

Bayside Local
Environmental Plan
2021

Land Zoning Map

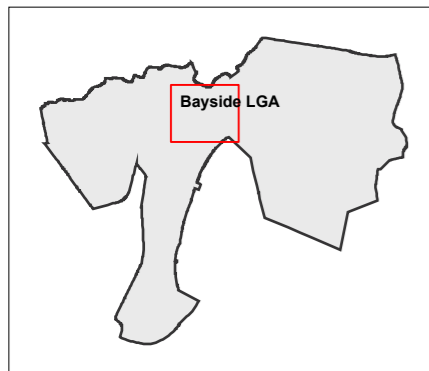
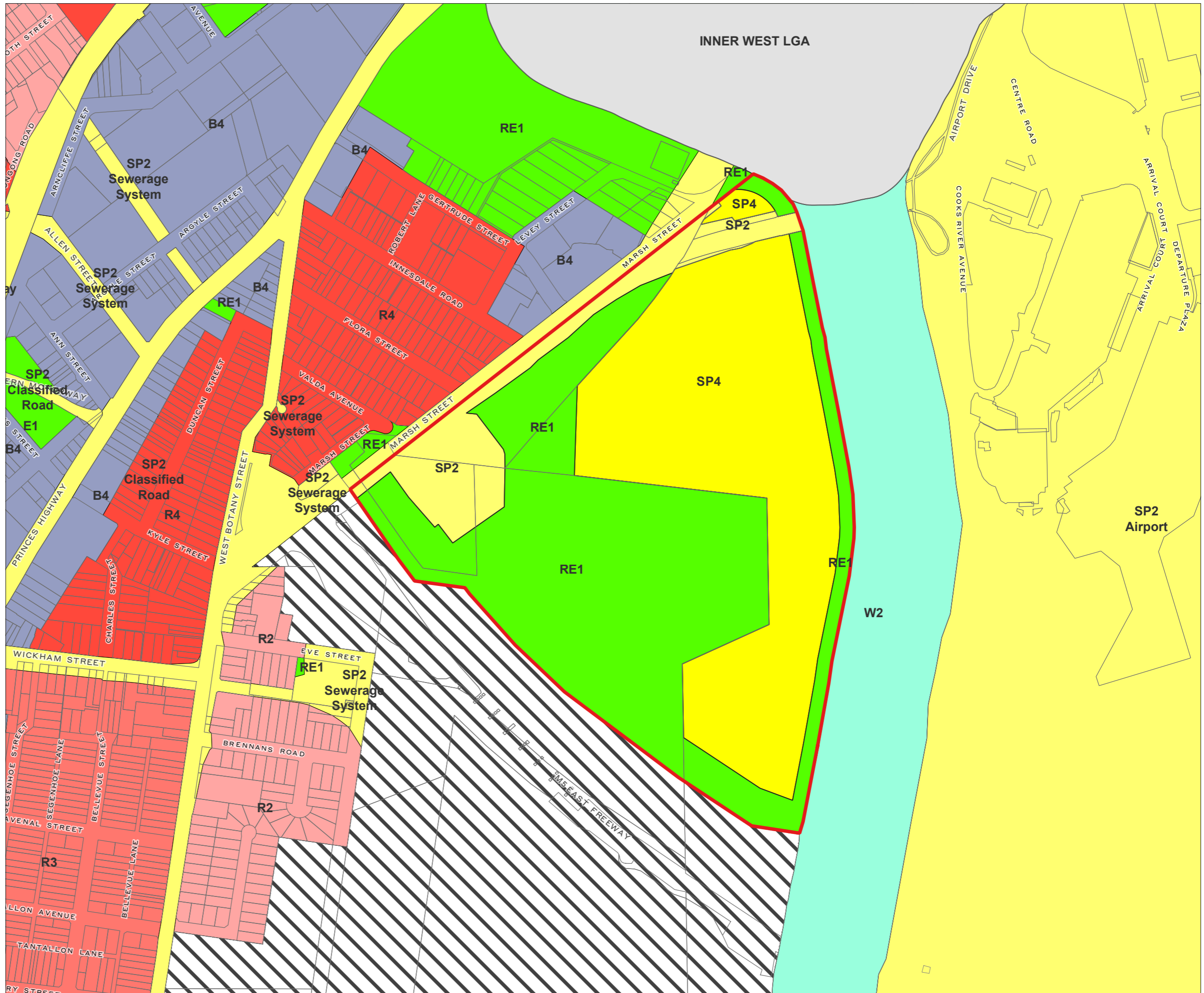
DRAFT

LEGEND

- Subject Land

- Land Zoning
- B4 Mixed Use
- R2 Low Density Residential
- R4 High Density Residential
- RE1 Public Recreation
- SP2 Infrastructure
- SP4 Enterprise
- W2 Recreational Waterways
- SREP 33 Cooks Cove

- Cadastral
- Cadastral



Scale 1:5000@A3



Projection: MGA Zone56
Datum: GDA94































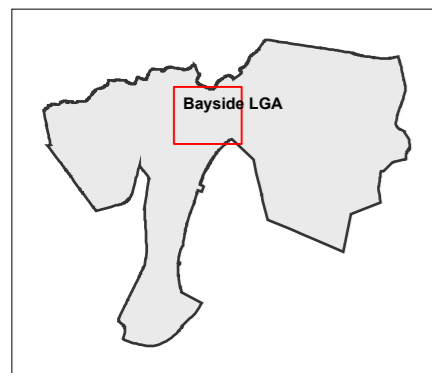
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Height of Building Map

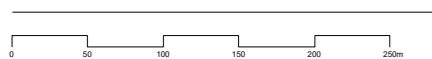
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LEGEND

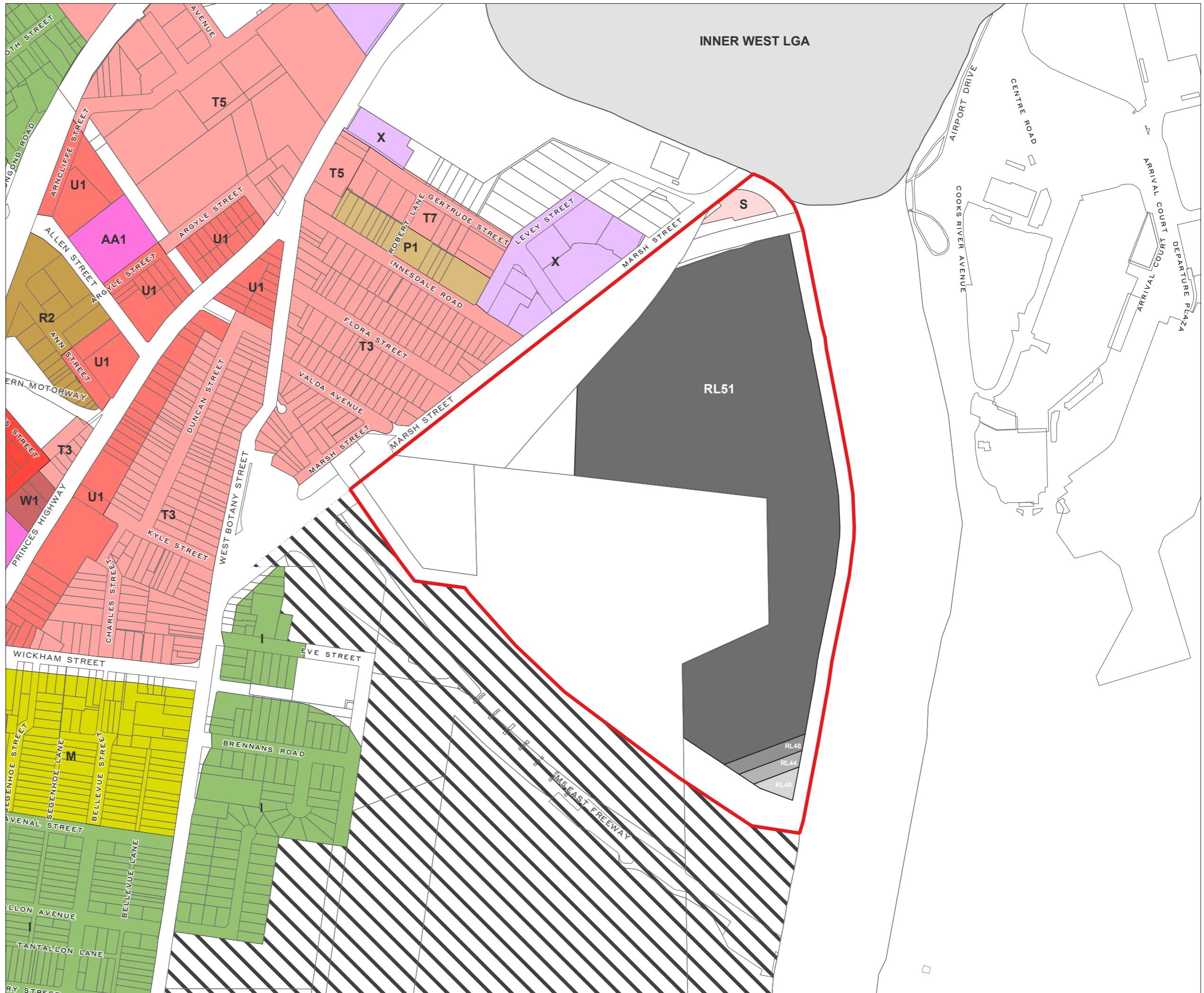
 Subject Land	
Maximum Building Height (m)	
 I 8.5	 T3 26.5
 M 13	 T4 27
 N3 14.5	 T5 28
 O1 15	 T7 29.5
 O2 16	 U1 32
 P1 17.5	 V1 36
 R1 21	 W1 43
 R2 22	 X 46
 S 24	 AA1 70
Maximum Building Height (m)	
 RL 30	 RL 46
 RL 40	 RL 48
 RL 42	 RL 50
 RL 44	 RL 51
Cadastral	
 Cadastral	



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Additional Permitted Uses Map

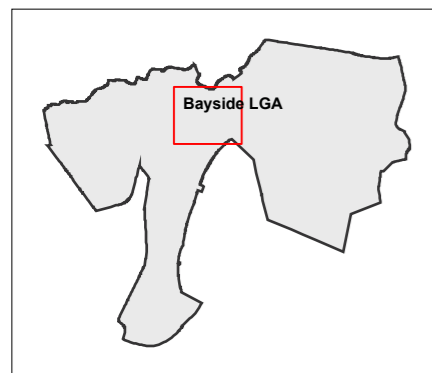
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LEGEND

- Subject Land

- Additional Permitted Uses
- 36 Area 36
- 37 Area 37
- SREP 33 Cooks Cove

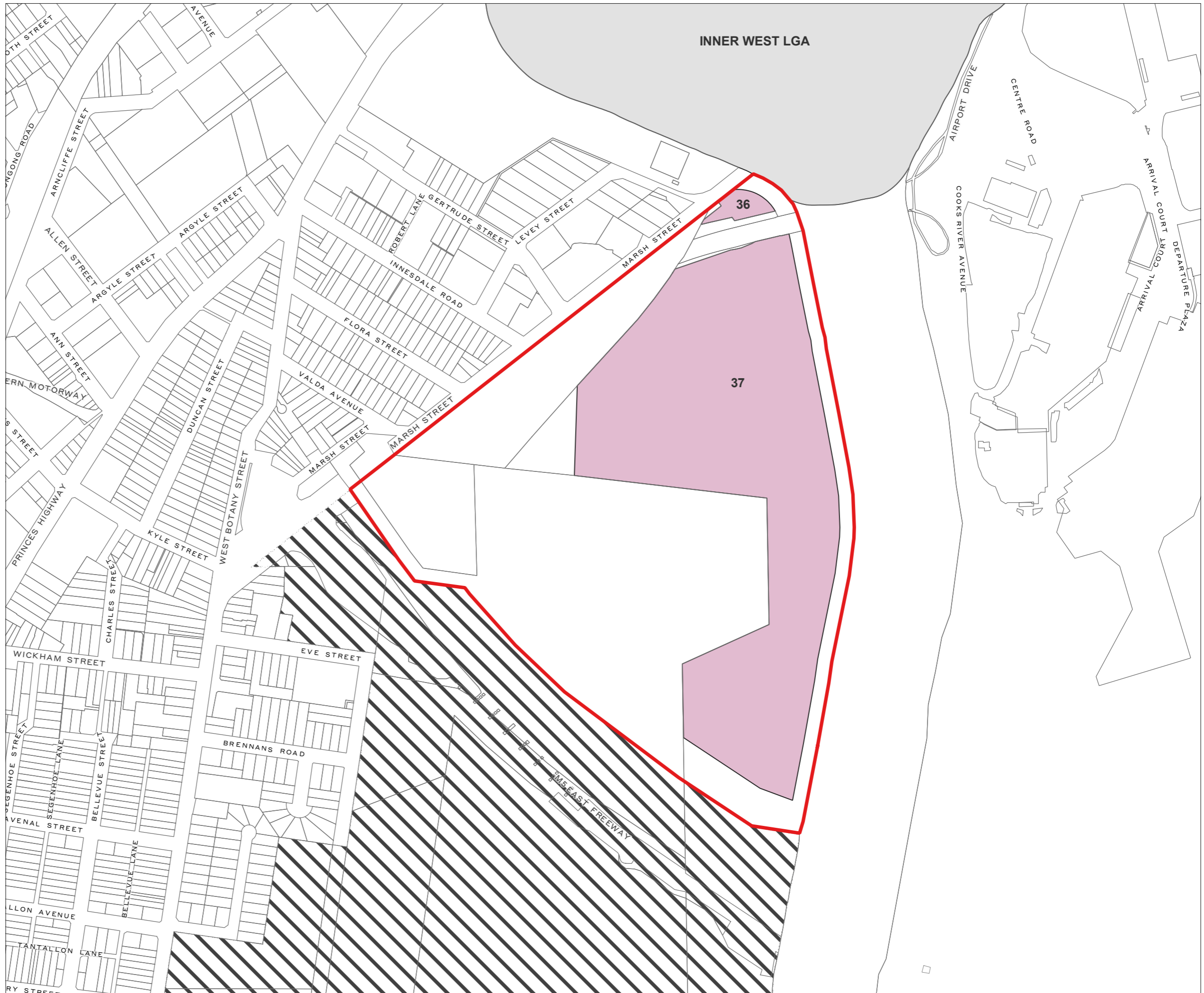
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Floor Space Ratio Map

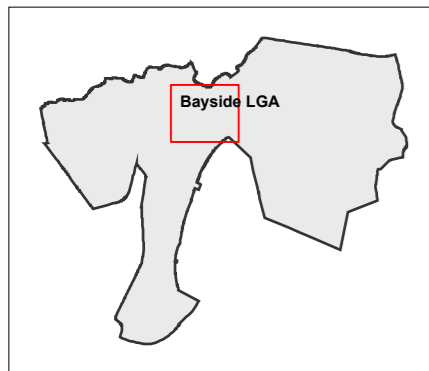
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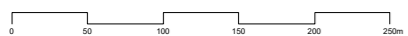
- Subject Land

- Maximum Floor Space Ratio (n:1)
- D 0.5
- F 0.6
- N 1
- P2 1.25
- S4 1.8
- T1 2
- T2 2.2
- U1 2.5
- U2 2.85
- V1 3
- V2 3.1
- W2 3.93
- X 4
- Area 9 Refer to Clause 4.4
- Area 15 Refer to Clause 4.4
- Area 16 Refer to Clause 6.18
- SREP 33 Cooks Cove

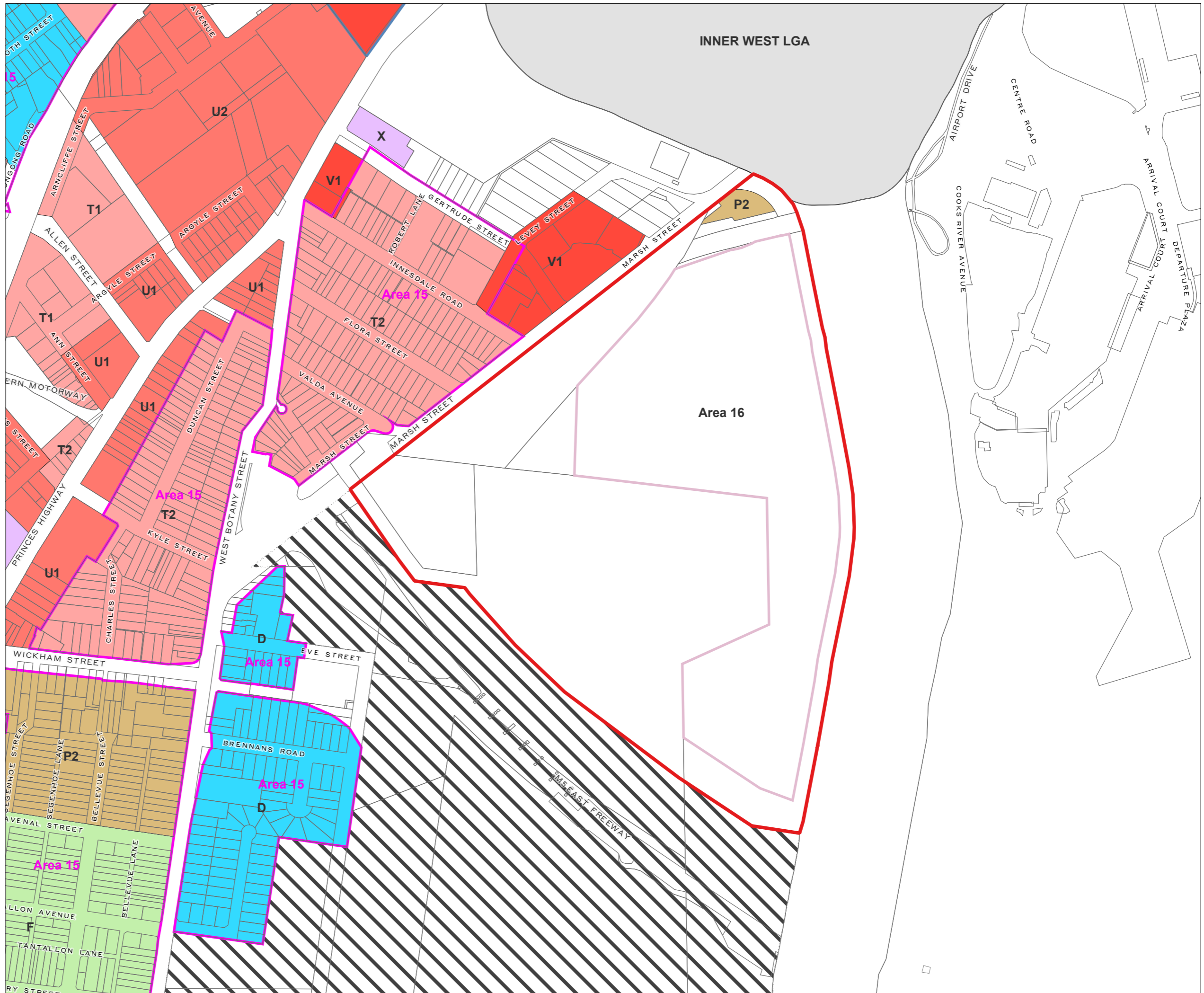
- Cadastral
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

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Acid Sulfate Soils Map

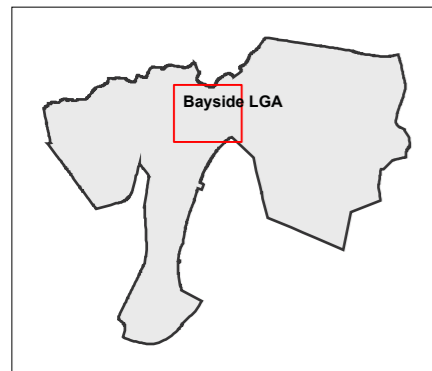
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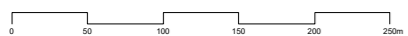
-  Subject Land

- Acid Sulfate Soils
-  Class 1
-  Class 2
-  Class 3
-  Class 4
-  Class 5
-  SREP 33 Cooks Cove

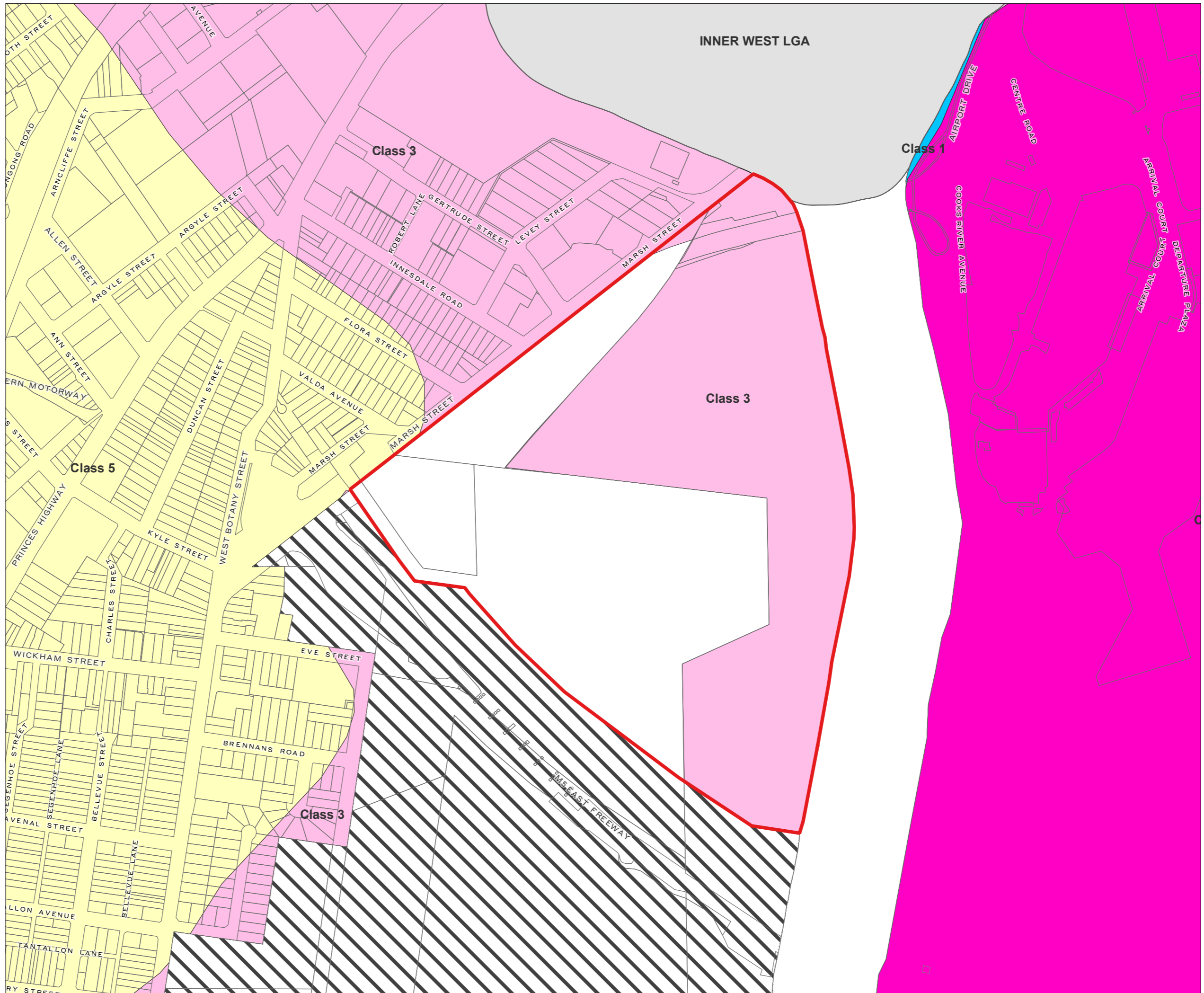
- Cadastre
-  Cadastre



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Flood Planning Area Map

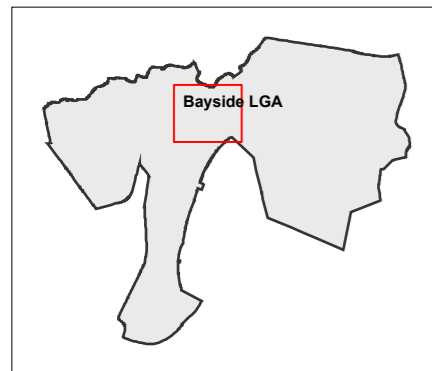
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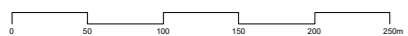
- Subject Land

- Flood Planning Area
- Flood Planning Area
- SREP 33 Cooks Cove

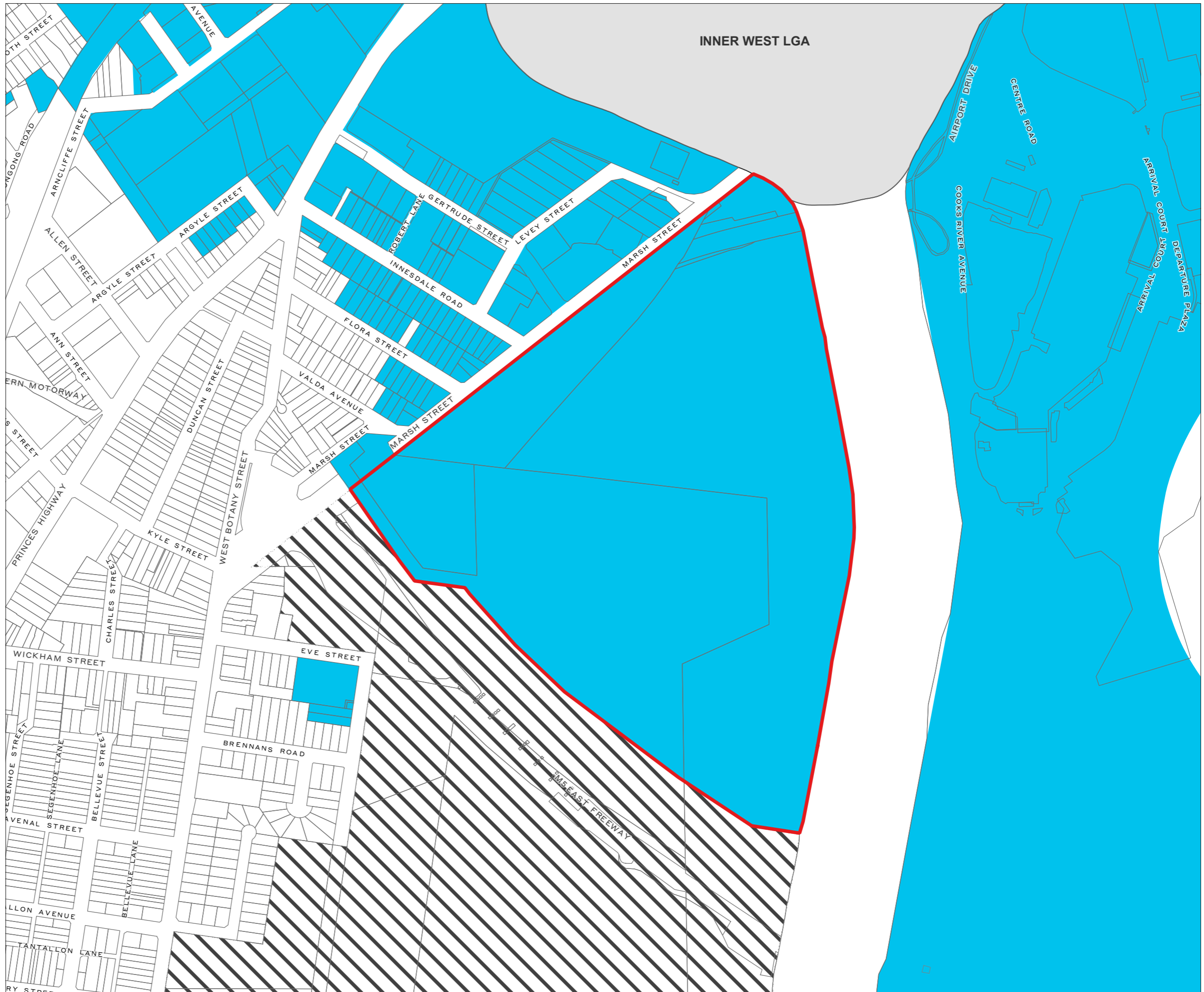
- Cadastre
- Cadastre




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LEGEND


 Subject Land

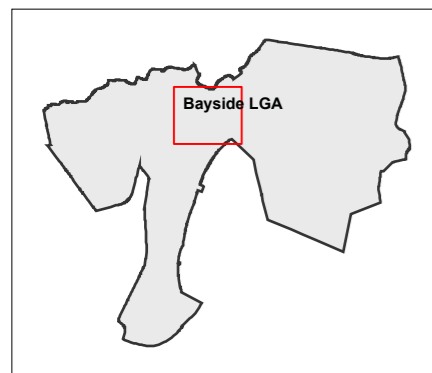
Heritage

 Biodiversity

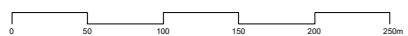
 SREP 33 Cooks Cove

Cadastral

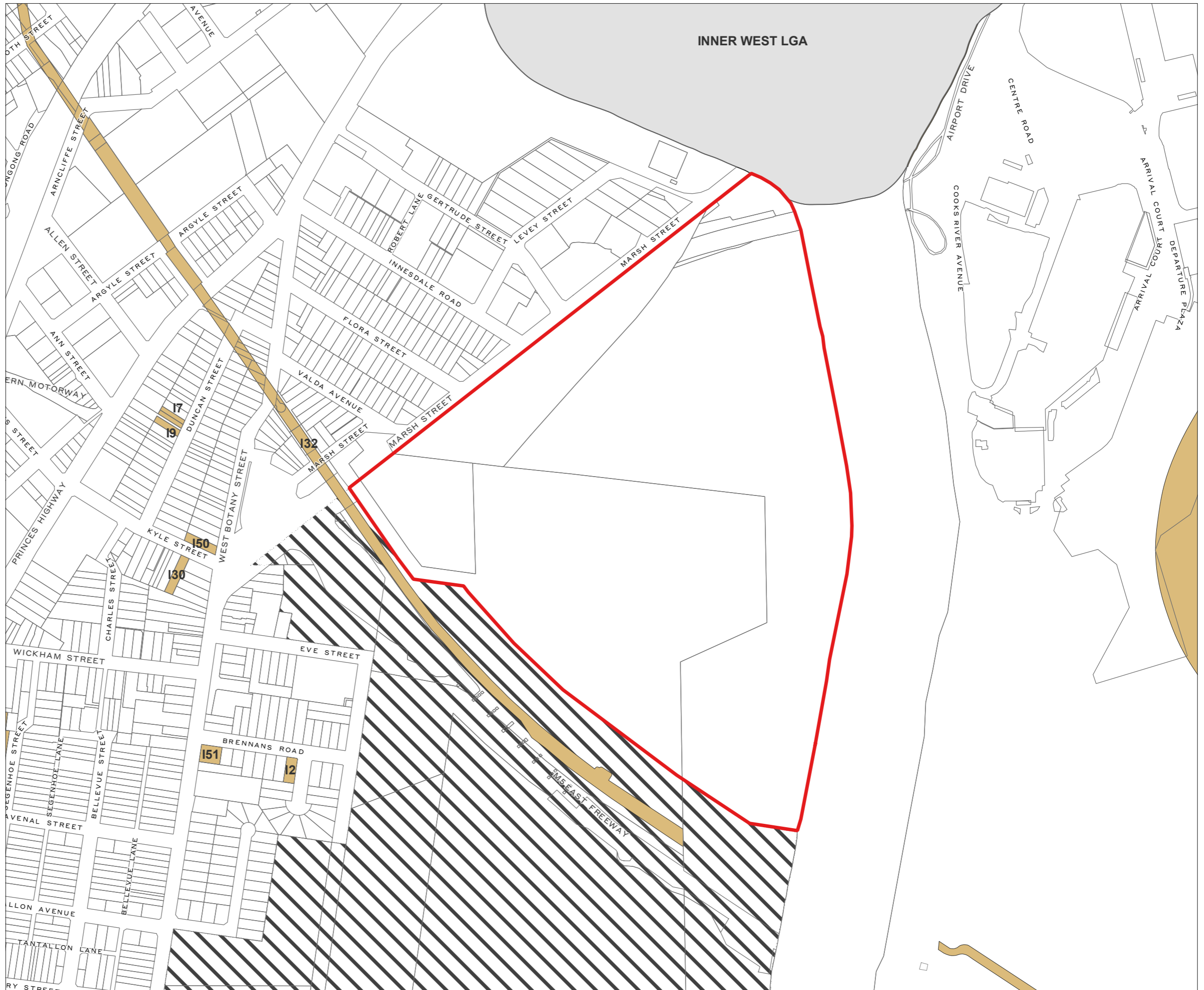
 Cadastral




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LEGEND

 Subject Land

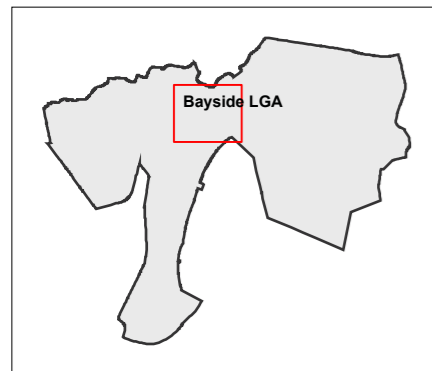
Terrestrial Biodiversity

 Biodiversity

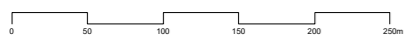
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Cadastre

 Cadastre



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