

Attachment C2

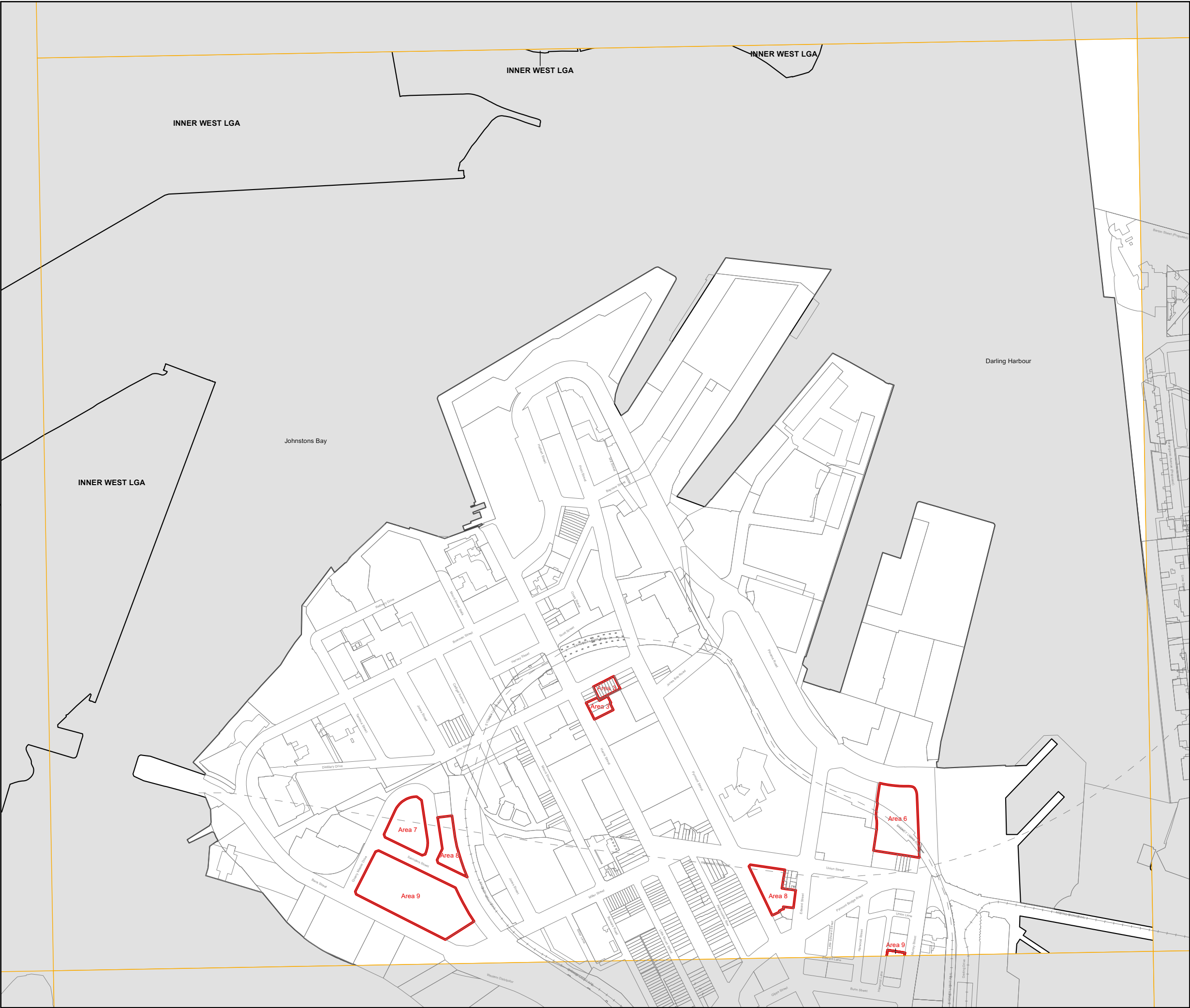
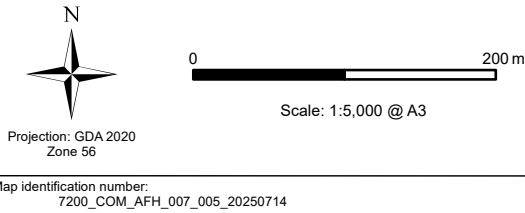
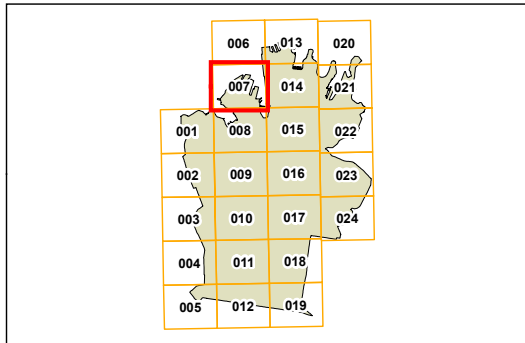
**Amended Planning Proposal – Ultimo
Pyrmont – LEP Maps**

Affordable Housing Map
- Sheet AFH_007

Affordable Housing
Refer to clause 7.13B

Cadastre
Cadastre 15/07/2025 © City of Sydney

185



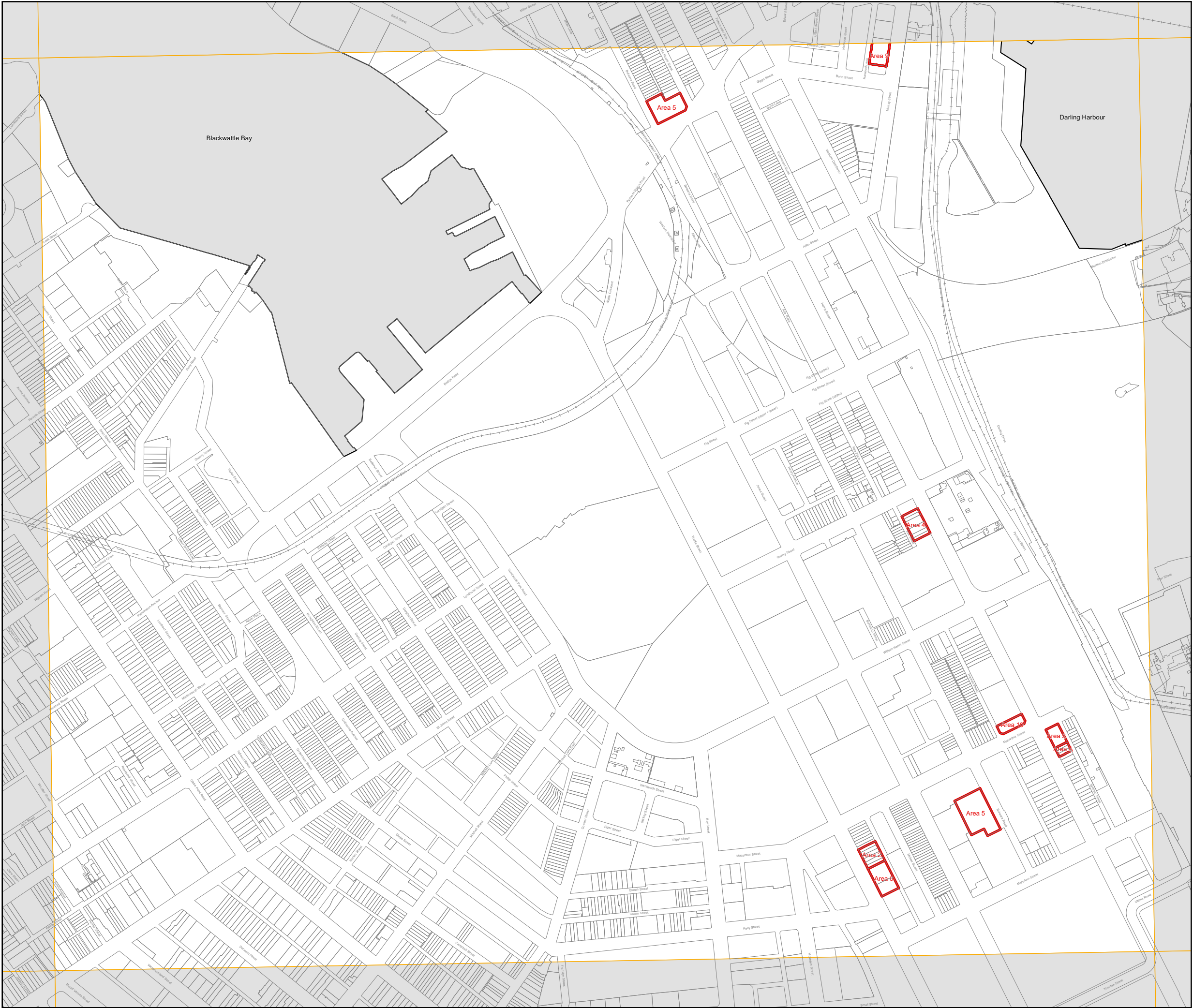
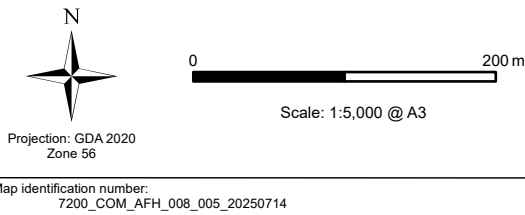
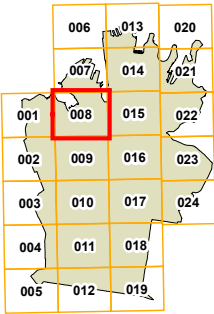
Affordable Housing Map
- Sheet AFH_008

Affordable Housing
Refer to clause 7.13B

Cadastre
Cadastre 15/07/2025 © City of Sydney

186

Post-Exhibition



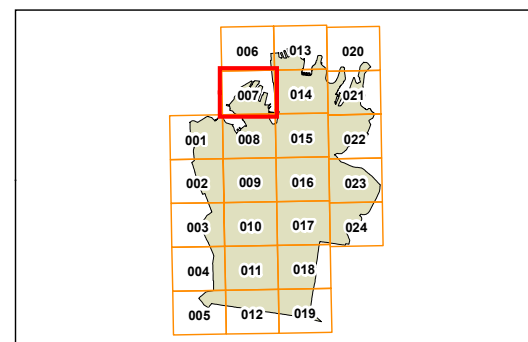
Floor Space Ratio Map -
Sheet FSR_007

Maximum Floor Space Ratio (n:1)

S2	1.6
T1	2
U1	2.5
U5	2.65
U6	2.75
V1	3
V4	3.3
V5	3.41
W1	3.5
W3	3.61
W4	3.73
W5	3.75
X1	4
X4	4.22
Y5	4.83
Z1	5
AA3	6.5
AB1	7
AB3	7.7
AF	11

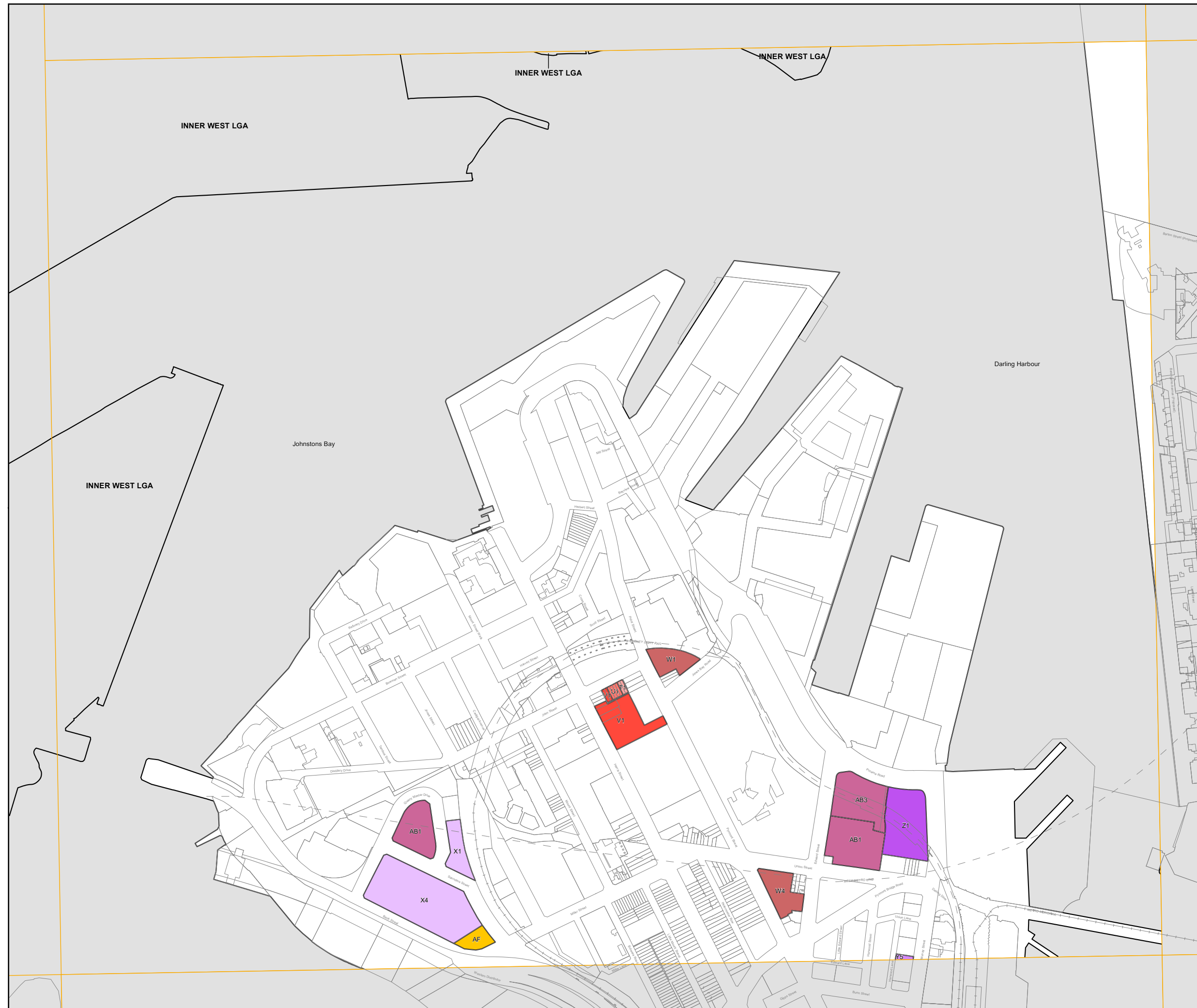
Cadastre

Cadastre 18/09/2025 © City of Sydney



0 200m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56Map identification number:
7200_COM_FSR_007_005_20250918

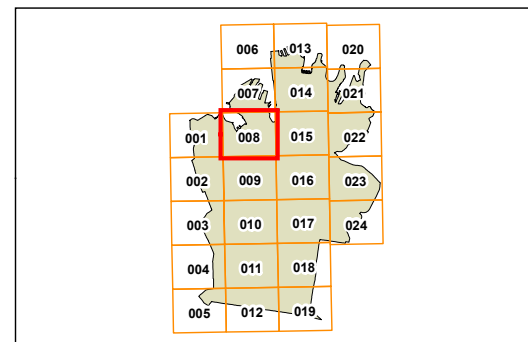
Floor Space Ratio Map -
Sheet FSR_008

Maximum Floor Space Ratio (n:1)

S2	1.6
T1	2
U1	2.5
U5	2.65
U6	2.75
V1	3
V4	3.3
V5	3.41
W1	3.5
W3	3.61
W4	3.73
W5	3.75
X1	4
X4	4.22
Y5	4.83
Z1	5
AA3	6.5
AB1	7
AB3	7.7
AF	11

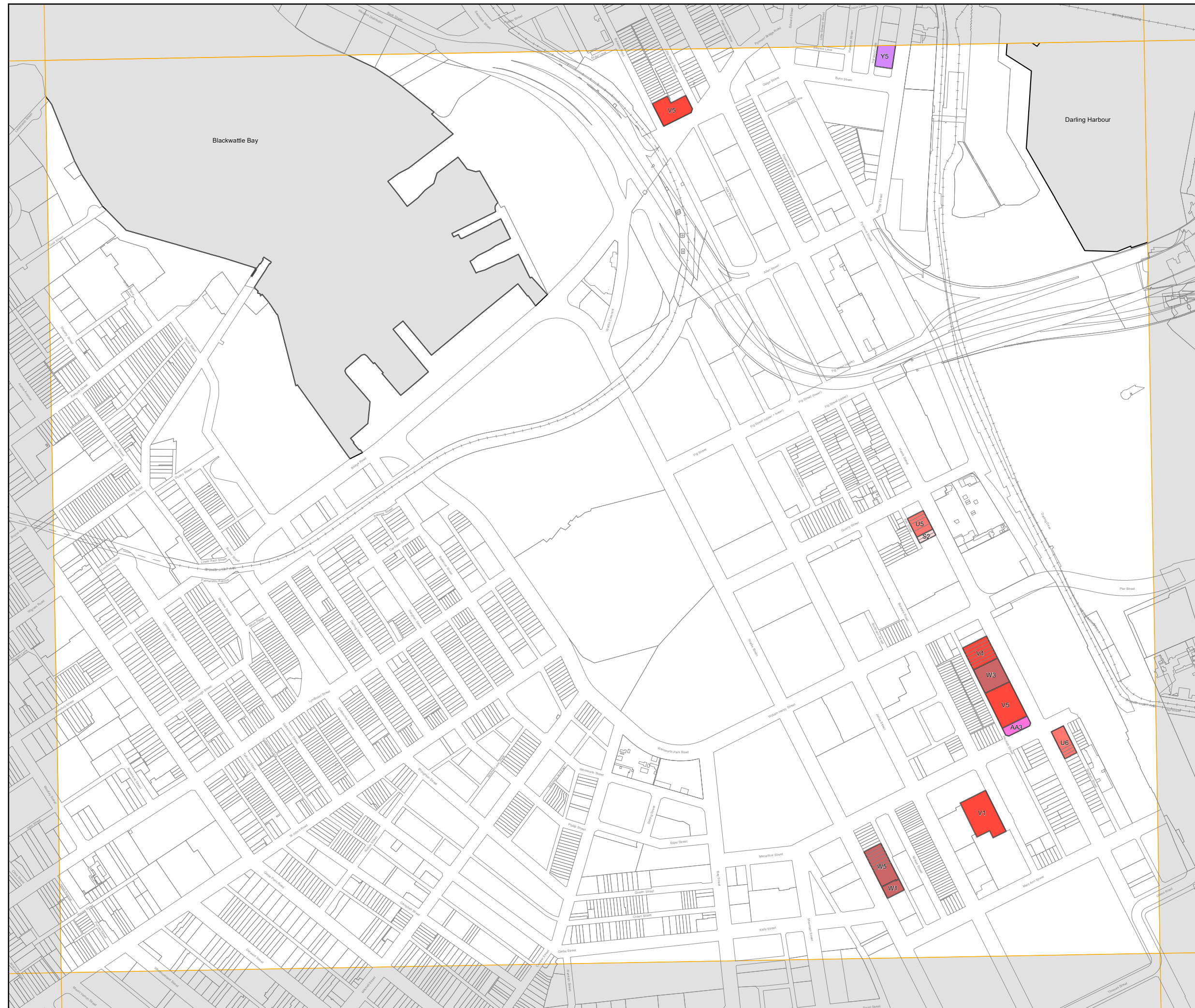
Cadastre

Cadastre 18/09/2025 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56Map identification number:
7200_COM_FSR_008_005_20250918

Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_007

Maximum Building Height (m)

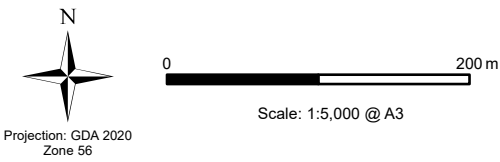
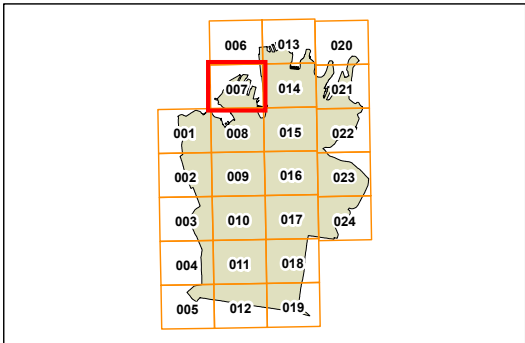
- P 18
- R 22
- S2 24
- T2 27
- T3 28
- U1 30
- U2 33
- V1 35
- V2 38
- W1 40
- W2 42
- X 45
- Y 50
- Z 55
- AB2 85

Maximum Building Height (m) Heights shown on map in RL (m)

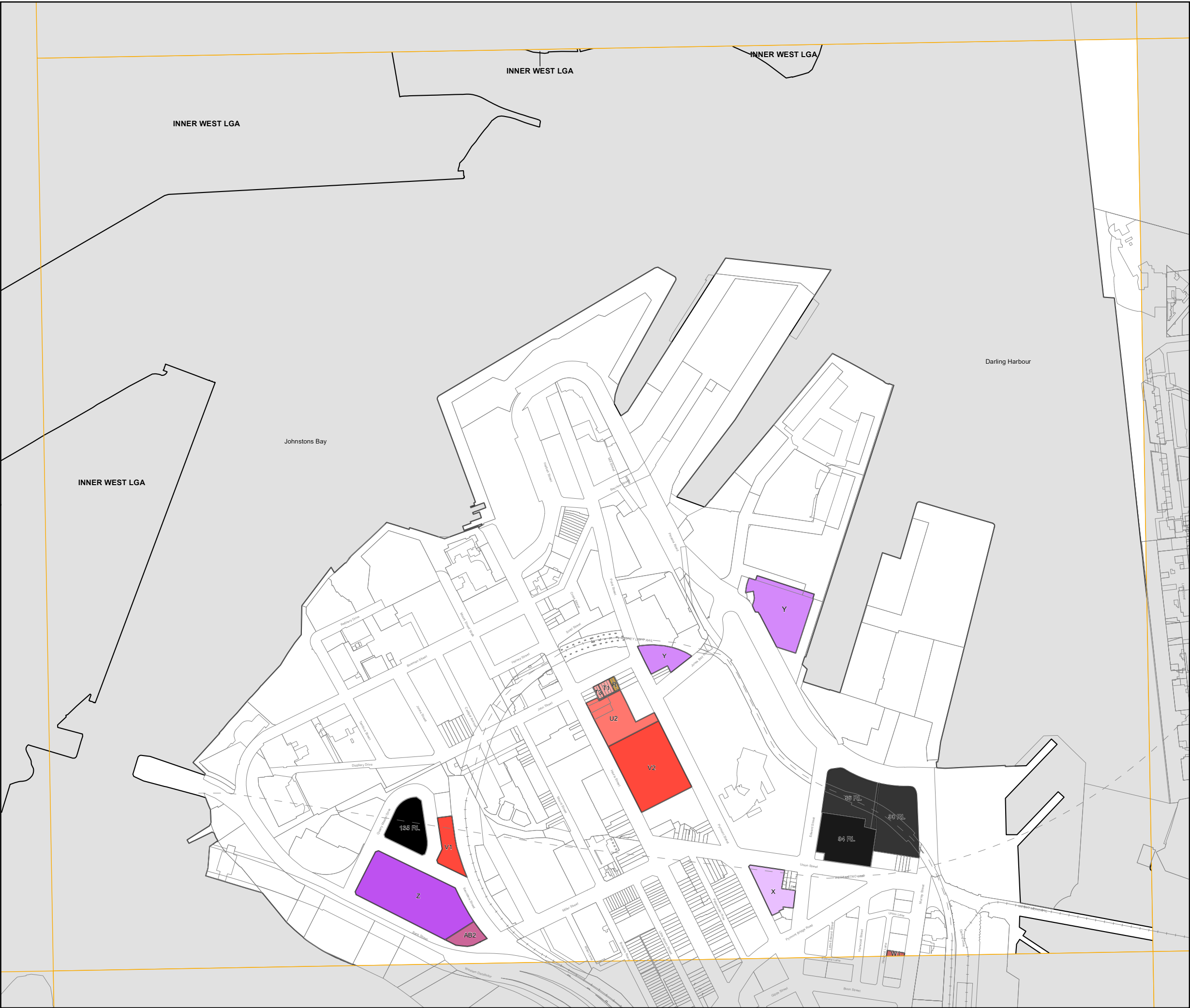
- 80 - 90
- 90 - 100
- 130 - 140 RL

Cadastre

Cadastre 08/07/2025 © City of Sydney



Map identification number:
7200_COM_HOB_007_005_20250708



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_008

Maximum Building Height (m)

- P 18
- R 22
- S2 24
- T2 27
- T3 28
- U1 30
- U2 33
- V1 35
- V2 38
- W1 40
- W2 42
- X 45
- Y 50
- Z 55
- AB2 85

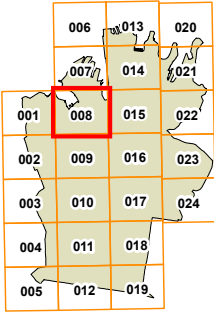
Maximum Building Height (m) Heights shown on map in RL (m)

190

- 80 - 90
- 90 - 100
- 130 - 140 RL

Cadastral

Cadastral 08/07/2025 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_HOB_008_005_20250708



Alternative Floor Space Ratio Map
- Sheet AFSR_007

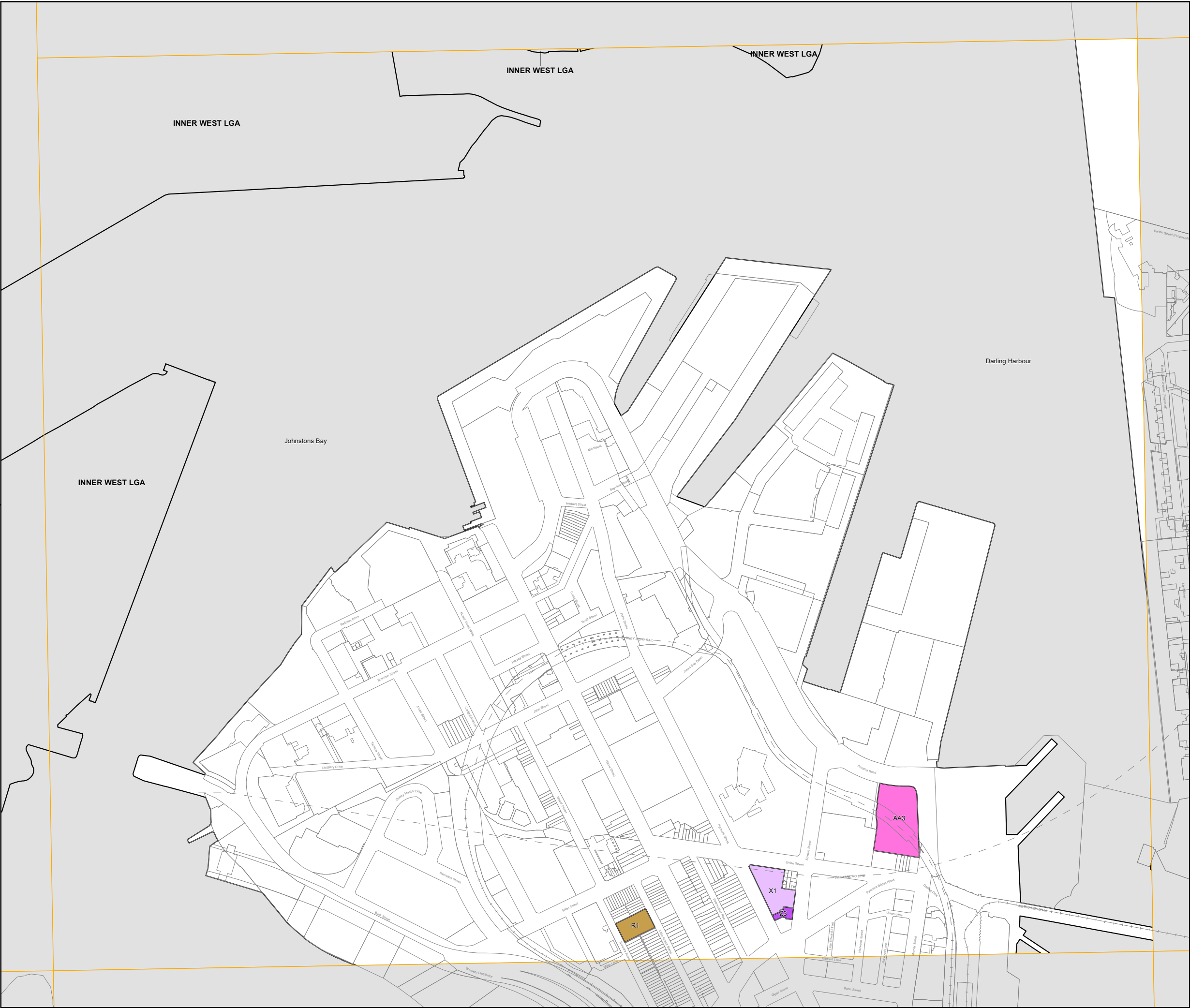
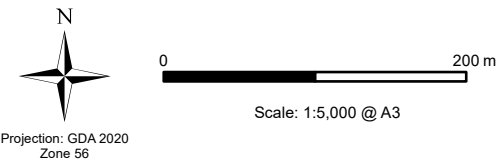
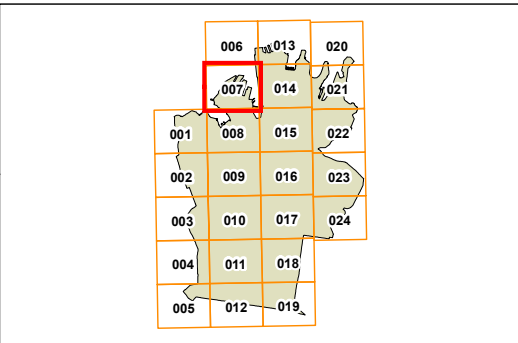
Alternative Maximum Floor Space Ratio (n:1)

R1	1.4
U1	2.5
W5	3.75
W6	3.9
X1	4
X2	4.1
Y1	4.5
Z3	5.7
AA3	6.5

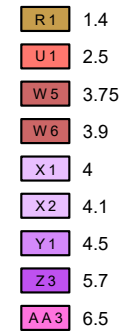
Cadastre

Cadastre 14/07/2025 © City of Sydney

191

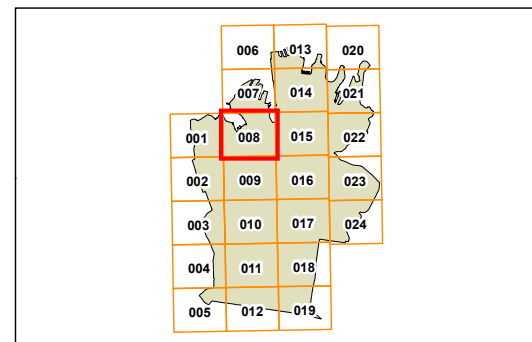


Alternative Maximum Floor Space Ratio (n:1)



 Cadastre 14/07/2025 © City of Sydney

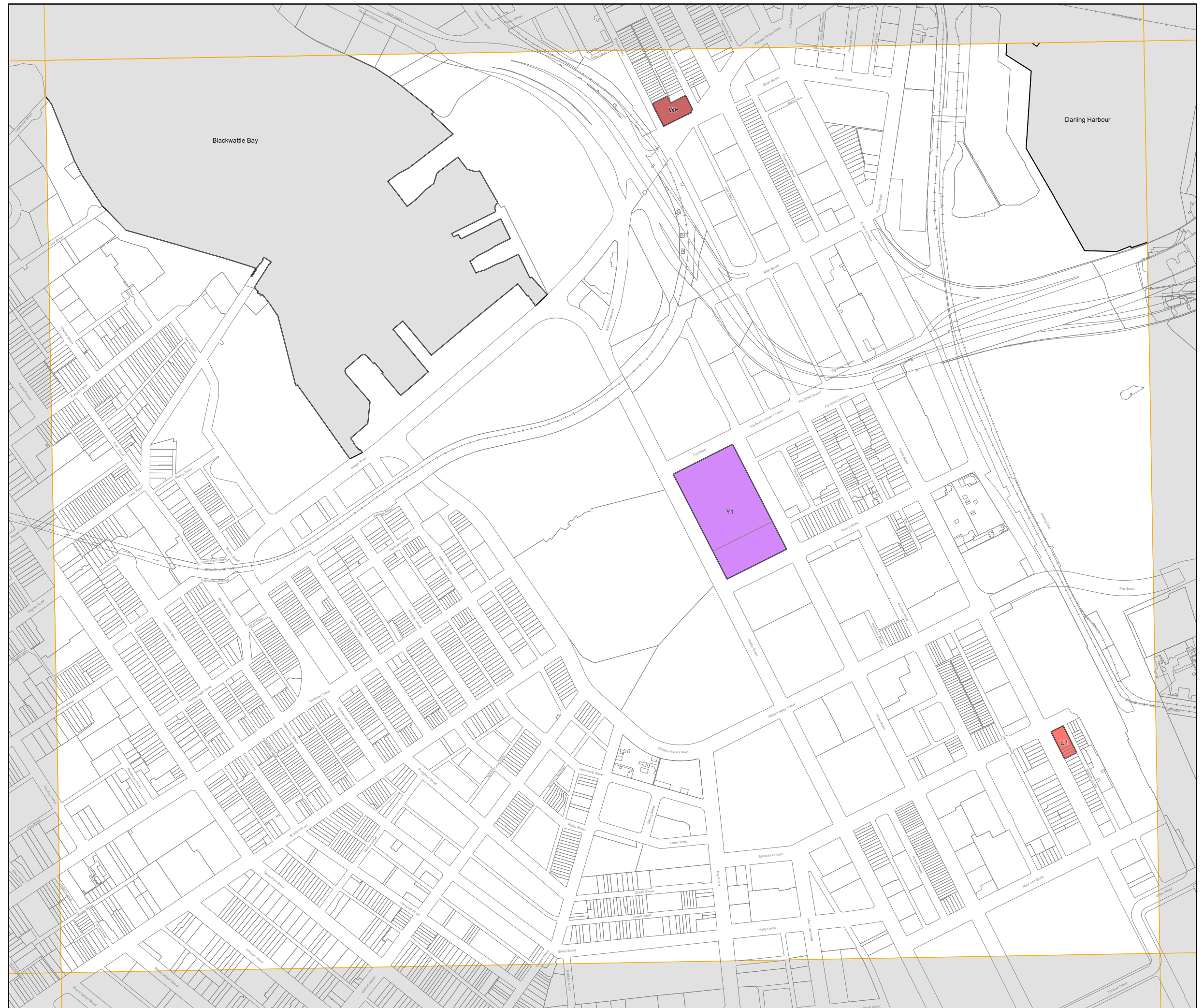
192



Projection: GDA 2020
Zone 56

Scale: 1:5,000 @ A3

Map identification number:
7200_COM_AFSR_008_005_20250714



Sydney Local Environmental Plan 2012

Alternative Height of Buildings Map - Sheet AHOB_007

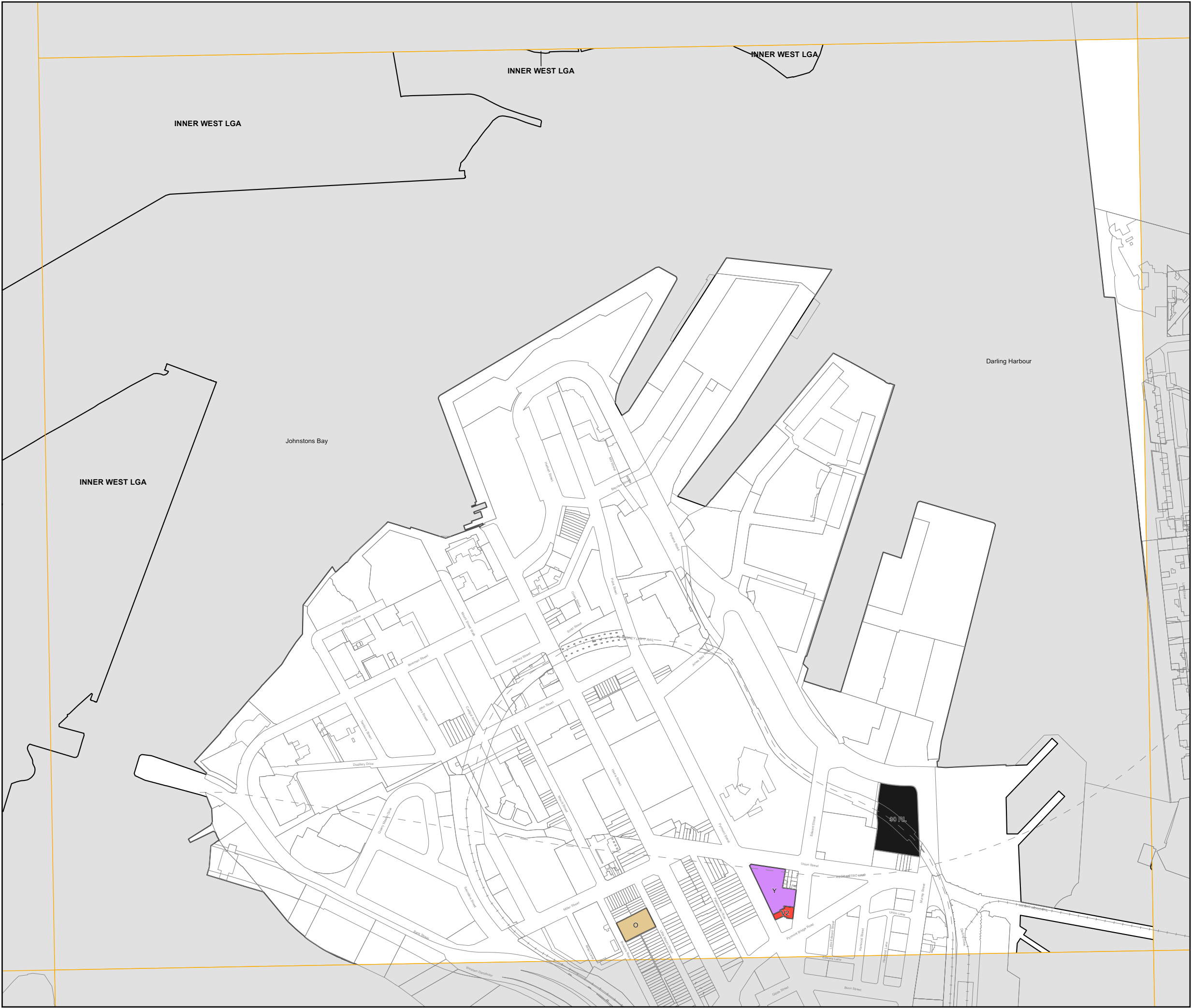
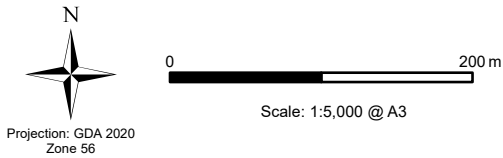
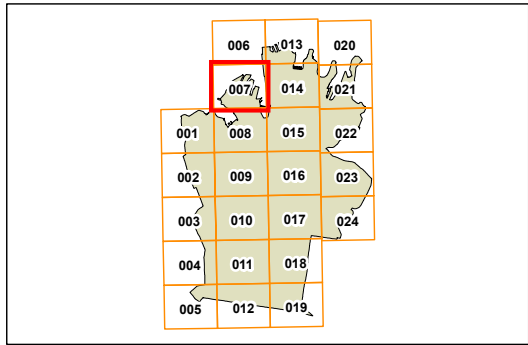
Maximum Building Height (m)

15
38
50

Maximum Building Height (m)
Heights shown on map in RL (m)

50 - 60
90 - 100

Cadastre
Cadastre 15/07/2025 © City of Sydney



Sydney Local Environmental Plan 2012

Alternative Height of Buildings Map - Sheet AHOB_008

Maximum Building Height (m)

O 15

V2 38

Y 50

Maximum Building Height (m)
Heights shown on map in RL (m)

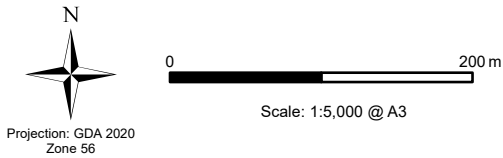
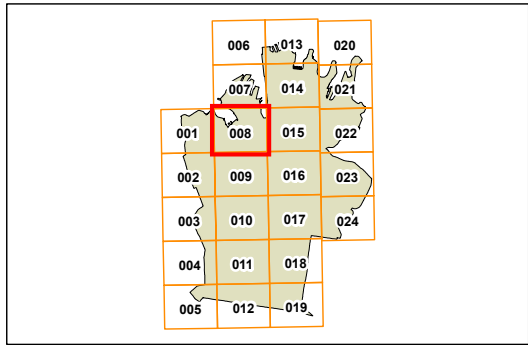
50 - 60

90 - 100

Cadastre

Cadastre 15/07/2025 © City of Sydney

194



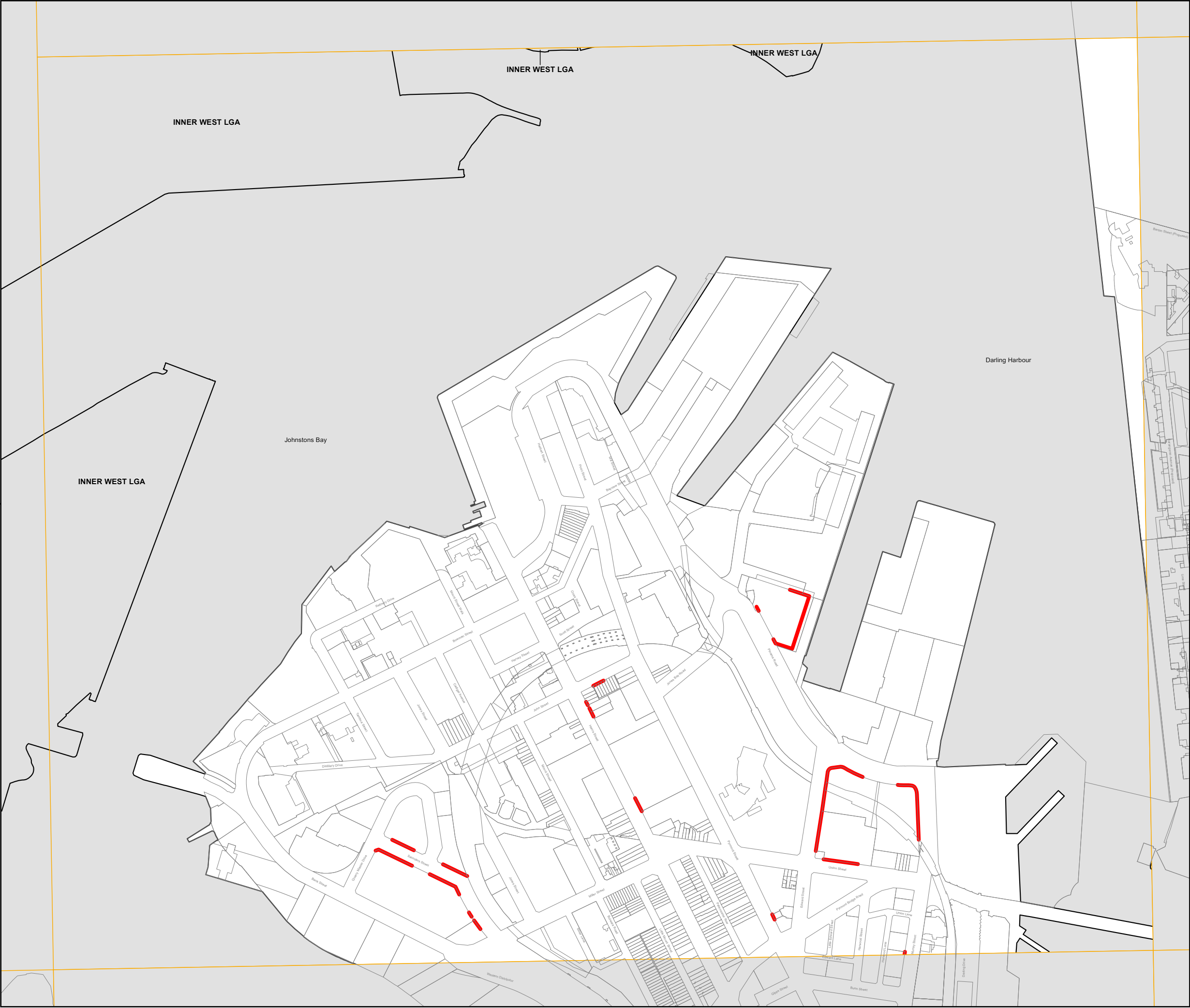
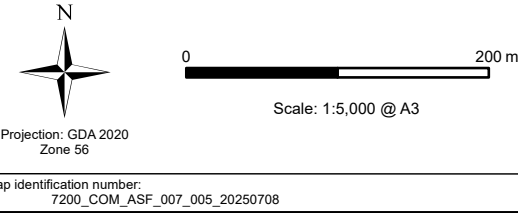
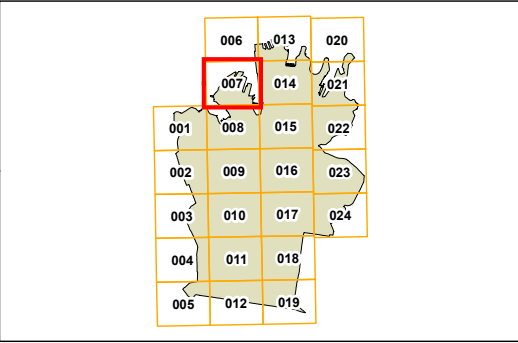
Active Street Frontages
- Sheet ASF_007

Active Street Frontages

Active Street Frontage

Cadastre

Cadastre 08/07/2025 © City of Sydney



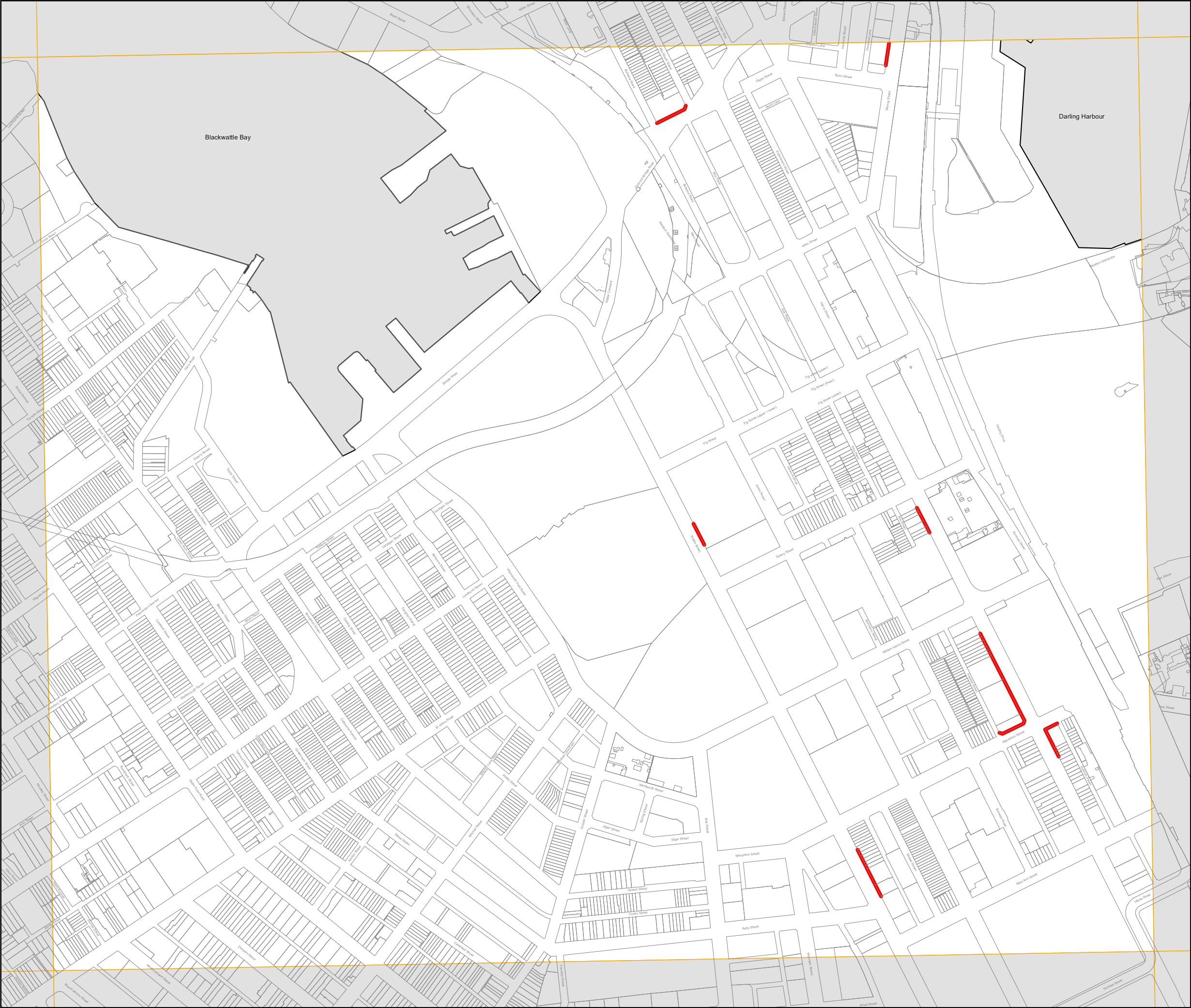
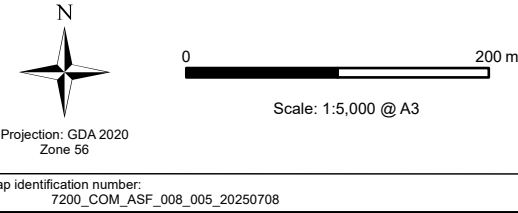
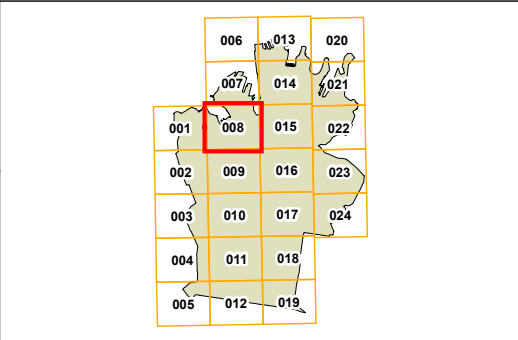
Active Street Frontages
- Sheet ASF_008

Active Street Frontages

Active Street Frontage

Cadastre

Cadastre 08/07/2025 © City of Sydney

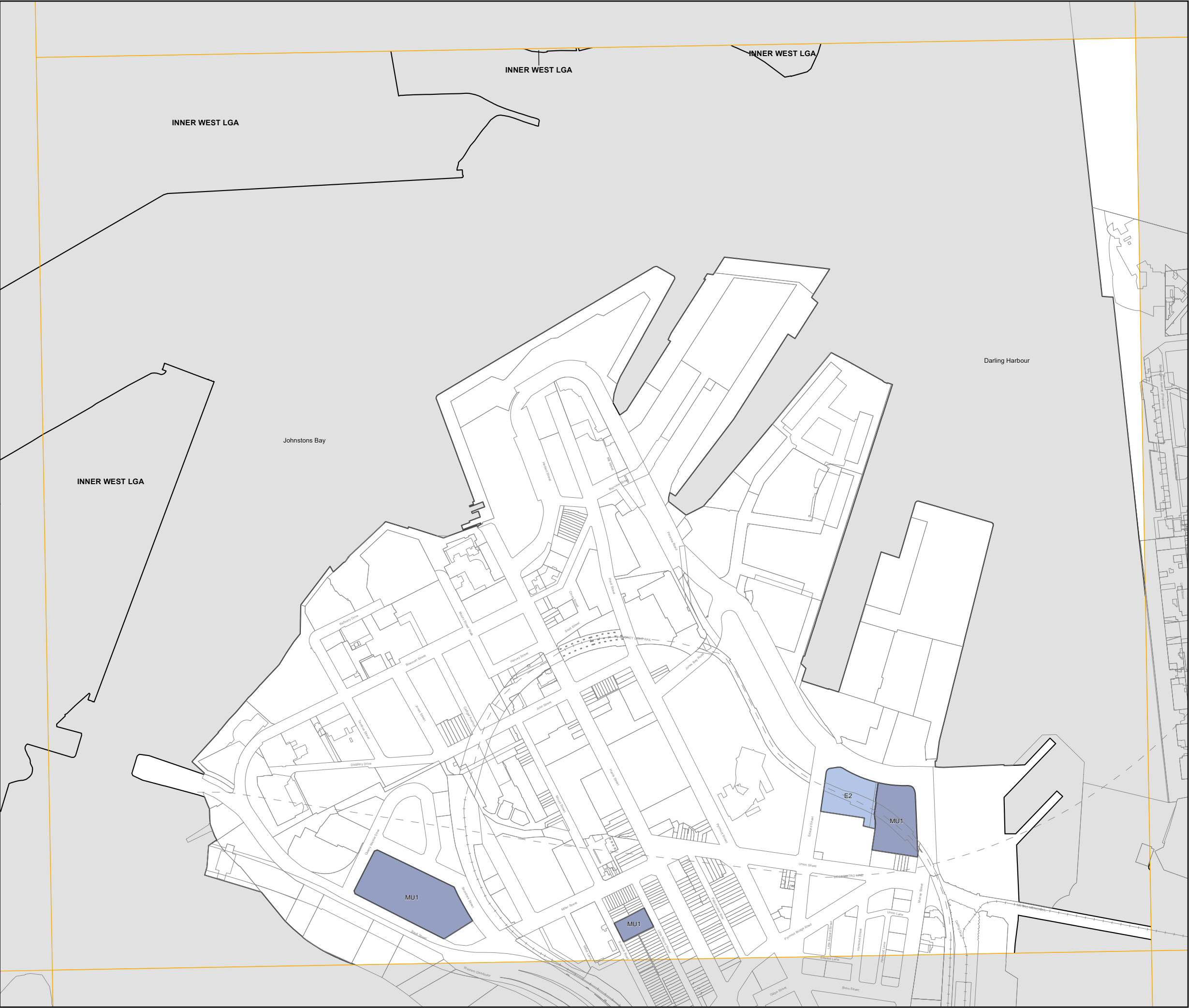


Zone

- E2 Commercial Centre
- MU1 Mixed Use

Cadastre

Cadastre 14/07/2025 © City of Sydney



Post-Exhibition

