

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*.

DA No.	DA2022/144
Property	Lot 278 DP757226 Snowy Mountains Highway ADELONG NSW 2729
Development	Proposed Swimming Pool
Decision	Consent granted (conditionally)
Date of decision	16 January 2023
Reasons for decision and how community views were taken into consideration	
▪ The Development is consistent with the public interest ▪ The development is a private use development ▪ The plans and specification is sufficient to issue the DA	

DA No.	DA2022/163
Property	Lot 1 Sec 13 DP758742 25 Bridge Street MUTTAMA NSW 2722
Development	Proposed Change of Church structure on site into gallery space
Decision	Consent granted (conditionally)
Date of decision	16 January 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the GLEP ▪ No objections from neighbours ▪ Reuse of the existing site and adaptive use of the existing building ▪ Is not in conflict with the public interest	

DA No.	DA2022/155
Property	Lot 13 Sec C DP9530 26 Murray Street COOTAMUNDRA NSW 2590
Development	Proposed New Carport with roller door
Decision	Consent granted (conditionally)
Date of decision	30 January 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The carport is still in keeping with carport in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/170
Property	Lot 1 DP325688 Poole Street COOTAMUNDRA NSW 2590
Development	Erection of LED Signage Panel and removal of existing old sign
Decision	Consent granted (conditionally)
Date of decision	16 January 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The sign is still in keeping with use of the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/173
Property	Lot 1 DP314992 96 Cooper Street COOTAMUNDRA NSW 2590
Development	Demolition of existing Granny Flat and Alterations and Additions to existing dwelling
Decision	Consent granted (conditionally)
Date of decision	12 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing B3 Commercial Core zone objectives, - The shed is still in keeping with Additions in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/175
Property	Lot 478 DP753601 Warralong Road COOTAMUNDRA NSW 2590
Development	Proposed Additional Bay to existing Garage and New Carport
Decision	Consent granted (conditionally)
Date of decision	20 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing C3 Environmental Management zone objectives, - The shed addition and carport is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/177
Property	Lot 430 DP753601 Pinkerton Road COOTAMUNDRA NSW 2590
Development	Proposed Shed with attached Carport
Decision	Consent granted (conditionally)
Date of decision	16 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU4 Primary Production Small Lots zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/180
Property	Lot 35 DP18650 85 Temora Street COOTAMUNDRA NSW 2590
Development	Proposed Demolition of Existing Shed and Construction of New Shed
Decision	Consent granted (conditionally)
Date of decision	16 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/183
Property	Lot 22 DP1270489 8 Oliver Selwyn Drive COOTAMUNDRA NSW 2590
Development	Proposed Shed
Decision	Consent granted (conditionally)
Date of decision	25 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/165
Property	Lot 4 Sec B DP9530 4 Bapaume Street COOTAMUNDRA NSW 2590
Development	Proposed Shed with attached Carport
Decision	Consent granted (conditionally)
Date of decision	13 January 2023
Reasons for decision and how community views were taken into consideration	
- The development is in keeping with the existing R1 residential area and general character of the area. - The impacts of the development are overall considered 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 lodged with letters of support for the structure, therefore was not notified	

DA No.	DA2023/005
Property	Lot 1 DP100180 151 Sutton Street COOTAMUNDRA NSW 2590
Development	Proposed Installation of Shed (Relocated)
Decision	Consent granted (conditionally)
Date of decision	30 January 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

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*.

DA No.	DA2022/186
Property	Lot 101 DP577519 45 First Avenue GUNDAGAI NSW 2722
Development	Proposed Swimming Pool including Retaining Wall
Decision	Consent granted (conditionally)
Date of decision	2 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The swimming pool and retaining wall is still in keeping with structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/182
Property	Lot 1 DP100866 983 Stockinbingal Road COOTAMUNDRA NSW 2590
Development	Proposed New Dwelling with attached Garage
Decision	Consent granted (conditionally)
Date of decision	9 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU1 Primary Production zone objectives, - The Dwelling is still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/145
Property	Lot B DP380323 36 Sutton Street COOTAMUNDRA NSW 2590
Development	Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	9 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The Dwelling is still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/002
Property	Lot 1 SP89920 29 Hovell Street COOTAMUNDRA NSW 2590
Development	Proposed New Carport
Decision	Consent granted (conditionally)
Date of decision	7 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The carport is still in keeping with sheds and carports in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/151
Property	Lot 7 DP 1173337 23 Warralong Road COOTAMUNDRA NSW 2590
Development	Subdivision (2 lots) – to subdivide the land into two (2) lots approximately 1.18 ha and 3.10 ha
Decision	Consent granted (conditionally)
Date of decision	14 February 2023
Reasons for decision and how community views were taken into consideration	
▪ 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. ▪ Any potential concerns have been ameliorated by appropriate conditions. ▪ 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. ▪ Notification of the application in accordance with the relevant environmental planning instrument and/or policy was carried out, and no submission were received.	

DA No.	DA2022/154
Property	Lot 370 DP 1171108 Pinkerton Road COOTAMUNDRA NSW 2590
Development	Subdivision (residential) – 3 lots - to subdivide the land into three (3) lots of 1,128 m ² , 1,145 m ² and 2,389 m ² .
Decision	Consent granted (conditionally)
Date of decision	15 February 2023
Reasons for decision and how community views were taken into consideration	
▪ The subdivision 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. ▪ There are existing services that can adequately cater for the development, subject to minor extensions. ▪ In accordance with the provisions of the relevant environmental planning instrument and/or policy, the development application was notified, and no submissions were received.	

DA No.	DA2022/130
Property	Lot 3 DP1044171 11 Mount Street GUNDAGAI NSW 2722
Development	New Subdivision-Torrens-No New Road – Existing 3 lots into 5 residential lots
Decision	Consent granted (conditionally)
Date of decision	16 February 2023
Reasons for decision and how community views were taken into consideration	
▪ The subdivision 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.	

DA No.	DA2020/138.3
Property	Lot 12 DP870918 1055 Stockinbingal Road COOTAMUNDRA NSW 2590
Development	Modification – S.4.55(1) – Proposed New Dwelling (Change to Roof Plan)
Decision	Consent granted (conditionally)
Date of decision	23 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU1 Primary Production zone objectives, - The dwelling is still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/157
Property	Lot 1 DP251887 1916 Adelong Road TUMBLONG NSW 2729
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	23 February 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU1 Primary Production zone objectives, - The shed is still in keeping with other structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/141
Property	Lot 29 DP1075694 5 Barrett Street COOTAMUNDRA NSW 2590
Development	Proposed New Industrial Shed
Decision	Consent granted (conditionally)
Date of decision	22 February 2023
Reasons for decision and how community views were taken into consideration	
- The information supplied was sufficient to complete an assessment - The nature of the development was consistent with Council Policy - The development was permissible under the CLEP - The development can be granted consent by Council	

DA No.	DA2023/007
Property	Lot 2 DP523618 68 Centenary Avenue COOTAMUNDRA NSW 2590
Development	Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	21 February 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The dwelling additions are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/152
Property	Lot 1 DP1276651 1872 Adelong Road TUMBLONG NSW 2729
Development	Proposed New Dwelling
Decision	Consent granted (conditionally)
Date of decision	27 February 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing RU1 Primary Production zone objectives, ▪ The Dwelling is still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

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*.

DA No.	DA2023/18
Property	Lot 6 Sec B DP2203 18 Queen Street COOTAMUNDRA NSW 2590
Development	Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	1 March 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The dwelling additions is still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/10
Property	Lot 3 Sec 36 DP758287 195 Sutton Street COOTAMUNDRA NSW 2590
Development	Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	1 March 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The additions are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/009
Property	Lot 5 DP848707 5 Gilgal Road COOTAMUNDRA NSW 2590
Development	Proposed Detached Studio ancillary to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	16 March 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing RU4 Primary Production Small Lots zone objectives, ▪ The studio is still in keeping with structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/162
Property	Lot 64 DP753625 2822 Burra Road GUNDAGAI NSW 2722
Development	Demolition of existing building, Construction of new single dwelling
Decision	Consent granted (conditionally)
Date of decision	17 March 2023
Reasons for decision and how community views were taken into consideration	
▪ The development complies with zone objectives and requirements of Gundagai LEP 2011; ▪ The dwelling is appropriate to the rural setting	

DA No.	DA2023/003
Property	Lot 3 DP238550 2 Cutler Avenue COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	24 March 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2021/116 MOD 1
Property	Lot 102 DP1059742 124-126 Mount Street SOUTH GUNDAGAI NSW 2722
Development	Modification – Addition of mezzanine and bathroom to upper level
Decision	Consent granted (conditionally)
Date of decision	28 March 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing B4 Mixed Use zone objectives, - The storage shed is still in keeping with sheds in the locality and lots sizes, not considered out of place and open space has been retained, or to have a negative visual impact and overall detrimental impact on the streetscape	

DA No.	DA2023/004
Property	Lot C DP37752 3938 Snowy Mountains Highway ADELONG NSW 2727
Development	Proposed New Dwelling with attached Garage
Decision	Consent granted (conditionally)
Date of decision	31 March 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU1 primary production zone objectives, and compliant to requirements set out within the Gundagai LEP 2011. - The dwelling is considered to be designed taking into account existing site features to enable the dwellings impacts to be reduced visually from the roadside and the general locality. - The dwelling is being constructed to BAL12.5 to reduce the impact of the effects of bushfire as per Planning for Bushfire prevention 2019 and attached bushfire report. - Dwelling has appropriate access to a sealed road, - Site is considered appropriate for the intended use and overall impacts are considered low	

DA No.	DA2018/58 MOD 1
Property	Lot 2 DP932905 5 Adams Street COOTAMUNDRA NSW 2590
Development	Modification – Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	30 March 2023
Reasons for decision and how community views were taken into consideration	
- 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	

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*.

DA No.	DA2022/108
Property	Lot 4 Sec C DP4840 85 Gundagai Road COOTAMUNDRA NSW 2590
Development	Mixed use development (unmanned service station and transport depot)
Decision	Consent granted (conditionally)
Date of decision	6 April 2023
Reasons for decision and how community views were taken into consideration	
- the proposed development is not inconsistent with the objectives of the zone, - the proposed development is permitted in the zone, - assessment of the development against the relevant guidelines demonstrates that the proposed development will not cause significant adverse impacts on the surrounding natural environment, built environment and infrastructure, community facilities, or local character and amenity, - the proposed development does not compromise the relevant Environmental Planning Instruments, - Council considers that the proposed development is appropriate having regard to the relevant matters and can be managed through appropriate conditions, - neighbour notification was carried out as per the CPP, but no submissions were received	

DA No.	DA2022/147
Property	Lot 199 DP751421 324 Mantons Road GUNDAGAI NSW 2722
Development	Proposed New Dwelling
Decision	Consent granted (conditionally)
Date of decision	6 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The patio is still in keeping with patios in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/176
Property	Lot 17 DP223540 27 Hemet Crescent COOTAMUNDRA NSW 2590
Development	Proposed Alterations and Additions of Existing Dwelling (Patio)
Decision	Consent granted (conditionally)
Date of decision	13 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The patio is still in keeping with patios in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/11
Property	Lot 11 Sec 25 DP759041 1 Bland Street WALLENDBEEN NSW 2588
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	14 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU5 Village zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/33
Property	Lot 2 DP726080 39 O'Donnell Street COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	17 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/40
Property	Lot 1 DP303425 15 Parker Street COOTAMUNDRA NSW 2590
Development	Council approval of pre-existing ensuite
Decision	Consent granted (conditionally)
Date of decision	21 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - Not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/20
Property	Lot 47 DP1173450 1 Banjo Paterson Place (34 Lawson Dr, Gundagai) GUNDAGAI NSW 2722
Development	Proposed New Dwelling
Decision	Consent granted (conditionally)
Date of decision	17 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The patio is still in keeping with patios in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/12
Property	Lot 3 DP1237342 307 Back Brawlin Road COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	20 April 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU4 Primary Production Small Lots zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/008
Property	Lot 24 DP872049 2210 Tarrabandra Road SOUTH GUNDAGAI NSW 2722
Development	Subdivision – existing 1 lot into proposed two lots
Decision	Consent granted (conditionally)
Date of decision	19 April 2023
Reasons for decision and how community views were taken into consideration	
- 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, - any potential concerns have been ameliorated by appropriate conditions, - 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, - the proposal is consistent with the zone and desired future character of the area, - notification of the application in accordance with the relevant environmental planning instrument and/or policy was carried out, and the issues raised in the submission have been addressed	

DA No.	DA2023/21
Property	Lot 101 DP577519 45 First Avenue GUNDAGAI NSW 2722
Development	Proposed Alterations and Additions to Existing Dwelling
Decision	Consent granted (unconditionally)
Date of decision	21 April 2023
Reasons for decision and how community views were taken into consideration	
- 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	

DA No.	DA2017/017 MOD 1
Property	Lot 2 DP 583945 186 Back Brawlin Road COOTAMUNDRA NSW 2590
Development	Modification (subdivision) – to delete condition (6) PSC Condition – Tree planting
Decision	Consent granted (unconditionally)
Date of decision	27 April 2023
Reasons for decision and how community views were taken into consideration	
▪ It results in the same development. ▪ It is consistent with the relevant legislation. ▪ It will have minimal environmental impact. ▪ In accordance with the provisions of the relevant environmental planning instrument and/or policy, the development application was not required to be notified, and therefore no submissions were received.	

DA No.	DA2023/37
Property	Lot 7 DP8531 30 Florance Street COOTAMUNDRA NSW 2590
Development	Proposed Alterations & Additions to Existing Dwelling and Construction of New Shed
Decision	Consent granted (conditionally)
Date of decision	28 April 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The shed and additions are still in keeping with buildings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

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*.

DA No.	DA2022/116
Property	Lot 2 DP1080914 223 Chandlers Road NANGUS NSW 2722
Development	Frost fans – the continued use of the five (5) existing, free-standing frost farms, in conjunction with, and ancillary to, the existing vineyard
Decision	Consent granted (conditionally)
Date of decision	8 March 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with, and is ancillary to, the existing horticultural use of the land. ▪ Any potential concerns have been ameliorated by appropriate conditions. ▪ The impacts of the development are minimal. ▪ The proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments. ▪ 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	

DA No.	DA2023/029
Property	Lot 3 DP1112706 565 Nangus Road GUNDAGAI NSW 2722
Development	Proposed Swimming Pool
Decision	Consent granted (conditionally)
Date of decision	1 May 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/022
Property	Lot 11 DP18650 16 Hay Street COOTAMUNDRA NSW 2590
Development	Proposed 2 single storey unit development
Decision	Consent granted (conditionally)
Date of decision	5 May 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The dwellings are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/024
Property	Lot 2 Sec 37 DP758785 255 Sheridan Street GUNDAGAI NSW 2722
Development	New Boundary Adjustment
Decision	Consent granted (conditionally)
Date of decision	9 May 2023
Reasons for decision and how community views were taken into consideration	
▪ To confirm the details of the application as submitted by the applicant and as approved by Council. ▪ To manage any inconsistencies between the approved plan/documents and conditions of consent. ▪ To achieve the objectives of section 1.3 of the Environmental Planning and Assessment Act 1979, having regard to the relevant matters for consideration contained in section 4.15 of the Act and the Environmental Planning Instruments applying to the land. ▪ To ensure the property is adequately serviced. ▪ To facilitate the future development of adjacent land by providing appropriately located easements. ▪ To protect the amenity of the local environment, residents and adjoining landowners. ▪ To ensure the development complies with all relevant approvals	

DA No.	DA2020/123.4
Property	Lot 3 DP612148 57 Mount Street SOUTH GUNDAGAI NSW 2722
Development	Modification – Development Consent (remove lower floor and delete window)
Decision	Consent granted (conditionally)
Date of decision	11 May 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The additions are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/023
Property	Lot 301 DP1213777 2 Nashs Lane COOTAMUNDRA NSW 2590
Development	Change of use of development - rural produce sales
Decision	Consent granted (conditionally)
Date of decision	10 May 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the zone, ▪ Permissible with consent ▪ Change of use is to have no effect on current remaining approval and ongoing development of the site under DA2017/087MOD2 as detailed in this report- and all associated conditions relevant under the above approval still remain. ▪ Overall impact of the use considered low and is also considered suitable to the site and area.	

DA No.	DA2007/131 MOD 1
Property	Lot 6 DP 1083148 8 Short Street COOTAMUNDRA NSW 2590
Development	Modification (seniors living) – to modify the approved concept development application, by reducing the number of units, changing the internal and external configuration of the units, minor changes to the road layout and the provision of additional parking
Decision	Consent granted (conditionally)
Date of decision	16 May 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposed modification is not inconsistent with the objectives of the zone. ▪ The proposed modification is permitted in the zone. ▪ Assessment of the modification against the relevant provisions of the EPA Act, indicates that the proposed modification will not cause significant adverse impacts on the surrounding natural environment, built environment and infrastructure, community facilities, or local character and amenity. ▪ The proposed modification does not compromise the relevant Environmental Planning Instruments. ▪ Council considers that the proposed modification is appropriate having regard to the relevant matters and can be managed through existing and proposed conditions. ▪ The modification is substantially the same development as originally approved. ▪ The application was publicly notified and no submissions were received.	

DA No.	DA2023/042
Property	Lot 43 DP750619 342 McLaughlins Lane STOCKINBINGAL NSW 2725
Development	Proposed New Dwelling and detached New Shed
Decision	Consent granted (conditionally)
Date of decision	16 May 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing RU1 Primary Production zone objectives, ▪ The dwelling and shed is still in keeping with structures in the locality, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the area	

DA No.	DA2023/027
Property	Lot B DP162088 268 Parker Street COOTAMUNDRA NSW 2590
Development	Proposed External & Internal Alterations to Commercial Premises
Decision	Consent granted (conditionally)
Date of decision	18 May 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2021/190
Property	Lot 4 Sec 28 DP758915 Eagle Street GUNDAGAI NSW 2722
Development	New Dwelling & Detached Shed
Decision	Consent granted (conditionally)
Date of decision	19 May 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposal is considered in keeping and consistent with the character and use of the surrounding area ▪ Impacts are considered 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. ▪ Stormwater management plan prepared for the development due to no gravity stormwater access provided	

DA No.	DA2022/003 MOD 1
Property	Lot 19 DP882016 596 Nangus Road GUNDAGAI NSW 2722
Development	Dwelling (modification) - General condition no. 2 updated to reference amended plans - Plans changed to include additional laundry window and skylights and main bathroom
Decision	Consent granted (conditionally)
Date of decision	19 May 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposed modification is not inconsistent with the objectives of the zone, ▪ the proposed modification is permitted in the zone, ▪ Council considers that the proposed modification is appropriate having regard to the relevant matters and can be managed through existing and proposed conditions, ▪ the modification is substantially the same development as originally approved,	

DA No.	DA2023/053
Property	Lot 84 DP753620 1022 Berthong Road WALLEND BEEN NSW 2588
Development	Proposed Alterations & Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	23 May 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing ru1 Primary Production zone objectives, ▪ The dwelling additions are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2022/25 MOD 1
Property	Lot 1 DP1103227 13 George Street WALLENDBEEN NSW 2588
Development	Modification of Development (Re-arrange laundry and bathroom areas)
Decision	Consent granted (conditionally)
Date of decision	31 May 2023
Reasons for decision and how community views were taken into consideration	
▪ the proposed development modification is permitted in the zone. ▪ the proposed development modification is not inconsistent with the objectives of the zone. ▪ the proposal is a modification and is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments. ▪ the proposed modification will not alter any external impacts from the original application. ▪ the environmental impact of the modification will be no greater than the original Development Application. ▪ the modified development remains substantially the same as originally approved	

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*.

DA No.	DA2023/041
Property	Lot 4 DP236729 5 Williams Avenue COOTAMUNDRA NSW 2590
Development	Proposed New Shed and New Carport
Decision	Consent granted (conditionally)
Date of decision	1 June 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed and Carport is still in keeping with structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/017
Property	Lot 1 DP956094 Oakhills Road NANGUS NSW 2722
Development	Proposed Subdivision and Consolidation
Decision	Consent granted (conditionally)
Date of decision	7 June 2023
Reasons for decision and how community views were taken into consideration	
- The subdivision is in keeping with the existing character of the area. - The proposal will be consistent with the existing lot layout, established by existing developments. - The subdivision can be suitably serviced. - The impacts of the development are minimal. - The proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments. - 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	

DA No.	DA2022/109
Property	Lot 2 DP1202121 139 Salt Clay Road COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	5 June 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU4 Primary Production Small Lots zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2019/59 MOD 1
Property	Lot 1 DP1096529 338 Darbalara Road COOLAC NSW 2727
Development	MODIFICATION to Development Consent DA2019/59/1 – Increased depth of extraction from 4m to 8m of existing sand extraction quarry. (Note: no increase to existing volume of extraction is proposed and the subject development does not include a dewatering activity).
Decision	Consent granted (conditionally)
Date of decision	8 June 2023
Reasons for decision and how community views were taken into consideration	
▪ To confirm the details of the application as submitted by the applicant and as approved by Council. ▪ To manage any inconsistencies between the approved plan/documents and conditions of consent. ▪ To achieve the objectives of section 1.3 of the Environmental Planning and Assessment Act 1979, having regard to the relevant matters for consideration contained in section 4.15 of the Act and the Environmental Planning Instruments applying to the land. ▪ To protect the amenity of the local environment, residents and adjoining landowners. ▪ To ensure the development complies with all relevant approvals	

DA No.	DA2023/063
Property	Lot 1 Section 9 DP 758287 155-157 Hovell Street COOTAMUNDRA NSW 2590
Development	Self-storage units – to establish and operate a commercial self-storage unit facility, involving the demolition of two (2) existing sheds and the erection of two (2) single storey, detached, colourbond sheds, containing a total of twenty-one (21) storage units.
Decision	Consent granted (conditionally)
Date of decision	14 th June 2023
Reasons for decision and how community views were taken into consideration	
▪ 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 development is appropriately located and designed to respond to the site constraints and to minimise the impact on adjacent properties, ▪ any potential concerns have been ameliorated by appropriate conditions, ▪ 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, ▪ the proposal is consistent with the zone and desired future character of the area, ▪ notification of the application in accordance with the relevant environmental planning instrument and/or policy was carried out, and no submissions were received.	

DA No.	DA2022/110 MOD 1
Property	Lot 269 DP 750619 113 Racecourse Lane STOCKINBINGAL NSW 2725
Development	Dwelling (modification) – to modify a number of physical building and location attributes and BASIX commitments, and to amend the description of the approved development.
Decision	Consent granted (conditionally)
Date of decision	15 th June 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposed modification is not inconsistent with the objectives of the zone, ▪ the proposed modification is permitted in the zone, ▪ assessment of the modification against the relevant provisions of the EPA Act, indicates that the proposed modification will not cause significant adverse impacts on the surrounding natural environment, built environment and infrastructure, community facilities, or local character and amenity, ▪ the proposed modification does not compromise the relevant Environmental Planning Instruments, ▪ Council considers that the proposed modification is appropriate having regard to the relevant matters and can be managed through existing and proposed conditions, ▪ the modification is substantially the same development as originally approved, ▪ notification was not required.	

DA No.	DA2022/185 MOD 1
Property	Lot 3 DP367171 12A Queen Street STOCKINBINGAL NSW 2725
Development	Shed (modification) – to modify location of proposed new shed
Decision	Consent granted (conditionally)
Date of decision	16 June 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposed modification is not inconsistent with the objectives of the zone, ▪ the proposed modification is permitted in the zone, ▪ Council considers that the proposed modification is appropriate having regard to the relevant matters and can be managed through existing and proposed conditions, ▪ the modification is substantially the same development as originally approved,	

DA No.	DA2023/30
Property	Lot 3 DP286034 Unit 2 25 Sheridan Lane GUNDAGAI NSW 2722
Development	Demolition of rear deck and construction of a new deck and staircase which is ancillary to existing attached dwelling
Decision	Consent granted (conditionally)
Date of decision	19 June 2023
Reasons for decision and how community views were taken into consideration	
▪ Council has considered all matters under the relevant legislation, and it considers that the proposed development is appropriate having regard to those matters, and that any impacts can be managed through appropriate conditions. It has been determined that there are no reasonable grounds upon which to refuse the application	

DA No.	DA2023/64
Property	Lot 1 DP303425 15 Parker Street COOTAMUNDRA NSW 2590
Development	Proposed demolition of existing shed and construction of new shed ancillary to the existing residential use (dwelling house)
Decision	Consent granted (conditionally)
Date of decision	19 June 2023
Reasons for decision and how community views were taken into consideration	
▪ The overall visual impact of the development is minimal. ▪ The bulk and scale is appropriate and the design has been suitably considered. ▪ 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	

DA No.	DA2023/62
Property	Lot 122 DP753599 Coolac Road COOLAC NSW 2727
Development	Installation of inground fiberglass swimming pool, ancillary to the existing dwelling
Decision	Consent granted (conditionally)
Date of decision	22 June 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/75
Property	Lot 2 DP537502 43A Centenary Avenue COOTAMUNDRA NSW 2590
Development	Proposed Alterations & Additions to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	20 June 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The Additions are still in keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/76
Property	Lot 646 DP1206449 21 Pinkerton Lane COOTAMUNDRA NSW 2590
Development	Proposed New Carport
Decision	Consent granted (conditionally)
Date of decision	29 June 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU4 Primary Production Small Lots zone objectives, - The Carport is still in keeping with structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/47
Property	Lot 1 DP725160 56 Crown Street COOTAMUNDRA NSW 2590
Development	Proposed Demolition of Existing Shed and Construction of New Shed with attached Carport
Decision	Consent granted (conditionally)
Date of decision	28 June 2023
Reasons for decision and how community views were taken into consideration	
- The development is in keeping with the existing character of the area. - The impacts of the development are considered minimal. - The details within this report justify the applicant's application to vary the secondary building line as per the requirements of the Cootamundra DCP 2013 - Complies with all other 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	

DA No.	DA2023/50
Property	Lot 2 DP568167 20 Lawrence Street COOTAMUNDRA NSW 2590
Development	Proposed New Carport and Relocation of Existing Garden Sheds
Decision	Consent granted (conditionally)
Date of decision	28 June 2023
Reasons for decision and how community views were taken into consideration	
- The development is in keeping with the existing character of the area. - The impacts of the development are considered minimal. - The details within this report justify the applicant's application to vary the building line as per the requirements of the Cootamundra DCP 2013 - Complies with all other 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	

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*.

DA No.	DA2020/111
Property	Lot 18 DP251034 31 O'Hagan Street GUNDAGAI NSW 2722
Development	Proposed Change of Use (Establish Medical Centre)
Decision	Deemed Refusal
Date of decision	10 July 2023
Reasons for decision and how community views were taken into consideration	
- the application does not contain information required to be submitted in accordance with the <i>Environment Planning and Assessment Regulation 2000</i>, - the development was notified but no submissions were received.	

DA No.	DA2023/009 MOD 1
Property	Lot 5 DP848707 5 Gilgal Road COOTAMUNDRA NSW 2590
Development	Modification to Development Consent
Decision	Consent granted (conditionally)
Date of decision	6 July 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing RU4 Primary Production Small Lots zone objectives, - The studio is still in keeping with structures in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/54
Property	Lot 1 DP354653 31 Crown Street COOTAMUNDRA NSW 2590
Development	Demolition of Existing Garage and Construction of New Garage
Decision	Consent granted (conditionally)
Date of decision	6 July 2023
Reasons for decision and how community views were taken into consideration	
- Consistent with the existing R1 General Residential zone objectives, - The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/31
Property	Lot 1 DP1111172 Gobarralong Road COOLAC NSW 2727
Development	Proposed Alterations to Existing Dwelling
Decision	Consent granted (conditionally)
Date of decision	10 July 2023
Reasons for decision and how community views were taken into consideration	
- 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	

DA No.	DA2019/118
Property	Lots 16 & 17 DP 111917 and Lots 402 – 408 & 578 DP 751421 44 Dodd Street GUNDAGAI NSW 2722
Development	Camping ground – to establish and operate a primitive camping ground (56 campsites with a maximum of 57 persons onsite at anyone time), and associated amenities, including the construction of a toilet block, installation of a septic, provision of potable water and solid waste disposal area.
Decision	Consent refused
Date of decision	18 July 2023
Reasons for decision and how community views were taken into consideration	
- the application does not contain information required to be submitted in accordance with the <i>Environment Planning and Assessment Regulation 2000</i>, - the application is potentially integrated development under the <i>Water Management Act 2000</i>, and the application does not address this issue, - Council is not satisfied that the development is consistent with, or complies with, the provisions of the <i>Gundagai Local Environmental Plan 2011</i>, - the likely impacts of the proposed development are considered to be unacceptable, or cannot be assessed, based on the limited information supplied, - Council is not satisfied as to the suitability of the site for the proposed development. - the development was notified but no submissions were received.	

DA No.	DA2022/78 MOD 1
Property	Lot 1 DP385257 5 Tor Street GUNDAGAI NSW 2722
Development	Modification – Adjustment of Consent – Pipe Existing Open Drain
Decision	Consent granted (conditionally)
Date of decision	18 July 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/73
Property	Lot 16 DP751000 Darbalara Road (Gundagai Shire Parish) GUNDAGAI NSW 2722
Development	Demolition of existing shed and construction of a 18 x 6 outbuilding consisting of enclosed shed section with open carports on each end for use ancillary to existing dwelling and extensive agriculture
Decision	Consent granted (conditionally)
Date of decision	19 July 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/70
Property	Lot 38 DP1258489 408 Back Brawlin Road COOTAMUNDRA NSW 2590
Development	Proposed New Dwelling with attached Garage
Decision	Consent granted (conditionally)
Date of decision	21 July 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing RU4 Primary Production Small Lots zone objectives, ▪ The dwelling is keeping with dwellings in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape	

DA No.	DA2023/58
Property	Lot 1 DP580584 6 Cowumbra Street COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	24 July 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The shed is still in keeping with sheds in the locality with a 3m setback, and is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape.	

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*.

DA No.	DA2023/71
Property	Lot 4 Sec 58 DP758915 28 Tumut Street GUNDAGAI NSW 2722
Development	Demolition of existing dwelling and shed
Decision	Consent granted (conditionally)
Date of decision	1 August 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/66
Property	Lot 18 DP851885 11 Lawson Drive GUNDAGAI NSW 2722
Development	Continued use of converted garage to rumpus room
Decision	Consent granted (conditionally)
Date of decision	4 August 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 Residential zone objectives, and compliant to requirements set out within the Gundagai LEP 2011. ▪ The dwelling additions (continued use of garage conversion) features are not inconsistent with dwellings in the locality and the features, size, and scale of the existing streetscape structures	

DA No.	DA2022/184
Property	Lot 73 DP750987 372 Hopewood Road GOBARRALONG NSW 2727
Development	Installation of a Manufactured Home for the purpose of a Dwelling house
Decision	Consent granted (conditionally)
Date of decision	4 August 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/83
Property	Lot 5 DP1110481 2002 Adelong Road TUMBLONG NSW 2729
Development	Proposed Rural Shed
Decision	Consent granted (conditionally)
Date of decision	18 August 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing RU1 Primary Production Lot zone objectives, and compliant to requirements set out within the Gundagai LEP 2011. ▪ The impacts of the development are overall considered 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. ▪ The shed position is considered in keeping with structures in the locality and the existing dwelling. ▪ The new structure is not un-common in the area with other larger existing sheds located surrounding the site	

DA No.	DA2023/72
Property	Lot 1 DP209507 18 Lawrence Street COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	18 August 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with the existing character of the area. ▪ The impacts of the development are overall considered 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	

DA No.	DA2023/32
Property	Lot A DP414532 79 Hurley Street COOTAMUNDRA NSW 2590
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	22 August 2023
Reasons for decision and how community views were taken into consideration	
▪ Consistent with the existing R1 General Residential zone objectives, ▪ The shed is still in keeping with sheds in the locality and lots sizes, is not considered out of place and open space has been retained, or to have a negative visual impact and overall no detrimental impact on the streetscape.	

DA No.	DA2023/46
Property	Lot 3 DP831854 364 Reno Road GUNDAGAI NSW 2722
Development	Erection of New Residential Shed ancillary rainwater tank and Continued Use of existing unauthorised works and structures including: - Swimming pool - Shed with attached awning - Pergola - 2 x Shipping containers - Use of 2 x 22,700 ltr rainwater tanks
Decision	Consent granted (conditionally)
Date of decision	23 August 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/74
Property	Lot 10 DP203570 187 Thompson Street COOTAMUNDRA NSW 2590
Development	Construction of a carport on the existing driveway ancillary to the existing residential dwelling
Decision	Consent granted (conditionally)
Date of decision	28 August 2023
Reasons for decision and how community views were taken into consideration	
▪ The overall visual impact of the development is minimal. ▪ The bulk and scale is appropriate and the design has been suitably considered. ▪ 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.	

DA No.	DA2023/90
Property	Lot 1 DP1093024 43 O'Hagan Street GUNDAGAI NSW 2722
Development	Proposed Installation Swimming Pool
Decision	Consent granted (conditionally)
Date of decision	30 August 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

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*.

DA No.	DA2023/87
Property	Lot 3 DP166465 52 Thompson Street COOTAMUNDRA NSW 2590
Development	Proposed new shed ancillary to the existing residential use
Decision	Consent granted (conditionally)
Date of decision	4 September 2023
Reasons for decision and how community views were taken into consideration	
▪ The overall visual impact of the development is minimal. ▪ The bulk and scale is appropriate and the design has been suitably considered. ▪ 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.	

DA No.	DA2023/61
Property	Lot 12 DP1128590 Nangus Road GUNDAGAI NSW 2722
Development	Proposal includes: • Demolition of existing playground and camp kitchen • Construction of a communal amenities block • Construction of a communal camp kitchen • Relocation of visitor car parking • Construction of a new internal access road and reconfiguration of existing short term grass sites including provision of short term grass sites opposite the managers residence adjoining existing exit lane from the property and running of services to all grass sites. The development proposes an increase of 3 short term sites, however, miscalculation of sites in the existing s68 approval to operate which remains valid gives the perception of 2 additional short term sites.
Decision	Consent granted (conditionally)
Date of decision	6 September 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/83 MOD 1
Property	Lot 23 DP1084187 6 Virgil Street GUNDAGAI NSW 2722
Development	4.55(1) modification of existing DA issued 16/08/2022 relating to dwelling additions and alterations. Proposed modification seeks to amend side setback from existing dwelling to side boundary to accurately reflect dwellings position and subsequently position of the new carport and dwelling addition.
Decision	Consent granted (conditionally)
Date of decision	8 September 2023
Reasons for decision and how community views were taken into consideration	
▪ Not applicable	

DA No.	DA2021/085 MOD 2
Property	Lot 33 DP 1270489 370 Temora Street COOTAMUNDRA NSW 2590
Development	Modification (subdivision) – to create three (3) additional lots by further subdividing the approved lots, and the ancillary modification of conditions.
Decision	Consent granted (conditionally)
Date of decision	12 September 2023
Reasons for decision and how community views were taken into consideration	
▪ The modification is substantially the same development as originally approved. ▪ The impacts associated with the modification are minor. ▪ The modification complies with the relevant environmental planning instruments.	

DA No.	DA2022/080 MOD 1
Property	Lot 33 DP 1270489 370 Temora Street COOTAMUNDRA NSW 2590
Development	Modification (subdivision) – to create one (1) additional lot by further subdividing the approved lot, and the ancillary modification of conditions
Decision	Consent granted (conditionally)
Date of decision	12 September 2023
Reasons for decision and how community views were taken into consideration	
▪ The modification is substantially the same development as originally approved. ▪ The impacts associated with the modification are minor. ▪ The modification complies with the relevant environmental planning instruments.	

DA No.	DA2021/151 (PART 1) MOD 1
Property	Lot 3 DP 809706 King Street WALLENDBEEN NSW 2588
Development	Modification (Mixed use development - alterations and additions and demolition works to, and use of, the Old Station Masters Residence) - to modify Development Consent (Part 1) by amending the conditions of consent.
Decision	Consent granted
Date of decision	19 th September 2023
Reasons for decision and how community views were taken into consideration	
▪ To provide explanatory notes. ▪ To ensure the new set of plans approved by Development Consent Part 2 are referenced. ▪ To remove redundant conditions. ▪ To ensure consistency between Development Consent Part 1 and Development Consent Part 2.	

DA No.	DA2023/106
Property	Lot 1 DP1022848 692 Olympic Highway COOTAMUNDRA NSW 2590
Development	Installation of inground swimming pool
Decision	Consent granted (conditionally)
Date of decision	25 September 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/67
Property	Lot 2 DP1054376 42 Morrisons Hill Road WALLENDBEEN NSW 2588
Development	Proposed Alterations and Additions to Existing Dwelling and New Secondary Dwelling/Shed
Decision	Consent granted (conditionally)
Date of decision	28 September 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with the existing character of the rural 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 not notified, and no submissions were received	

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*.

DA No.	DA2023/69
Property	Lot 2 DP1031243 Burley Griffin Way STOCKINBINGAL NSW 2725
Development	Proposed storage silos and associated infrastructure (drag conveyors, sweep augers and gates).
Decision	Consent granted (conditionally)
Date of decision	10 October 2023
Reasons for decision and how community views were taken into consideration	
▪ 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 the 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.	

DA No.	DA2023/112
Property	Lot 4 DP1043489 89 Boundary Road COOTAMUNDRA NSW 2590
Development	Proposed New Carport
Decision	Consent granted (conditionally)
Date of decision	11 October 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/108
Property	Lot 2 DP849081 280 Reno Road GUNDAGAI NSW 2722
Development	Change of use, DA approval of existing shed dwelling
Decision	Consent granted (conditionally)
Date of decision	12 October 2023
Reasons for decision and how community views were taken into consideration	
- 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	

DA No.	DA2022/096 MOD 1
Property	Lot 453 DP 753601 104 Netherleigh Lane COOTAMUNDRA NSW 2590
Development	Modification (2 lot subdivision) – to modify the application to allow overhead power lines to be installed instead of underground powerlines, and to allow the removal and pruning of select trees.
Decision	Consent granted (conditionally)
Date of decision	19 October 2023
Reasons for decision and how community views were taken into consideration	
- The modification is substantially the same development as originally approved. - The impacts associated with the modification have been assessed as being acceptable. - Conditions have been imposed to minimise the impacts. - The modification complies with the relevant environmental planning instruments.	

DA No.	DA2023/117
Property	Lot 269 DP750619 113 Racecourse Lane STOCKINBINGAL NSW 2725
Development	Proposed New Shed
Decision	Consent granted (conditionally)
Date of decision	19 October 2023
Reasons for decision and how community views were taken into consideration	
- 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.	

DA No.	DA2023/120
Property	Lot 2 DP250142 72 Poole Street COOTAMUNDRA NSW 2590
Development	Proposed Dwelling Alterations (Proposed Sunroom)
Decision	Consent granted (conditionally)
Date of decision	20 October 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with the existing R1 residential area and general character of the area. ▪ The impacts of the development are overall considered little to none. ▪ The development complies with all local environmental planning instruments. ▪ Conditions have been imposed to preserve the amenity of the area.	

DA No.	DA2023/113
Property	Lot 7 DP223540 7 Hemet Crescent COOTAMUNDRA NSW 2590
Development	Alterations to Existing Dwelling (continued use of laundry addition)
Decision	Consent granted (conditionally)
Date of decision	20 October 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with the existing R1 residential area and general character of the area. ▪ The impacts of the development are overall considered minimal. ▪ The development complies with all local environmental planning instruments. ▪ Conditions have been imposed to preserve the amenity of the area.	

DA No.	DA2022/181
Property	Lot 127 DP751421 112 Burra Road RENO NSW 2722
Development	Proposed New Dwelling
Decision	Consent granted (conditionally)
Date of decision	23 October 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/085
Property	Lot 54 DP803362 30 Pinkstone Avenue COOTAMUNDRA NSW 2590
Development	Installation of manufactured home and secondary dwelling
Decision	Consent granted (conditionally)
Date of decision	25 October 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/100
Property	Lot 13 DP1092831 601 Old Cootamundra Road COOTAMUNDRA NSW 2590
Development	Additions and alterations to existing dwelling and secondary dwelling approval
Decision	Consent granted (conditionally)
Date of decision	25 October 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/079
Property	Lot 5 DP660621 131-135 Hovell Street COOTAMUNDRA NSW 2590
Development	Proposed Change of Use – Self-Storage Unit Development
Decision	Consent granted (conditionally)
Date of decision	26 October 2023
Reasons for decision and how community views were taken into consideration	
- 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 development is appropriately located and designed to respond to the site constraints and to minimise the impact on adjacent properties, - 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, - the proposal is consistent with the zone and desired future character of the area, - notification of the application in accordance with the relevant environmental planning instrument and/or policy was carried out, and no submissions were received. - To ensure acceptable standards of safety for both vehicular and pedestrian traffic.	

DA No.	DA2023/084
Property	Lot 6 Section B DP 4840 47 Gundagai Road COOTAMUNDRA NSW 2590
Development	Subdivision (residential) – 4 lots - to subdivide the land into four (4) neighbourhood lots of 450.8 m ² , 451 m ² , 451 m ² and 459.2 m ² , and one (1) neighbourhood property lot of 217.2 m ² , to demolish two (2) existing sheds and paving and the removal of specific trees.
Decision	Consent granted (conditionally)
Date of decision	31 October 2023
Reasons for decision and how community views were taken into consideration	
- The subdivision 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. - There are existing services that can adequately cater for the development, subject to minor extensions. - In accordance with the provisions of the relevant environmental planning instrument and/or policy, the development application was notified, and no submissions were received.	

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*.

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
▪ 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.	

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	
- 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;	

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	
- 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	

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	
- 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.	

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*.

DA No.	DA2023/125
Property	Lot 21 DP718969 2560 Tarrabandra Road SOUTH GUNDAGAI NSW 2722
Development	Proposed addition and alterations to existing residential dwelling
Decision	Consent granted (conditionally)
Date of decision	5 December 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/136
Property	Lot 29 DP1270489 9 Oliver Selwyn Drive COOTAMUNDRA NSW 2590
Development	Proposed New Shed, ancillary to the existing dwelling house.
Decision	Consent granted (conditionally)
Date of decision	12 December 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/101
Property	Lot 4 DP235357 6 Pinkerton Lane COOTAMUNDRA NSW 2590
Development	New Shed (old shed demolished) Continued use of Carport
Decision	Consent granted (non operational)
Date of decision	15 December 2023
Reasons for decision and how community views were taken into consideration	
▪ 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.	

DA No.	DA2023/35
Property	Lots 5 and 6 DP1150609 190 and 274 Turners Lane COOTAMUNDRA NSW 2590
Development	Subdivision – to subdivide the lots into 6 lots of 2 ha, 2.01 ha, 2.01 ha, 2.09 ha, 2.01 ha and 22.53 ha.
Decision	Consent granted (conditionally)
Date of decision	12 December 2023
Reasons for decision and how community views were taken into consideration	
▪ 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, ▪ any potential concerns have been ameliorated by appropriate conditions, ▪ 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, ▪ the proposal is consistent with the zone and desired future character of the area, ▪ notification of the application in accordance with the relevant environmental planning instrument and/or policy was carried out, and no submission were received, and the issues raised in the submission have been addressed during the assessment and through the imposition of conditions of consent.	

DA No.	DA2019/062 MOD 1
Property	Lot 3 DP 229988 and Lot 8 Section 38 DP 758287 212 Sutton Street COOTAMUNDRA NSW 2590
Development	To amend the property description (title details) in the notice of determination, and the relocation of, and changes to the design, of the approved amenities block.
Decision	Consent granted (conditionally)
Date of decision	18 December 2023
Reasons for decision and how community views were taken into consideration	
▪ The proposed modification is not inconsistent with the objectives of the zone. ▪ The proposed modification is permitted in the zone. ▪ Assessment of the modification against the relevant provisions of the EPA Act, indicates that the proposed modification will not cause significant adverse impacts on the surrounding natural environment, built environment and infrastructure, community facilities, or local character and amenity. ▪ The proposed modification does not compromise the relevant Environmental Planning Instruments. ▪ Council considers that the proposed modification is appropriate having regard to the relevant matters and can be managed through existing and proposed conditions. ▪ The modification is substantially the same development as originally approved.	

DA No.	DA2023/123
Property	Lots 7 and 8 Section C DP 2203 46 O'Donnell Street, COOTAMUNDRA NSW 2590
Development	Dwelling (alterations and additions) – to make alterations and additions to the existing dwelling, including demolition works.
Decision	Consent granted (conditionally)
Date of decision	18 December 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is in keeping with the existing character of the area. ▪ The development is sympathetic to the existing heritage qualities of the dwelling. ▪ 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 not notified, and no submissions were received.	

DA No.	DA2023/147
Property	Lot 4 DP1293130 23 Wonder View COOTAMUNDRA NSW 2590
Development	Proposed New Dwelling with attached Garage
Decision	Consent granted (conditionally)
Date of decision	19 December 2023
Reasons for decision and how community views were taken into consideration	
▪ 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	

DA No.	DA2023/44
Property	Lot 1 DP600356 370 Temora Street COOTAMUNDRA NSW 2590
Development	Proposed Truck Depot and Ancillary stockpiling of extractive material
Decision	Consent granted (conditionally)
Date of decision	20 December 2023
Reasons for decision and how community views were taken into consideration	
▪ The development is partially within keeping with the existing character of the area. ▪ The development partially complies with all local environmental planning instruments, and has been approved conditionally. ▪ Conditions have been imposed for the approved portion to preserve the amenity of the area, and ensure compliance with Council policy. ▪ The development application was notified in accordance with the provisions of the CPP, and the issues raised in the submissions have been addressed through conditions of consent. ▪	

DA No.	DA2023/55
Property	Lot 2 DP806631 O'Briens Road GUNDAGAI NSW 2722
Development	Proposed secondary dwelling. 3 bedroom, 2 bathroom and single garage
Decision	Consent granted (conditionally)
Date of decision	19 December 2023
Reasons for decision and how community views were taken into consideration	
▪ To confirm the details of the application as submitted by the applicant and as approved by Council. ▪ To manage any inconsistencies between the approved plan/documents and conditions of consent. ▪ To achieve the objectives of section 1.3 of the Environmental Planning and Assessment Act 1979, having regard to the relevant matters for consideration contained in section 4.15 of the Act and the Environmental Planning Instruments applying to the land. ▪ The proposal is not inconsistent with the key planning provisions contained within the applicable environmental planning instruments. ▪ To protect the amenity of the local environment, residents and adjoining landowners. ▪ To ensure the development complies with all relevant approvals.	