

STRATEGIC PLANNING

DRAFT **Randwick** **Development** **Control Plan** **B11 Laneway** **widening**

D04579653

18 November 2025



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Prepared by	JB	September 2024	
Coordinator Review	David Appleby	17 December 2024	
Manager Review	Stella Agagiotis	January 2025	

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1. Introduction

Explanation

Several narrow laneways in the Randwick Local Government Area (LGA) have been historically identified for road widening to improve access safety and functionality. In many of these nominated laneways, Council has commenced staged road widening works progressively transforming their character and enhancing their role in the local movement network.

The laneways identified for widening are listed below:

1. Ferguson Street, Maroubra, between Maroubra Road and Beauchamp Road
2. Glanfield Street, Maroubra, between Bunnerong Road and Bruce Bennetts Place
3. Green Street, Maroubra, between Anzac Parade and Cooper Street
4. Galvin Street, Maroubra, between Cooper Street and Mulgray Avenue
5. Mason Street, Maroubra, between Bunnerong Road and Anzac Parade
6. Alma Road, Maroubra, between Anzac Parade and Cooper Street
7. Metcalfe Street, Maroubra, between Garden Street and Flower Street
8. Nevorie Crescent, Maroubra, between Royal Street and Hannan Street
9. Marjorie Crescent, Maroubra, between Storey Street and Royal Street
10. Eastmore Place, Maroubra, between Bunnerong Road and Marjorie Crescent
11. Bundock Lane, Randwick, between Avoca Street and Canberra Street

Note

A Section 10.7 Planning Certificate will determine if a property is located in an area nominated for roadway widening. Planning Certificates can be obtained at:

<https://www.randwick.nsw.gov.au/planning-and-building/certificates/section-10-7-certificates-and-other-property-searches>

Council encourages the development of residential dwellings fronting these laneways. Subject to:

- Dedication of land to Council for the purpose of laneway widening
- Payment of relevant fees
- Compliance with the objectives of this Development Control Plan (DCP).

Subdivision for a dwelling to the rear lane may be permitted, even where the proposed allotment does not meet the minimum allotment requirements for subdivision under the Randwick Local Environmental Plan 2012 (RLEP).

Specific requirements for land dedication on corner blocks and nominated allotments are detailed in Council's Road Widening Policy which should be read in conjunction with this DCP.

2. Objectives and controls

Objectives

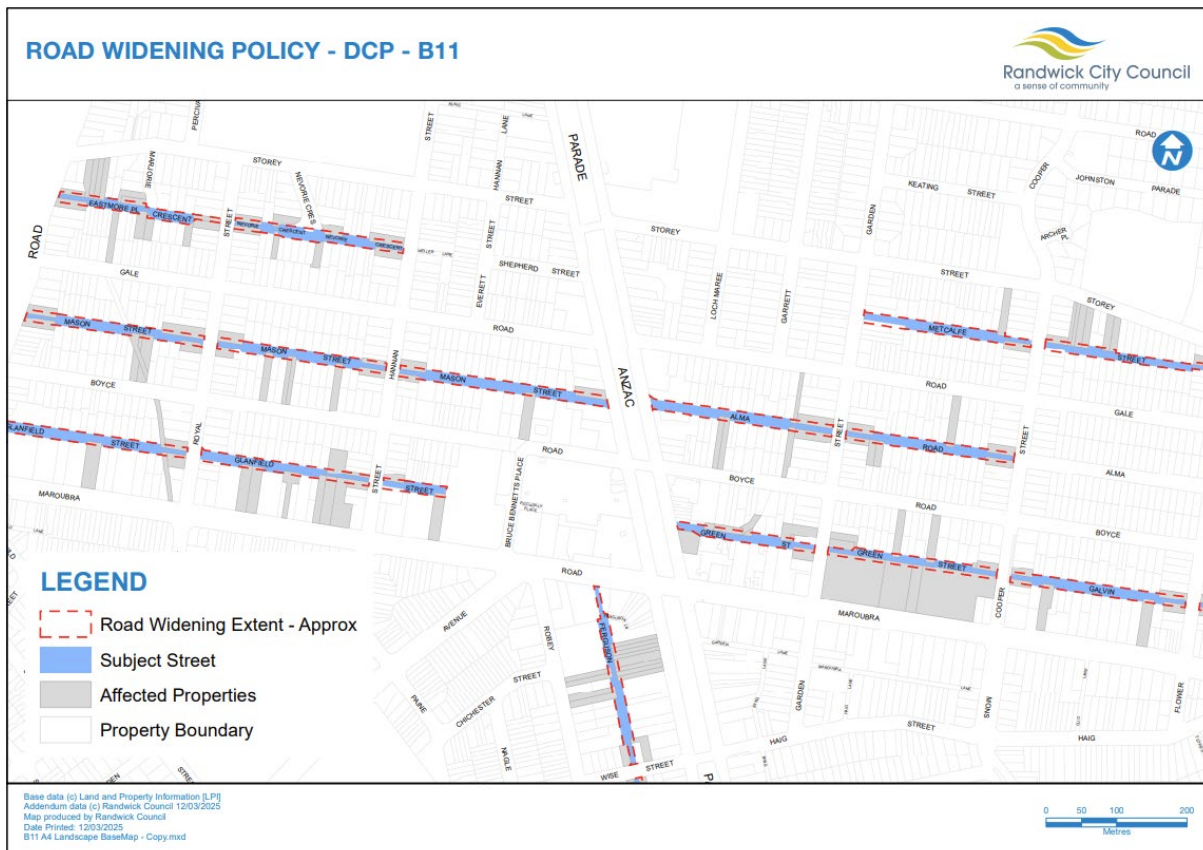
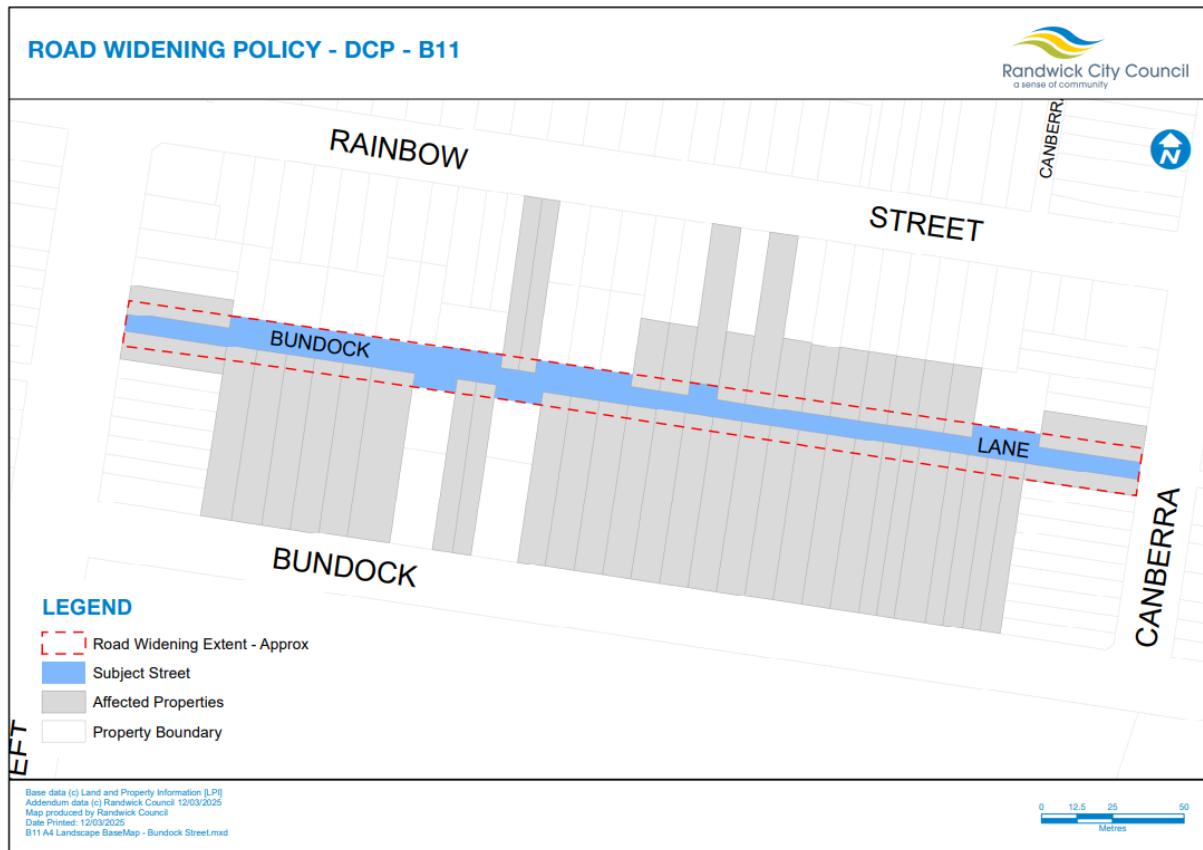
The laneway widening objectives are to:

1. Facilitate the progressive widening and streetscape enhancement of nominated laneways within the Randwick LGA
2. Achieve the dedication of land for laneway widening purposes by permitting subdivision and dwelling house development on nominated sites fronting the laneways, subject to appropriate planning and design outcomes.

Controls

- a) Despite the minimum allotment size requirements under the RLEP and the minimum frontage width standards in this DCP, subdivision of land for dwelling houses fronting a nominated laneway may be permitted subject to the following criteria:
 - i. The proposal demonstrates merit and is consistent with the objectives of this DCP
 - ii. The applicant dedicates to Council a strip of land 4.57m in depth along the laneway frontage for the purposes of road widening
- b) Buildings must be designed to positively contribute to the evolving laneway streetscape, including tree planting and landscaping
- c) Blank walls facing the laneway are discouraged. Windows and entries must be incorporated on the laneway frontage to enhance passive surveillance and visual interest
- d) Fencing and front setbacks should be designed to support pedestrian friendly laneway environments.

3. Mapping



ROAD WIDENING POLICY - DCP - B11



