

The following applications have been determined by Council, and are publicly notified in accordance with section 2.22 and Schedule 1 of the *Environmental Planning and Assessment Act 1979*.

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| DA No. | DA2022/10.2 |
| Property | Lot 1 DP781898 274 Parker Street COOTAMUNDRA NSW 2590 |
| Development | Modification – Alterations and Additions to Commercial Premises |
| Decision | Consent granted (conditionally) |
| Date of decision | 7 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The character and value of the heritage conservation area and surrounding local heritage items have been considered and preserved. ▪ The overall visual impact of the development is minimal. ▪ The new works are consistent with and in keeping with the objectives and aims of the relevant Environmental Planning Instruments. | |

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| DA No. | DA2023/93 |
| Property | Lot 2 DP216591 300 Burra Road GUNDAGAI NSW 2722 |
| Development | Proposed New Shed |
| Decision | Consent granted (conditionally) |
| Date of decision | 13 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ the proposed development is not inconsistent with the objectives of the zone, ▪ the proposed development is permitted in the zone, ▪ the proposed development does not compromise the relevant Environmental Planning Instruments, ▪ the proposal will be compatible with the built form and character, established by existing developments in the area, ▪ any potential concerns have been ameliorated by appropriate conditions, with those conditions ensuring compliance with relevant legislation, Regulations and standards; ▪ the proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments, ▪ the proposal will have an acceptable environmental impact, and ▪ the proposal is consistent with the zone and desired future character of the area. | |

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| DA No. | DA2023/110 |
| Property | Lot 1C DP412 Morris Street COOTAMUNDRA NSW 2590 |
| Development | Proposed Alterations & Additions to Education Establishment |
| Decision | Consent granted (conditionally) |
| Date of decision | 14 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The proposed development is considered to benefit the community; ▪ There are no foreseen social, economical, environmental or local impacts as a result of the development; ▪ The proposed development satisfied the governing legislation including LEPs SEPPs, and Councils local plans such as the DCP. ▪ The public's interest has been considered. | |

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| DA No. | DA2023/99 |
| Property | Lot 1 DP546665 372 Parker Street COOTAMUNDRA NSW 2590 |
| Development | Proposed New Dwelling with attached Garage for purpose of a group home |
| Decision | Consent granted (conditionally) |
| Date of decision | 14 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The development has been assessed against the provisions of the Environmental Planning and Assessment Act and has been found appropriate; ▪ The proposed development is appropriate in bulk, scale and overall design; ▪ The overall visual impact of the development is minimal; ▪ The proposed development is permitted with consent; ▪ The development is consistent with the objectives and aims of the relevant Environmental Planning Instruments ▪ Conditions have been imposed to preserve the amenity of the area | |

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| DA No. | DA2023/56 |
| Property | Lot B DP936663 149-157 Parker Street COOTAMUNDRA NSW 2590 |
| Development | Alterations and Additions to Commercial Premises |
| Decision | Consent granted (conditionally) |
| Date of decision | 14 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The character and value of the heritage conservation area and surrounding local heritage items have been considered and preserved. ▪ The overall visual impact of the development is minimal. ▪ The new works are consistent with and in keeping with the objectives and aims of the relevant Environmental Planning Instruments. ▪ Conditions have been imposed to preserve the amenity of the area. | |

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| DA No. | DA2023/130 |
| Property | Lot C DP323126 121 Temora Street COOTAMUNDRA NSW 2590 |
| Development | Subdivision (residential) – 6 lots - to strata subdivide the land and the six (6) units |
| Decision | Consent granted (conditionally) |
| Date of decision | 15 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The subdivision is in keeping with the existing character of the area. ▪ There are no impacts associated with the strata subdivision. ▪ The development complies with all local environmental planning instruments. ▪ There are existing services that can adequately cater for the development, subject to confirmation. ▪ In accordance with the provisions of the relevant environmental planning instrument and/or policy, the development application was not required to be notified, and no submissions were received. | |

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| DA No. | DA2023/92 |
| Property | PLT 51 DP753606 133 Frampton Road COOTAMUNDRA NSW 2590 |
| Development | Business identification signages for cattle stud enterprise carried out on the subject site |
| Decision | Consent granted (conditionally) |
| Date of decision | 17 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The proposal meets the provisions of the Environmental Planning and Assessment Act 1979, and the regulations made thereunder; ▪ The bulk and scale is appropriate and unlikely to negatively impact the character of the area; ▪ The new works are consistent with, and in keeping with the objectives and aims of the relevant Environmental Planning Instruments ▪ Conditions have been imposed to preserve the amenity of the area. | |

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| DA No. | DA2023/82 |
| Property | Lot 2 DP839933 19 Scott Avenue COOTAMUNDRA NSW 2590 |
| Development | Alterations and addition of two (2) therapy rooms to existing building and associated works |
| Decision | Consent granted (conditionally) |
| Date of decision | 20 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The development is in keeping with the existing character of the area; ▪ The impacts of the development are appropriate and can be mitigated through conditions of consent; ▪ The development complies with all local environmental planning instruments; ▪ Conditions have been imposed to preserve the amenity of the area; ▪ The overall design and bulk and scale of the development is suitable. | |

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| DA No. | DA2023/133 |
| Property | Lot 11 Sec B DP2203 2 McGowan Street COOTAMUNDRA NSW 2590 |
| Development | Proposed inground fibreglass swimming pool |
| Decision | Consent granted (conditionally) |
| Date of decision | 22 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The development is in keeping with the existing character of the area. ▪ The impacts of the development are minimal. ▪ The development complies with all local environmental planning instruments. ▪ Conditions have been imposed to preserve the amenity of the area. ▪ The development application was notified, and no submissions were received. | |

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| DA No. | DA2022/119 |
| Property | Lot 398 DP664519 371 Brungle Road GUNDAGAI NSW 2722 |
| Development | Use of land, erection of a building and carrying out of works for the purpose of a 1 bedroom Dwelling House |
| Decision | Consent granted (conditionally) |
| Date of decision | 22 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ the proposed development is not inconsistent with the objectives of the zone, ▪ the proposed development is permitted in the zone, ▪ the proposed development does not compromise the relevant Environmental Planning Instruments, ▪ the proposal will be compatible with the built form and character, established by existing developments in the area, ▪ any potential concerns have been ameliorated by appropriate conditions, with those conditions ensuring compliance with relevant legislation, Regulations and standards; ▪ the proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments, ▪ the proposal will have an acceptable environmental impact, and ▪ the proposal is consistent with the zone and desired future character of the area. | |

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| DA No. | DA2022/78.3 |
| Property | Lot 1 DP385257 5 Tor Street GUNDAGAI NSW 2722 |
| Development | Modification – deletion of condition D19 |
| Decision | Consent granted (conditionally) |
| Date of decision | 24 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ the proposed development is not inconsistent with the objectives of the zone, ▪ the proposed development is permitted in the zone, ▪ the proposed development does not compromise the relevant Environmental Planning Instruments, ▪ the proposal will be compatible with the built form and character, established by existing developments in the area, ▪ any potential concerns have been ameliorated by appropriate conditions, with those conditions ensuring compliance with relevant legislation, Regulations and standards; ▪ the proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments, ▪ the proposal will have an acceptable environmental impact, and ▪ the proposal is consistent with the zone and desired future character of the area. | |

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| DA No. | DA2022/102.2 |
| Property | Lot 271 DP751420 2801 Bethungra Road NANGUS NSW 2722 |
| Development | (MODIFICATION) New Dwelling and Detached Carport - Minor amendment – the applicant is submitting an amended Bushfire Assessment Report for consideration pursuant to S4.55(1A) of the Environmental Planning and Assessment Act 1979. The subject modification application also included an amended BASIX certificate. |
| Decision | Consent granted (conditionally) |
| Date of decision | 22 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ the proposed development is not inconsistent with the objectives of the zone, ▪ the proposed development is permitted in the zone, ▪ The development is consistent with the objectives and aims of the relevant Environmental Planning Instruments; | |

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| DA No. | DA2023/115 |
| Property | Lot 1 DP1276651 1872 Adelong Road TUMBLONG NSW 2729 |
| Development | Proposed Shed |
| Decision | Consent granted (conditionally) |
| Date of decision | 27 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The overall visual impact of the development is minimal; ▪ The proposed development is permitted with consent; ▪ The development has been assessed on merit and the bulk and scale is appropriate and the design is suitable; ▪ The development is consistent with the objectives and aims of the relevant Environmental Planning Instruments; ▪ Conditions have been imposed to preserve the amenity of the area | |

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| DA No. | DA2023/122 |
| Property | Lot 11 DP841505 37 Hurley Street COOTAMUNDRA NSW 2590 |
| Development | Backpackers accommodation – Continued use of internal alterations and additions |
| Decision | Consent granted (conditionally) |
| Date of decision | 30 November 2023 |
| Reasons for decision and how community views were taken into consideration | |
| <ul style="list-style-type: none"> ▪ The proposed development is considered to benefit the community; ▪ There are no foreseen social, economical, environmental or local impacts as a result of the development; ▪ The proposed development satisfied the governing legislation including LEPs SEPPs, and Councils local plans such as the DCP. ▪ The public's interest has been considered. | |