

DCP 8

FREDERICKTON

DRAFT DEVELOPMENT CONTROL PLAN FOR PART OF FREDERICKTON

Council at its meeting of 14th September 1987 resolved to place on public exhibition a Draft Development Control Plan for the area bounded by Chapman Street, Edgar Street, the Pacific Highway and Macleay Street, Frederickton.

The Draft Development Control Plan is to be on exhibition until 4.30pm on Monday, 26th October 1987, during this period any person may object in writing to the Plan, and their objection will be considered by Council at the time of formalising the plan.

The Draft Development Control Plan has been prepared to identify a commercial area within the existing village of Frederickton, an open space area for the village of Frederickton and surrounds, a centrally located car park to service both facilities, with the remainder of the land being used for residential purposes.

The Draft Development Control Plan provides for the following uses to be allowed within each zone.

RESIDENTIAL

The residential allotments containing land wholly below the flood line may be used for the purposes of single dwelling houses in accordance with Council's Flood Policy; home industries; and home occupations.

The residential allotments containing land above the flood line may be used for the purposes of single dwelling houses; residential flat buildings based on a residential density of 100 persons per hectare; home industries; and home occupations.

COMMERCIAL

The land shown as being commercial may be used for the following purposes: bus stations; child care centres; clubs; commercial offices; dwellings constructed in conjunction with shops or commercial offices; hotels; medical consulting rooms; place of assembly; place of public worship; public buildings; shops; and taverns.

CAR PARK

The land shown as car park is to be used for the purpose of establishing a car park with access from Chapman Street.

OPEN SPACE

The land shown as open space is to be used for the purpose of landscaping; gardening; and recreation activities.

Council also wishes to point out that any use lawfully in existence prior to the introduction of a Development Control Plan, may continue to operate under the provisions of Division 2, Part IV, of the Environmental Planning and Assessment Act 1979.

FREDERICKTON DRAFT DEVELOPMENT CONTROL PLAN

