



# Development in the Obstacle Limitation Surface



## Building Western Sydney Airport

Western Sydney Airport's protected airspace is known as the Obstacle Limitation Surface (OLS) and has been declared under the provisions of the *Airports Act 1996 (Cth)* and *Airports (Protection of Airspace) Amendment Regulation 2017*. The declaration of the OLS balances the need to ensure a safe operating environment for aircraft with the community's need for clarity about development surrounding the airport.

The OLS is designed to protect aircraft flying in visual conditions in close proximity to the WSA. The OLS defines a volume of airspace above a set of surfaces that are primarily modelled upon the layout and configuration of the confirmed Stage 1 and proposed long-term runways. Further technical information about the OLS is available at [www.westernsydneyairport.gov.au/airspace](http://www.westernsydneyairport.gov.au/airspace).

### How does the OLS affect me?

The purpose of the OLS is to ensure that development within the OLS area is examined for its impact on future aircraft operations and that it is properly taken into account. The OLS will have no impact on you unless the development you plan on your property infringes on the airport's protected airspace. You will need to be aware of the OLS if you are planning certain developments on your property. An online tool is available at [www.westernsydneyairport.gov.au/airspace](http://www.westernsydneyairport.gov.au/airspace) where you can search your address to find out the height of the protected airspace above your property.

Development that infringes on the airport's protected airspace is called a **controlled activity** and can include, but is not limited to:

- permanent structures, such as buildings, intruding into the protected airspace;
- temporary structures such as cranes intruding into the protected airspace; or
- any activities causing intrusions into the protected airspace through glare from artificial light or reflected sunlight, air turbulence from stacks or vents, smoke, dust, steam or other gases or particulate matter.

*It is important to keep in mind that the elevation of the terrain varies across Western Sydney – the elevation of the airport is 80.5 metres on the Australian Height Datum (AHD), and terrain elevation increases to the west towards the Blue Mountains escarpment. This means that the relative height of the OLS above ground level varies from one location to another, and must be considered carefully when determining if a development may be a controlled activity.*

## How do I get approval for a controlled activity?

If you are a resident, developer or builder wishing to carry out a controlled activity within the airport's protected airspace, you may need to apply to the Department of Infrastructure and Regional Development for approval to carry out the activity. You will need to make an application in writing and provide:

- Your name and contact information;
- The location of the proposed controlled activity (preferably using geographic coordinates);
- Details of the proposed controlled activity, including the activity's purpose, the proposed maximum height (above AHD) of the proposed structure, and the times that the controlled activity will intrude into the protected airspace, if it is a temporary controlled activity; and
- Provision of relevant maps, plans or local council development application information that provides further details of the proposed activity.

If you need to apply to the Department to carry out a controlled activity, you can send an email with the details above to [wsaols@infrastructure.gov.au](mailto:wsaols@infrastructure.gov.au) or by mail to:

- OLS Applications  
Western Sydney Unit  
Department of Infrastructure and Regional Development  
GPO Box 594  
Canberra ACT 2601

The Department will acknowledge receipt of applications and seek further information from you if required. In assessing applications, the Department may coordinate with and seek input from other relevant authorities, such as the Civil Aviation Safety Authority, Airservices Australia and the relevant local council.

While the Department will provide advice on, assess and approve a controlled activity's interaction with the Western Sydney Airport OLS, local councils will continue to make decisions on development applications in accordance with their normal processes.

You ***do not need approval*** if the planned activity in the airport's OLS:

- *involves buildings, structures or things that penetrate the protected airspace but are no taller than 10 metres above ground level;*
- *relates to temporary activities that penetrate the protected airspace, but do not continue for more than 12 months and will not result in a permanent airspace intrusion; or*
- *is authorised by the Western Sydney Airport Plan.*

## What about development near other airports or aviation facilities in Sydney?

Protected airspace of other aerodromes, including Sydney (Kingsford Smith), Bankstown, Camden airports, may also affect development near the Western Sydney Airport. Applications for controlled activities within the protected airspace of these airports must be made directly to the relevant airport operator.

Height Restricted Zones administered by the Department of Defence under the Defence (Areas Control) Regulations 1989 may also affect development within 15 kilometres of the RAAF Base Richmond and the Holsworthy Barracks. For further information please contact the Directorate of Land Planning and Regulation within the Department of Defence by emailing [dsrgidep.executivesupport@defence.gov.au](mailto:dsrgidep.executivesupport@defence.gov.au).