a) Height of Building - 0.85m (10%) b) Floor Space Ratio - 217sqm (75%)	WLPP	16/04/2021
2020/238	Sailors Bay Road Northbridge	Mixed	B2	4.3. Height of buildings	a) Proposed building has architectural merit b) Breach of height is due to the lift overrun	Height - 29.14% (approx 4m)	WLPP	29/06/2021
2020/184	26A Oakville Road Willoughby	Residential - Alterations & Additions	R2	4.4. Floor space ratio	The extra floor area is contained within the existing building.	FSR - 9.25%	Delegated	23/04/2021