

VPA No.	Street Address	Description of planning agreement	Names of the parties	Date executed	Associated Application Number	Description of development	VPA Status
1	260 Victoria Road PARRAMATTA NSW 2150	Deed of Agreement (as opposed to formal VPA) to undertake heritage walk and signage through UWS site, improve public interface with river including upgrades to existing footpath, upgrade to existing cafe, provision of bicycle parking and drinking fountains, publicly accessible toilets and public seating.	Parramatta City Council University of Western Sydney	6/02/2008	DA/584/2007	Demolition, subdivision and construction of new student accommodation including 73 self contained units comprising of 342 bedrooms.	Complete
1A	260 Victoria Road PARRAMATTA NSW 2150	Variation Deed Relating to Public Domain Works	Parramatta City Council University of Western Sydney	19/05/2011	same as original	same as original	Complete
1B	260 Victoria Road PARRAMATTA NSW 2150	Variation relating to timing of heritage interpretation signage	Parramatta City Council University of Western Sydney	22/02/2012	same as original	same as original	Complete
1C	260 Victoria Road PARRAMATTA NSW 2150	Further variation relating to timing of heritage interpretation signage	Parramatta City Council University of Western Sydney	8/10/2012	same as original	same as original	Complete
2	8-10 Boundary Road CARLINGFORD NSW 2118	Payment of a monetary contribution of \$279,300 towards works in Carlingford.	The Hills Shire Council Dynamic Plus Rendering & Construction Pty Ltd Everlast Rendering & Construction Pty Ltd	23/07/2010	DA/63/2010/HB (Hills Council reference)	The addition of 14 units to an approved residential flat building.	Complete
3	116-124 Church Street PARRAMATTA NSW 2150	Dedication of land at rear of site, construction of a shared pedestrian and vehicle laneway, resurfacing of part of existing laneway (Firehorse Lane), provision of landscaping, public art, lighting and security cameras within public domain.	Parramatta City Council Glory Property Developments (Australia) Pty Ltd	31/08/2010	DA/565/2004/B	Modification to an approved 25 storey mixed use development including the addition of 2 commercial levels, removal of 24 car spaces, changes to the internal layout and changes to the external facade.	Complete
4	1-7 Correy Place, 774-788 Pennant Hill Road & 13 Young Road CARLINGFORD NSW 2118	Payment of a monetary contribution of \$877,762 towards works in Carlingford.	The Hills Shire Council Stamford House 88 Pty Ltd	29/11/2010	HB/1379/2009 (Hills Council reference)	3 apartment buildings with 114 units and medical centre.	Complete
5	2 Morton Street PARRAMATTA NSW 2150	Monetary contribution of \$1.75 million toward the construction of a pedestrian bridge over Parramatta River; land dedication along river foreshore; works involving landscape works, construction of pathway, construction of foreshore road, construction of a river platform and passive open space.	Parramatta City Council Frasers Morton Pty Ltd	22/12/2010	RZ/28/2009	Rezoning of land to enable multi unit housing and residential flat buildings	Complete
6	61 Mobbs Lane EPPING NSW 2121	Signalisation of the intersection of Mobbs Lane and Marsden Road, the embellishment of open space within the site and provision of access (physical and legal) to members of the general public to areas of open space. A cash contribution totalling \$2.73 million is also to be paid towards projects within the former Parramatta Section 94A Development Contributions Plan.	Parramatta City Council Karimbla Properties (No.9) Pty Limited Meriton Apartments Pty Ltd	16/03/2011	NCA/16/2010	Application for the modification to the approved concept plan and amendment to the State Significant Site listing	Complete

7	2-8 River Road West PARRAMATTA NSW 2150	Dedication of foreshore land, through site links, embellishment works, cash contribution of \$375,000 toward pedestrian bridge over river and \$150,000 contribution toward local road improvements. This VPA is also subject to Variation Deed to increase the cash contribution for the pedestrian bridge by an additional \$700,000 (total \$1,075,000 to bridge) - see separate listing in table	Parramatta City Council Emin Pty Limited NGP Investments (No 2) Pty Limited	30/10/2012	RZ/6/2010	Amendment to Parramatta Local Environmental Plan 2011 in relation to land at 2-8 River Road West, Parramatta to rezone the land from IN1 General Industrial to part B4 Mixed Use and part RE1 Public Recreation .	Complete
7A	2-8 River Road West PARRAMATTA NSW 2150	Variation to existing Planning Agreement. Monetary contribution of \$700,000 toward pedestrian bridge over Parramatta River	Parramatta City Council Parariver Pty Ltd	22/08/2013 (signing page) 13/08/2013 (page 1)	DA/30/2015	Alterations and additions to an approved mixed used development comprising of an additional 3 storeys to Building A and an additional 1 storey on Building B (a total increase in the number of units by 34) and an additional level of basement parking to accommodate 54 parking spaces.	Complete
8	10-12 River Road West PARRAMATTA NSW 2150	Dedication of foreshore land, revegetation and embellishment works; Protection and upgrade of the riverbank and seawalls; construction of a through site link connecting River Road West to the River Foreshore; and cash contribution of \$375,000 toward pedestrian/cycle bridge over river and \$150,000 contribution toward local road improvements.	Parramatta City Council Sonenco Apartments Pty Limited	30/10/2012	RZ/6/2010	Amendment to Parramatta Local Environmental Plan 2011 in relation to land at 10-12 River Road West, Parramatta to; rezone the land from IN1 General Industrial to part B4 Mixed Use and part RE1 Public Recreation.	Executed
11	Wentworth Place, Wentworth Point		Roads & Maritime Services Fairmead Business Pty Ltd	6/12/2013		Homebush Bay West Development Control Plan 2004 Amendment NO.1.	Terminated and obligations moved to a new Works Authorisation

12	44 Early Street & 57, 63, 83 Church Street PARRAMATTA NSW 2150	Embellishment and dedication of land at 57 Church Street (1953m2 in area) for use as public open space; Embellishment and footpath widening along the Church Street frontage of the land; Provision of a pedestrian thoroughfare through the central (63 Church Street) and northern (83 Church Street) portions of the land; The construction and dedication of a commercial suite (200m2 in area) to Council; and the payment of a cash contribution to Council's City Centre Section 94A (7.12) Plan of \$7.3 million dollars.	Parramatta City Council Boyded Industries Pty Ltd	22/01/2014	RZ/9/2011	Amendment to Parramatta City Centre LEP to re-zone parts of the land B4 (Mixed Use) to allow residential development on the site, retain the B5 (Business Development) zone over part of the land and apply a RE1 (Public Recreation) zone to part of the land; Increase the maximum building heights from 12m to 90m (63 Church Street) and from 12m to 118m (83 Church & 44 Early Street); Increase the maximum Floor Space Ratio applicable to the site from 2:1 to 6.4:1 & 7.2:1.	Executed
13	21 Hassall Street PARRAMATTA NSW 2150	Construction of a footpath on the western side of Wigram Street between 21 Hassall Street and the Sydney Water drainage channel. In response to a breach of the agreement via non-completion of works Council retained part of security amount.	Parramatta City Council Imperia Capital Pty Ltd Blue Land Parramatta Pty Ltd (via Novation Deed)	23/01/2014 (Note page 1 includes a date of 16/01/2014)	DA/87/2013	Demolition and construction of a 10 storey mixed use development containing 1 retail tenancy and 30 dwellings over basement carparking. The development proposal seeks an FSR exceeding the provisions of the Parramatta City Centre Local Environmental Plan 2007 by approximately 298sqm.	Complete

14	7 Aird Street PARRAMATTA NSW 2150	Monetary contribution of \$120,867 towards public amenities, facilities and services within Parramatta CBD.	Parramatta City Council Merinos Investments Pty Ltd Honghua Developments Pty Ltd (via Novation Deed)	21/03/2014	DA/250/2013	Construction of a 13 storey mixed use building containing 1 retail tenancy and 41 apartments over basement carparking. The development proposal seeks an FSR exceeding the provisions of the Parramatta City Centre Local Environmental Plan 2007 by approximately 403sqm.	Complete
15	9 Hassall Street PARRAMATTA NSW 2150	Dedication of 1 bedroom unit and 1 car space to be used for affordable housing.	Parramatta City Council Z & WP Investments PTY LTD	3/07/2014	DA/848/2008 DA/848/2008/A	Modification to an approved mixed use development to increase the height of the building to 23 storeys, reconfigure existing units to create 7 additional units, and provision of 16 new units to provide a total of 164 units.	Executed
17	331A, 333 & 339 Church Street & 12-14 Phillip Street PARRAMATTA NSW 2150	Embellishment of foreshore land on the south bank of Parramatta River (between the Bernie Banton and Lennox Bridges) providing new pedestrian access and embellishment works; embellishment of land known as Phillip Lane into a shared zone; the design and implementation of Public Art to the south bank of Parramatta River; payment of \$1 million towards Lennox Bridge Portals construction; and payment of \$300,000 toward other public domain improvements along the river foreshore.	Parramatta City Council PCC DevCo1 Pty Ltd	20/02/2015	RZ/4/2013	Amendment to Parramatta City Centre LEP 2007 to re-align the RE1 Public Recreation and B4 Mixed Use zone; Permit a maximum building height limit of 150 metres; Re-align the 12 metre height restriction for the Church Street frontage to match adjoining Church Street allotments; Set a maximum floor space ratio (FSR) of 12:1 on the site; and de-list a local heritage item at 333 Church Street from Schedule 5 of the LEP.	Executed

18	189 Macquarie Street PARRAMATTA NSW 2150	Provision of public car park to be in Council ownership with minimum 650 spaces, roundabout, streetscape works and through-site link and payment of a Section 94A (now 7.12) contribution of not less than \$1,000,000 (including a discount for delivery of public car park.	Parramatta City Council JKN Para Pty Ltd Toplace Pty Ltd Jean Nassif	15/04/2015	RZ/7/2013	Amendment to Parramatta City Centre Local Environmental Plan 2007 to allow for; a maximum building height of 91.3m; a maximum gross floor area of 36,000m ² and a maximum gross floor area of 2,750m ² , for the purpose of communal and private open space areas;	Executed
18A	189 Macquarie Street PARRAMATTA NSW 2150	The deed of variation still requires same as original but public car park will not be in Council ownership. Covenants will be registered on title requiring the ongoing operation of a public car park. Through site links and streetscape works will be required as easements, rather than in Council ownership. The original "discount" in development contributions payable on the basis that a Public Car Park being owned by Council is to be deleted. The contribution also needs to be adjusted to reflect the reduced volume of car parking delivered.	Parramatta City Council JKN Para Pty Ltd Toplace Pty Ltd Jean Nassif	Undated (around February 2020)	RZ/7/2013	Amendment to Parramatta City Centre Local Environmental Plan 2007 to allow for; a maximum building height of 91.3m; a maximum gross floor area of 36,000m ² and a maximum gross floor area of 2,750m ² , for the purpose of communal and private open space areas;	Executed
19	1-7A Thallon Street CARLINGFORD NSW 2118	Land dedication 2,563sqm. Works in kind include open space embellishment and cycleway/pedestrian path located on land dedication. Monetary contribution is based on a per unit rate - estimated \$921,984 based on 175 units. Monetary contribution to go to traffic works, Carlingford Library, Carlingford Community Centre etc.	The Hills Shire Council Stamford House 88 Pty Ltd	28/04/2015	JP/943/2010 (Hills Council reference)	Demolition of existing structures and erection of 21 storey mixed use development comprising (175 units) 20 one bedroom units, 139 two bedroom units, 16 three bedroom units, 407.9 sqm of retail floor space at ground level, and five levels of basement parking providing 304 car parking spaces.	Complete
19A	1-7A Thallon Street CARLINGFORD NSW 2118	Monetary contribution in lieu of works in kind to embellish open space land to be dedicated to Council; additional land to be dedicated to Council for purpose of open space; new schedule of monetary contribution fees payable for 8 additional dwellings	City of Parramatta Council Stamford House 88 Pty Limited	Around 10/12/2018	DA/495/2017	Demolition of existing Structures and erection of 21 storey mixed use development comprising (191 units) 18 one bedroom units, 152 two bedroom units, 21 three bedroom units, 407.9 sqm of retail floor space at ground level, and three levels of basement parking providing 302 car parking spaces.	Complete

20	2-14 Thallon Street & 7-13 Jenkins Road CARLINGFORD NSW 2118	Dedication of land for open space (1,510sqm), open space embellishment; roundabout at Boundary Rd/Post Office St, Cycleway/Pedestrian Path in Transmission Easement, monetary contribution of \$2,149,540 toward a range of facilities within Carlingford	The Hills Shire Council C88 Pty Ltd	28/04/2015	JP/895/2010 (Hills Council reference)	Demolition of existing structures and erection of 18 storey mixed use development comprising 408 units; 799 sqm retail floorspace and 735 car parking spaces	Executed
20A	2-14 Thallon Street & 7-13 Jenkins Road CARLINGFORD NSW 2118	The deed of variation seeks to recognise the development will be delivered in 4 stages, amend the delivery of a roundabout at Boundary Rd/Post Office St with a cash contribution, reduction in bank guarantee to reflect reduced works in kind, change the timing for delivery of other works in kind from 'prior to the issue of any Strata Subdivision Certificate' to 'prior to the issue of the Occupation Certificate for the Stage 4 Development'.	City of Parramatta Council C88 Project Pty Ltd	19/01/2017	DA499/2016/HB (Hills Council reference) DA/868/2016	Modification to DA/895/2010/JP for 18 storey mixed use development includes the delivery of 10 additional units, totally 419 units (DA/499/2016/HB and to amend condition 95A and 95B relating to timing of VPA obligations (DA/868/2016)	Executed
21	2-12 James Street CARLINGFORD NSW 2118	Monetary Contribution of \$964,132 towards embellishment of open space, Carlingford Community Centre and Roadworks	The Hills Shire Council Bridgeland Investment Pty Ltd Chandos Projects (Carlingford) Pty Ltd Paramount Investments Pty Ltd Carlingford Investments Pty Ltd	28/04/2015	2-8 James Street (562/2010/JP) 10 James Street (658/2012/HB). 12 James Street (561/2010/JP). (Hills Council	Construction of 3 residential flat buildings comprising a total of 183 units.	Executed
22	14-30 Shirley Street, 2-10 Janell Crescent & 247-281 Pennant Hills Road CARLINGFORD NSW 2118	Dedication of land (5,828 sqm) for public open space, works in kind (including embellishment of public open space), monetary contribution of \$920,984 (to be spent in Carlingford Precinct)	The Hills Shire Council Golden Mile 1888 Pty Ltd Pennant Hills Estate 88 Pty Ltd Rainbowforce Pty Ltd Amended via Novation Deed to City of Parramatta Council Karimbla Properties (No. 61) Pty Limited	28/04/2015 - original 13/01/2021 - Novation Deed	JP/1103/2011	Construction of 453 residential dwellings	Executed
23	109-113 George Street PARRAMATTA NSW 2150	Dedication of a two (2) bedroom unit and car space to be used for affordable housing purposes (includes fit out and appliances)	Parramatta City Council Merfad Capital Pty Ltd	27/05/2015 (Council seal dated 15 May 2015)	DA/225/2014	Alterations and additions to an approved mixed use building comprising an additional storey and 13 additional units.	Complete

24	11 Hassall Street PARRAMATTA NSW 2150	Dedicate of \$200,000.00 to be used for the implementation of the Robin Thomas Reserve Masterplan; and the dedication of a two bedroom unit and car space (including the fit out with key appliances) to Council for the purposes of Affordable Housing.	Parramatta City Council Saab Parramatta Pty Ltd Sonenco Parramatta Pty Ltd	12/06/2015	RZ/9/2014	Amendment to Parramatta City Centre LEP 2007 to increase the maximum building height from 72m to 130m (approximately 41 storeys) and the maximum floor space ratio from 6.56:1 to 10.2:1 at 11 Hassall Street, Parramatta. This figure is exclusive of the additional 10% that could be achieved through a Design Excellence Competition process.	Complete
25	3 Burroway Road WENTWORTH POINT NSW 2127	Construction and dedication of a library and community facility space having a total area of 3,200sqm.	Auburn City Council Fairmead Business Pty Ltd	7/07/2015	DA/296/2014 (Auburn Council reference) DA/346/2016 (subsequent CoP reference)	Staged development of a 25 storey multi-unit residential and commercial building	Complete
26	64-72 River Road ERMINGTON NSW 2115	Landscaping and embellishment works within the foreshore land known as 'River Park', adjoining public open spaces known as 'Navy Park' and, 'Halvorsen Park'; construction of two 'Observation Decks' within 'River Park' adjacent the Parramatta River; provision of children's playground within 'Halvorsen Park'; landscaping and embellishment works within the 'Pocket Parks' at 52 Bundarra Street and 28 Koorine Street, Ermington NSW 2115; resurfacing, kerb, gutter, island, drainage, formal line marking of George Kendall Riverside Car Park; pedestrian lighting between the George Kendall Riverside Car	Parramatta City Council Payce AE2 - I Pty Ltd Payce AE2 - III Pty Ltd	15/07/2015	DA/770/2013	Construction of nine (9) residential flat buildings containing 612 dwellings and a neighbourhood shop over basement car parking.	Complete
27	316 Victoria Road RYDALMERE NSW 2116	Monetary contribution of \$92,885 toward bushland regeneration works at Ponds Creek Reserve, located at 15 Sturt Street, Dundas	Parramatta City Council Bunnings Properties Pty Ltd	19/08/2015	DA/709/2011/E	Modification to an approved development consent DA/709/2011. The modification seeks to change the approved vegetation management plan applicable to the site. The modification has been prepared in response to unauthorised clearing of sensitive vegetation on the site. The revised vegetation management plan will require restoration works to be carried out to the cleared area and on-going maintenance and	Complete
28	24-26 Railway Parade WESTMEAD NSW 2145	3m setback on Railway Parade and Ashley Lane and embellishment. Through site link and plaza area on-site and their embellishment. Upgrading and embellishment of footpath on the southern side of Railway Parade. Construction of a pedestrian crossing at entry to Westmead station. Embellishment of footpath on the northern side of Railway	Parramatta City Council Drill Pty Ltd	29/01/2016	RZ/2/2012	Amendment to Parramatta LEP 2011 to increase the maximum building height from 12m to 52m; increase the maximum floor space ratio applicable to the site from 1.5:1 to 4.5:1; and limit the residential floor space ratio of any development on the land to	Executed

29	125-129 Arthur Street PARRAMATTA NSW 2150	Monetary contribution of \$100,000 towards Alfred Street to Morton Street pedestrian bridge	City of Parramatta Council S&A Property Holding Pty Ltd	Undated (around June 2016)	DA/776/2014	Demolition of existing buildings, tree removal and construction of a Part 4, 6 and 7 storey residential flat building comprising 64 dwellings and basement car parking.	Complete
30	5-7 Parkes Street PARRAMATTA NSW 2150	Dedication of land to extend Jubilee Park, embellishment of land to be dedicated as park; dedication of land for road widening of Parkes Street, Parramatta; and dedication of a two (2) bedroom unit and car space to be used for affordable housing purposes (includes fit out and appliances).	Parramatta City Council Parkmeng Pty Ltd	28/06/2016	RZ/2/2014	Amendment to Parramatta LEP 2007 to increase the maximum building height from 18m to 72m and the maximum floor space ratio from 4:1 to 6.5:1.	Executed
31	2 Macquarie Street PARRAMATTA NSW 2150	Monetary contribution totally \$1.5 million with \$500,000 toward a childcare facility and \$1 million toward a community infrastructure project .	City of Parramatta Council Castle Hill RSL Club Ltd	18/10/2016	DA/805/2013	Demolition of existing buildings and removal of bowling greens. Approval is also sought for construction of a two storey club over 3 levels of basement carparking.	Executed
32	65-71 Cowper Street GRANVILLE NSW 2142	Dedication of land as public road, provision of easements for access and support and construction of part of a laneway as required by conditions 105, 107 & 107A of consent issued to DA/683/2015	City of Parramatta Council G1 (Aust) Pty Ltd	19/09/2016	DA/683/2014	Alterations and additions to an approved shop top housing development containing ground floor retail units and 43 apartments. The application seeks approval to change the internal layout, external facade and provide an additional 25 apartments.	Complete

33	11-13 Aird Street PARRAMATTA NSW 2150	Monetary contribution of \$709,050.00 towards public domain works and infrastructure within Parramatta CBD.	City of Parramatta Council Dayaf Investments Pty Limited	12/12/2016	RZ/19/2015	Amendment to Parramatta LEP 2007 to increase the maximum building height from 36m to 102m and the maximum floor space ratio from 4.2:1 to 10:1.	Executed
34	134, 138, 142 Parramatta Road, 26, 32, 38 Good Street and 59, 61 Cowper Street (now known solely as 61 Cowper Street) GRANVILLE NSW 2142	Dedication of land 6m in width adjacent Parramatta Road frontage; 2.8m in width adjacent Good Street frontage, and variable width laneway extension linking Bold Street to Cowper Street. Creation of an easement for public access 9m in width linking Parramatta Road to Cowper Street. Dedication of three (3) x two (2) bedroom units and car spaces to be used for affordable housing purposes (includes fit out and appliances). Monetary contribution of \$400,000 (for up to 350 units, plus \$5,000 per additional unit) towards works that meet the infrastructure demands and other needs of the community as identified within the Parramatta Road Urban Transformation Strategy.	City of Parramatta Council Starryland NSW Pty Ltd (by Novation Deed)	19/01/2018	RZ/27/2014	Amendment to Parramatta LEP 2011 to change the zoning To B4 Mixed Use, increase the floor space ratio to a minimum of 6:1 and increase the building height to 82m for a majority of the site and 17m fronting Good Street.	Executed
35	87 Church Street, 6 Great Western Highway PARRAMATTA NSW 2150	Monetary contribution \$3,223,350 towards public domain and open spaces in the Parramatta CBD; and construction of a pedestrian overbridge at the intersection of the Great Western Highway and Church Street (via separate deed with Transport for NSW) and an easement over the land to accommodate the pedestrian bridge.	City of Parramatta Council SQ Mustang Pty Ltd	4/11/2019	RZ/21/2014	Amendment to Parramatta LEP 2007 to increase the floor space ratio from 3.5:1 to 10:1, increase the maximum height limit from 28m to 180m; and require 1:1 of FSR to be provided on the site for non-residential uses, with additional non residential floor space not counted as FSR.	Executed

36	2-10 Phillip Street PARRAMATTA NSW 2150	A monetary Contribution of \$1,384,200 to be used towards community infrastructure within the Parramatta CBD; Construction of a 3-metre-wide footpath on Phillip Lane; and creation of an easement over a 3-metre-wide footpath on Phillip Lane.	City of Parramatta Council 8 Phillip Street Pty Ltd	Undated (around June 2018)	RZ/13/2014	Amendment to Parramatta LEP 2011 to apply a maximum permissible FSR of 10:1, increase the maximum height of building to 192m; and insert a site specific FSR clause including an additional FSR 5.5:1 for the purpose of a hotel at 2-10 Phillip Street Parramatta.	Executed
37	180 George Street PARRAMATTA NSW 2150	Monetary contribution of \$7,179,300 toward Parramatta River Foreshore revitalisation; and creation of pedestrian easement connecting Parramatta River Foreshore with George Street.	City of Parramatta Council Karimbla Properties (No.13) Pty Ltd Meriton Properties Pty Ltd	14/08/2018	RZ/24/2015	Amendment to Parramatta LEP to increase the maximum building height limit applying to the Land from 36m to 190m and to increase the maximum floor space ratio limit applying to the Land from 4:1 to 10:1	Executed
38	184-188 George Street PARRAMATTA NSW 2150	Monetary contribution of \$1 million toward Parramatta River Foreshore pedestrian works on the northern side of Parramatta River (where practicable); creation of a through site link as an easement for public access.	City of Parramatta Council Riverport Parramatta Pty Ltd ATF The Riverport Unit	Undated (around November 2018)	RZ/7/2014	Amendment to Parramatta LEP to increase the maximum building height for the Land from 36m to 120m and to increase the floor space ratio controls applying to the Land from 4:1 to 10:1	Executed
39	220 & 230 Church Street, 48 Macquarie Street PARRAMATTA NSW 2150	Monetary contribution of \$1,813,650 toward public domain improvements within Parramatta CBD.	City of Parramatta Council G & J Drivas Pty Ltd Telado Pty Ltd	9/11/2018	RZ/10/2015	Amendment to Parramatta LEP amendment to facilitate an FSR of 11.5:1. Amend building height to RL and insert site specific clause to relieve the site from the provisions of Clause 29E of the Parramatta City Centre LEP 2007	Executed
40	12A Parkes Street HARRIS PARK NSW 2150	Monetary contribution of \$266,580 toward community infrastructure within Parramatta CBD.	City of Parramatta Council Soho (Parramatta) Pty Ltd	Undated (around March 2019)	RZ/22/2014	Amendment to Parramatta Local Environmental Plan 2011 to increase the maximum floor space ratio (FSR) from 4:1	Executed

41	264-268 Pennant Hills Road (now known as 1 Martins Lane) CARLINGFORD NSW 2118	Signalisation of Baker Street and Pennant Hills Road intersection; dedication of land for new roadways and extension of Martins Lane, public domain improvements along Martins Lane; and provision of 162 affordable housing units (to be managed by BaptistCare NSW & ACT at least until 1 January 2045, in accordance with the agreement between BaptistCare NSW & ACT and NSW Department of Family and Community Services.	City of Parramatta Council Baptistcare NSW & ACT	Undated (around August 2019)	RZ/2/2015	Amendment to Parramatta LEP 2011 to rezone land from R2 to R4 and increase the height to 14m and FSR to 1:1.	Executed
42	258 & 262 Pennant Hills Road, 17 & 20 Azile Court CARLINGFORD NSW 2118	Monetary contribution of \$350,000 towards the public domain improvement works and embellishment along the public space between 258 & 262 Pennant Hills Road and the upgrade of Homelands Avenue Reserve, Telopea; and land dedication of 2m	City of Parramatta Council A.C.N608698497 trading as Sydney Property Development Consultants	15/01/2020	RZ/1/2017	Amendment to Parramatta LEP 2011 to rezone land from part R2 Low Density Resident, Part SP2 Infrastructure to Part R4 High Density Residential, Part SP2	Executed
43	14-20 Parkes Street HARRIS PARK NSW 2150	Monetary contribution of \$1,657,800 (based on amount of floor space) towards public domain improvement works within the Parramatta CBD	City of Parramatta Council Parkes 88 Pty Ltd as trustee for the Parkes 88 Unit Trust	16/06/2020	RZ/9/2015	Amendment to Parramatta LEP to increase the maximum floor space ratio which applies to the Land to 8:1 and the maximum building height which applies to the Land to	Executed
44	189 Macquarie Street PARRAMATTA NSW 2150	Payment of a monetary contribution of \$2,424,603.00 towards Community Infrastructure within the Parramatta City Centre.	City of Parramatta Council JKN Para Pty Ltd Toplace Pty Ltd Jean Nassif	13/07/2020	RZ/22/2015	Amendment to Parramatta LEP 2011 to increase the permitted building height from 91.3m to 167m and the floor space ratio from 6.9:1 to 10:1.	Executed
45	55 Aird Street PARRAMATTA NSW 2150	Monetary contribution of \$177,600 towards public domain improvement works within the Parramatta CBD.	City of Parramatta Council 55Aird Pty Ltd	12/08/2020	RZ/18/2015	Amendment to Parramatta LEP to increase the maximum floor space ratio for the Land from 4.2:1 to 6:1; increase the maximum building height for the Land from 36m to 80m; apply maximum car parking rates in accordance with the Parramatta CBD	Executed
46	470 Church Street PARRAMATTA NSW 2150	Monetary contribution of \$733,050 towards upgrades and delivery of new public domain and open spaces in the Parramatta CBD.	City of Parramatta Council The Trustees of the Roman Catholic Church for the Diocese of Parramatta	15/10/2020	RZ/13/2016	Amendment to Parramatta LEP to increase the maximum building height limit applying to the land from 24m to 80m and increase the	Executed
47	33-43 Marion Street PARRAMATTA NSW 2150	Monetary contribution (based on amount of floor space) towards public domain improvement works within the Parramatta CBD and easement for public access.	City of Parramatta Council Laura Petroleum Pty Ltd George Lantouris CN Marion Pty Ltd Vivian Groutsis	12/11/2020	RZ/9/2017	Amendment to Parramatta LEP to increase the maximum building height control from 12 metres to no height limit, increase the maximum floor space ratio control from 2:1 to 10:1; and delist the heritage items at 29, 31 and 37 Marion Street.	Executed

48	142-154 Macquarie Street PARRAMATTA NSW 2150	Monetary contribution of \$4,743,370.50 toward Parramatta City River Strategy and towards improvements to Argus Lane and James Ruse Reserve or such other local Infrastructure as determined by Council; creation of easements for public access over plaza area, embellishment of open space area, dedication of land for road widening along Macquarie Street, licence to carry out road or light rail works	City of Parramatta Council Landmark East Pty Ltd	24/11/2020	RZ/15/2014	Amendment to Parramatta LEP 2007 to increase the building height control from 54m to 157m, increase the floor space ratio control from 4:1 to 8:1.	Executed
49	10-12 Hassall Street PARRAMATTA NSW 2150	Monetary contribuion of \$2,928,375 towards public amenities and services and community infrastructure within the Parramatta CBD.	City of Parramatta Council Parra Rise Pty Ltd GQ Australia Fund I Parramatta Pty Ltd ATF GQ BTR Parramatta Trust (by Novation Deed)	17/12/2020	RZ/15/2016	Amendment to Parramatta LEP to increase the maximum building height for the Land from 72m to 192m and to increase the maximum floor space ratio for the Land from 8:1 to 14.5:1	Executed
50	2 O'Connell Street (also known as 5 Aird Street) PARRAMATTA NSW 2150	Monetary contribution of \$6,549,585 towards a public purpose which Council reasonably considers to be in the public interest.	City of Parramatta Council The Owners Strata Plan No. 20716	2/02/2021	RZ/2/2017	Amendment to Parramatta LEP to increase the permissible height of buildings to 217 metres and the permissible floor space ratio to 16.2:1.	Executed
51	20-22 Macquarie Street PARRAMATTA NSW 2150	Monetary contribution of \$1,107,000 toward towards public domain improvement works within the Parramatta CBD , the provision of affordable housing (to the value of 10% of the value uplift) and towards Council's Cultural Plan; and the creation of easements for public access.	City of Parramatta Council Praxis Capital Pty Ltd M20 Pty Ltd	25/03/2021 (note page 1 includes date of 1 March 2021)	RZ/21/2015	Amendment to Parramatta LEP to increase the maximum floor space ratio for the Land from 4:1 to 10:1; and increase the maximum building height for the Land from 36m to 90m.	Executed
52	197-207 Church Street & 89 Marsden Street PARRAMATTA NSW 2150	Monetary contribution (based on amount of floor space) towards public domain improvement works within the Parramatta CBD and easement for public access along the boundary of the Land adjacent to Marsden Road.	City of Parramatta Council Holdmark Properties Pty Ltd	15/06/2021	RZ/4/2015	Amendment to Parramatta LEP to apply a maximum floor space ratio of 10:1; a maximum building height of part 105m and part 12m; require a minimum 1:1 commercial floor space In any redevelopment and allow for unlimited commercial floor space to be provided; apply car parking rates under clause 7.14 of the LEP; and provide a satisfactory arrangements clause to enable contributions to be levied for State public infrastructure.	Executed

53	4-6 Uhrig Road LIDCOMBE NSW 2141	The Planning Agreement is made with the Minister for Planning & Public Spaces and includes the payment of a monetary contribution tot he state government; the dedication and embelishment of land for open space and the delivery of a cold shell community centre of 1,000sqm with 5 car parking spaces. The open space and community centre are subject to seperate works agreements with City of Parramatta Council.	Planning Agreement The Minister for Planning & Public Spaces Karimbla Properties (No. 51) Pty Ltd Works Agreements City of Parramatta Council	14/09/2021	N/A	Carter Street Precinct Rezoning - State Significant Precinct	Executed
54	14-16 Hill Road SYDNEY OLYMPIC PARK NSW 2127	Dedication of land for foreshore park; embellishment of land for foreshore park; dedication of land for future public road, construction of future public road; signalised traffic intersection upgrade at the intersection of Hill and Burroway Roads; remediation of potential contamination within the site; and ongoing maintenance and monitoring of potential contamination for a period of 5-years	City of Parramatta Council Sekisui House Australia Pty Limited SH Hill Road Development Pty Ltd	Undated (around November 2021)	RZ/1/2018	Amend the planning controls to rezone part of the land from R4 High Density Residential to RE1 public open space (for future acquisition); rezone the north-eastern corner of the land from R4 High Density Residential to B4 Mixed Use to enable retail on the ground floor; increase the maximum height from 19m- 88m to 44m-134m; change the maximum FSR applying to the land so the current maximum gross floor area of 188,800m2 is not exceeded; amend the Land Acquisition Map to increase the public open space and exclude the foreshore wharf from public purchasing to allow for its removal and re-zoning of the	Executed
55	18-40 Anderson Street PARRAMATTA NSW 2150	Monetary contribution (based of floor space) toward embellishment works along Parramatta River foreshore within Parramatta CBD (south side), dedication of land for park and walkway and embellishment of park and walkway.	City of Parramatta Council Aust & NZ International Investment Group Pty Ltd as trustees for the Shen's Family Trust	26/04/2022	RZ/4/2018	Amendment to Parramatta LEP to rezone the Land from B5 Business Development to B4 Mixed Use; increase the height of building control for the Land from 14 metres to allow up to 120 metres on part of	Executed
56	23-25 Windsor Road NORTHMEAD NSW 2152	Monetary contribution of \$2,858,400 toward outdoor fitness equipment at Speers Road Reserve (\$100,000), affordable Housing (\$579,600), and the remainder toward other public benefits as determined by Council; construction of shared pathway and easement for public access over shared pathway.	City of Parramatta Council The Owners - Strata Plan No 47006	17/05/2022	RZ/18/2016	Amendment to Parramatta (Former Hills) LEP 2012 to increase the maximum height from 16m to 30m and the maximum floor space ratio control to 1.8:1	Executed
57	1 Windsor Road NORTH ROCKS NSW 2151	Dedication of land for the possible future road widening of James Ruse Drive; construct a 3m wide lightweight steel provide pedestrian access from North Roacks Road, create a public access easement over that part of the Land on which the bridge and other works will be lcoated; and provide a monetary contribtuion of \$500,000 towards the construction of a future	City of Parramatta Council Fabcot Pty Ltd J.L Dunrose Pty Limited	25/05/2022	RZ/9/2019	Amendment to Parramatta (Former Hills) LEP 2012 to allow an additional permitted use on the site for the purpose of a 'retail premises'	Executed
58	22 Noller Parade PARRAMATTA NSW 2150	\$225,000 monetary contribution to be put towards Alfred Street to Morton Street pedestrian bridge.	City of Parramatta Council Jimstam Holdings Pty Ltd ATF The J & S Klamsogiannis Family Trust	27/06/2022	RZ/15/2018	Amendment to Parramatta LEP to rezone the land from R2 Low Density Residential to R4 High Density Residential; increase of the maximum height of building control from RL14m to	Executed

59	112 Wharf Road, 30 Waratah Street, 1 Mary Street and 82 Hughes Avenue, MELROSE PARK NSW	Dedication, construction and embellishment of 26,000m2 of public open space, dedication of 24 affordable housing units, and construction of roads, cycleways, footpaths and public thoroughfares, and payment of monetary contribution for any dwellings in excess of 1925 dwellings.	City of Parramatta Council Wharf and Hughes Developments Pty Ltd 112 Wharf Road Pty Limited 357 Hughes Avenue Pty Limited	Undated (around 9 March 2023)	RZ/1/2020	Melrose Park South Precinct (Holdmark Sites) - Amend the planning controls to permit a mix of high density residential, public open space and non-residential uses.	Executed
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