

Statement of Reasons

DA Number	DA2019/0169
Property Address	65-67 Barker Street, Casino
Matter Determined	Demolition
Date of Decision	6 March 2019
Decision	Approved subject to conditions.
Application Determined by	Delegation.

Reasons for the Decision

Relevant Mandatory Considerations – Statutory Requirements	<ul style="list-style-type: none"> • The application was assessed under the relevant sections to the Environmental Planning and Assessment Act including but not limited to Section 4.15. • The application was assessed under the relevant sections of Richmond Valley Councils Local Environmental Plan including but not limited to acid sulphate soils and maximum building height. • The application was assessed under all relevant sections of Richmond Valley Councils Development Control Plan 2015 including but not limit to site coverage, building height plane and setbacks. • The application was made and assessed in accordance with the Environmental Planning and Assessment Regulation including but not limited to Part 6. • Following the assessment of the development using the relevant legislation it may be deemed that the development has very little, if any, impact to the environment. • The subject land is zoned R1 as defined by Richmond Valley Councils LEP. Therefore, it is permissible to carry out demolition with Consent in this land zone.
Material Considered in the Decision	<ul style="list-style-type: none"> • The application was supported by documentation including but not limited to site specific plans and specifications, statement of environmental effects and a variation to the DCP. • A Council officer carried out an inspection 12 February 2019. The inspection found the supporting plans to resemble the features found on site at the time.
Community Views Raised in Submissions	<ul style="list-style-type: none"> • There are no records of any submissions being made with regard to this application.