

**Register of Development Standard Variations Approved**  
**April 2024 to June 2024**

Council reference number	Street No	Street Name	Suburb	Category of development	Environmental Planning Instrument	Zoning	Development Standard to be varied	Extent of Variation	Justification of Variation	Date determined
384/2023	47	Glenview ST	PADDINGTON	Residential - Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 7% Control: 9.5m Proposal: 10.17m	Pre-existing non-compliance. No change to existing overall building height. The variation is associated with the conversion of the existing roof space to an attic level and a new dormer window. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	04-Apr-24
20/2023	220	Glenmore RD	PADDINGTON	Commercial – Alterations & additions	WLEP 2014	E1 Local Centre	Clause 4.3: Height of Buildings	Variation: 83.2% Control: 9.5m Proposal: 17.4m	Pre-existing non-compliance. No change to existing overall building height. The variation is limited to the replacement of the existing roof with a new roof, re-cladding of walls and new signage. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	8-Apr-24
397/2023	17	Attunga ST	WOOLLAHRA	Residential - Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 4.3% Control: 9.5m Proposal: 9.91m	The variation is limited to a minor protrusion of the pitched roof form to the new upper level addition. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	10-Apr-24
13/2024	3/13	Dumaresq RD	ROSE BAY	Residential - Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 4.2% Control: 9.5m Proposal: 9.9m	No change to existing overall building height. The variation is limited to the upper 0.4m addition of the new rear extension to Unit 3. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	11-Apr-24

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344/2023	46	Cecil ST	PADDINGTON	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 22.4% Control: 0.9:1 Proposal: 1.1:1	Pre-existing non-compliance. The additional GFA is 19.68m <sup>2</sup> and is associated with a new studio above an existing garage. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	18-Apr-24
443/2023	219	O'Sullivan RD	BELLEVUE HILL	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 30.17% Control: 0.65:1 Proposal: 0.84:1	Pre-existing non-compliance. The additional GFA is 41.2m <sup>2</sup> . The FSR of the development is consistent with that of surrounding development in terms of scale, built form and context. Sufficient environmental planning grounds. Consistent with objectives of the standard.	18-Apr-24
37/2024	66	Edward ST	WOOLLAHRA	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 9.56% Control: 0.65:1 Proposal: 0.72:1	Pre-existing non-compliance. The additional GFA is minor (6.3m <sup>2</sup> ) and will not significantly alter the scale and bulk of the existing development nor result in any adverse impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	24-Apr-24
323/2023	116	Edgecliff RD	WOOLLAHRA	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 46% Control: 0.65:1 Proposal: 0.95:1	Pre-existing non-compliance. The FSR of the development is consistent with that of surrounding development in terms of scale, built form and context. Sufficient environmental planning grounds. Consistent with objectives of the standard.	02-May-24

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9/2024	110	Victoria RD	BELLEVUE HILL	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Building  Clause 4.4: Floor Space Ratio	Variation: 16% Control: 9.5m Proposal: 11.02m  Variation:13.14% Control: 0.5:1 Proposal: 0.56:1	There is a pre-existing height and FSR non-compliance. The height and FSR non-compliances can be attributed to the proposed works (i.e. eyelid dormer and layout changes) to the existing attic level. No change to existing overall building height. The proposed development will result in a 6m <sup>2</sup> reduction of the existing GFA. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	02-May-24
401/2023	9	Harris ST	PADDINGTON	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 19.5% Control: 0.9:1 Proposal: 1.08:1	Pre-existing non-compliance. The additional GFA is 1.56m <sup>2</sup> and will not alter the scale and bulk of the existing development nor result in any adverse impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	10-May-24
356/2023	66-66A	Darling Point RD	DARLING POINT	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.3: Height of Buildings	Variation: 261.59% Control: 13.5m Proposal: 48.815m	Pre-existing non-compliance. No change to existing overall building height. The variation is limited to the re-cladding of the external façade of the existing Residential Flat Building. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	15-May-24

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224/2023	46	Hopetoun AVE	VAUCLUSE	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 22.1% Control: 9.5m Proposal: 11.6m	The variation is limited to a minor protrusion of the upper level and its roof which can be attributed to the sloping topography of the site and to the previously excavated area of the site and the measurement of height from 'existing ground level'. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	16-May-24
36/2024	51	View ST	WOOLLAHRA	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 49.17% Control: 0.85:1 Proposal: 0.97:1	Pre-existing non-compliance. The additional GFA is 16m <sup>2</sup> and will not significantly alter the scale and bulk of the existing development nor result in any adverse impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). The FSR of the development is consistent with that of surrounding development in terms of scale, built form and context. Sufficient environmental planning grounds. Consistent with objectives of the standard.	16-May-24
50/2024	466	Oxford ST	PADDINGTON	Residential – Alterations & additions	WLEP 2014	MU1 Mixed Use	Clause 4.3: Height of Buildings  Clause 4.4: Floor Space Ratio	Variation: 3.05% Control: 9.5m Proposal: 9.79m  Variation: 4.6% Control: 1:1 Proposal: 1.14:1	Pre-existing non-compliance (Height and FSR). The variation to the height and FSR standards is associated with works to the attic level including a new dormer window. No change to existing overall building height. Sufficient environmental planning grounds. Consistent with objectives of the standard.	20-May-24
52/2024	83	Ocean ST	WOOLLAHRA	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.3: Height of Buildings	Variation: 8% Control: 10.5m Proposal: 11.2m	Pre-existing non-compliance. No change to existing overall building height. The variation is limited to the replacement of the existing roof with a new roof. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	29-May-24

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392/2023	1	Olive ST	PADDINGTON	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 19.7% Control: 9.5m Proposal: 11.38m	Pre-existing non-compliance. No change to existing overall building height. The variation is limited to the modifications to the existing attic level and its dormer windows. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	03-Jun-24
468/2023	186	Hopetoun AVE	WATSONS BAY	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 7.9% Control: 8.2m Proposal: 8.85m	Pre-existing non-compliance. No change to existing overall building height. The variation is limited to a minor protrusion of the roof form which can be attributed to the sloping topography of the site. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	11-Jun-24
147/2024	7	Princes AVE	VAUCLUSE	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.4: Floor Space Ratio	Variation: 5.4% Control: 0.5:1 Proposal: 0.527:1	Pre-existing non-compliance. The additional GFA is 11.2m <sup>2</sup> and will not alter the scale and bulk of the existing development nor result in any adverse impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	11-Jun-24
57/2024	29	Carlotta RD	DOUBLE BAY	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 12% Control: 0.5:1 Proposal: 0.57:1	Pre-existing non-compliance. The proposed development will reduce the existing dwelling's FSR from 0.58:1 to 0.57:1 (a reduction of 5.4m <sup>2</sup> in GFA). No change to existing overall building height. Sufficient environmental planning grounds. Consistent with objectives of the standard.	18-Jun-24

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414/2022	25	Birriga RD	BELLEVUE HILL	Residential – Single new dwelling	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 2.2% Control: 0.9:1 Proposal: 0.92:1	The FSR variation is minor (15m <sup>2</sup> ) The FSR of the development is consistent with that of surrounding development in terms of scale, built form and context. Sufficient environmental planning grounds. Consistent with objectives of the standard.	20 Jun 24
210/2023	22	Boronia RD	BELLEVUE HILL	Mixed	WLEP 2014	R3 Medium Density Residential	Clause 4.3: Height of Buildings  Clause 4.1A – Minimum Lot Size	Variation: 28.8% Control: 9.5m Proposal: 12.24m  Variation: 0.46% Control: 700m <sup>2</sup> Proposal: 696.8m <sup>2</sup>	The variation to the height standard is limited to minor protrusion of the roof form and building parapet which can be attributed to the sloping topography of the site. Consistent with the lot size and subdivision pattern of development in the immediate locality. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	20-Jun-24
251/2023	40	Coolong RD	VAUCLUSE	Residential – Alterations & additions	WLEP 2014	R2 Low Density Residential	Clause 4.3: Height of Buildings	Variation: 9.7% Control: 9.5m Proposal: 10.42m	The variation is limited to portions of the dormer style roof form. The height of the development is consistent with that of surrounding development in terms of height, scale, built form and context. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	20-Jun-24
301/2023	464	Oxford ST	PADDINGTON	Residential – Alterations & additions	WLEP 2014	MU1 Mixed Use	Clause 4.4: Floor Space Ratio	Variation: 17.9% Control: 1:1 Proposal: 1.179:1	Pre-existing non-compliance. The additional GFA is 7.3m <sup>2</sup> and will not alter the scale and bulk of the existing development nor result in any adverse impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	20-Jun-24

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430/2023	3	Fig Tree LANE	WOOLLAHRA	Residential – Alterations & additions	WLEP 2014	R3 Medium Density Residential	Clause 4.4: Floor Space Ratio	Variation: 8.3% Control: 0.65:1 Proposal: 0.7:1	The FSR variation is minor. The FSR of the development is consistent with that of surrounding development in terms of scale, built form and context. No unreasonable impacts on the amenity of adjoining properties or locality (built form/context, streetscape presentation). Sufficient environmental planning grounds. Consistent with objectives of the standard.	24-Jun-24