

VARIATIONS REGISTER
JULY - SEPTEMBER 2020

Council DA reference number	Lot number	DP number	Apartment/Unit number	Street number	Street name	Suburb/Town	Postcode	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
DA-2020/57	36	15897	N/A	13	Edward Street	Botany	2019	4: Residential - New multi unit	Botany Bay Local Environmental Plan 2013	R2 - Low density residential	CI4.4 FSR	Council has consistently varied the FSR standard for semi-detached dwellings within Botany. The development remains compliant with the height standard, setbacks, landscaping and solar-access. Strict compliance with the development standard would therefore be unreasonable and necessary within the circumstance as the applicant has provided sufficient planning grounds to justify the contravention to the development standard.	21.8%	Council	25/08/2020
DA-2020/68	82	1135748	N/A	1186	Botany Road	Botany	2019	1: Residential - Alterations & additions	Botany Bay Local Environmental Plan 2013	R2 - Low density residential	CI4.4 FSR	The proposal will pose minimal impact upon adjoining properties and the streetscape as it incorporates measures that provide for appropriate amenity, solar access, visual privacy, and landscaping provision. Furthermore, the proposal will comply with the FSR requirement for dwelling houses which allows a maximum of 0.75:1. It is considered unreasonable and unnecessary to impose the maximum floor space ratio for 'all other development for the purpose of residential development' based on a technicality in the wording of the Clause considering the proposal continues to be consistent with the objectives of the FSR and R2 Low Density Residential zone standards.	13.3%	Council	8/09/2020
DA-2019/320	5	1227981	N/A	58	The Glen Road	Bardwell Valley	2207	3: Residential - New second occupancy	Botany Bay Local Environmental Plan 2013	R2 - Low density residential	Height of Building	Non-compliance relates to the entry point of the roof top terrace. The entry point is centralized, not fully visible from the street or neighboring properties and is not inconsistent with recent approvals within the area for entry points to roof top terraces.	11.4%	Council	8/09/2020