

DEVELOPMENT STANDARD VARIATIONS: 1 - 31 MARCH 2017

Council DA reference number	Street number	Street name	Category of development	Environmental planning instrument	Zoning of land	Development standard to be varied	Justification of variation	Extent of variation	Concurring authority	Date DA determined dd/mm/yyyy
8.2017.4.1	6	Fairfax Road	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings	The non-compliance is numerically minor and is localised at the front gable.	4.7%	Staff Delegation	1/03/2017
8.2017.4.1	6	Fairfax Road	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings (additional provisions) - wall height	The non-compliance is numerically minor and is localised at the front gable.	4%	Staff Delegation	1/03/2017
8.2017.4.1	6	Fairfax Road	1: Residential - Alterations & additions	MLEP 2012	R2	Floor Space Ratio	The non-compliance is numerically minor. The proposal is of an acceptable bulk and scale and will improve the building's appearance in the streetscape.	8%	Staff Delegation	1/03/2017
8.2017.3.1	38	Rickard Avenue	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings	The non-compliance with the standard is existing with a slight increase resulting from the rear additions. The proposal will not be visible from the streetscape.	16.47%	MDAP	15/03/2017
8.2017.3.1	38	Rickard Avenue	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings (additional provisions) - wall height	The non-compliance with the standard is existing with a slight increase resulting from the rear additions. The proposal will not be visible from the streetscape.	6.94%	MDAP	15/03/2017

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8.2016.222.1	14	Stanton Road	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings	The variation is existing and the change in roof form will result in a minor decrease in overall building height	23.8%	MDAP	15/03/2017
8.2016.222.1	14	Stanton Road	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings (additional provisions) - wall height	The variation to the wall height development standard is existing and remains unchanged by the proposal	37.7%	MDAP	15/03/2017
8.2016.222.1	14	Stanton Road	1: Residential - Alterations & additions	MLEP 2012	R2	Floor Space Ratio	The proposal results in a minor increase in floor space to what currently exists on the site and will not alter any existing setbacks	38.4%	MDAP	15/03/2017
8.2016.231.1	11	Little Street	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings	The non-compliance is existing	37.2%	MDAP	15/03/2017
8.2016.231.1	11	Little Street	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings (additional provisions) - wall height	The proposal will result in a 2.4% (0.2m) increase in wall height to accommodate the new garage and carport. Then on-compliance is existing.	14.2%	MDAP	15/03/2017
8.2016.226.1	18	Queen Street	1: Residential - Alterations & additions	MLEP 2012	R2	Height of Buildings	The proposed attic addition will result in a 0.2m (2.3%) non-compliance. The additions will not be visible from the streetscape and will have no adverse impacts.	2.3%	MDAP	15/03/2017

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8.2016.226.1	18	Queen Street	1: Residential - Alterations & additions	MLEP 2012	R2	Floor Space Ratio	The proposed attic addition will result in a floor space ratio 30% over the development standard. The proposal is located wholly within the existing building footprint, reducing the adverse impacts of bulk and scale.	30.0%	MDAP	15/03/2017