



Statement of Reasons

DA Number	2020/0202
Property Address	21 Cassia Street, Evans Head
Matter Determined	Strata title subdivision of existing detached dual occupancy development into two (2) strata lots
Date of Decision	2 July 2020
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 proposed development generally complies with the relevant provisions and development standard of <i>Richmond Valley Local Environmental Plan 2012</i>. • The proposed development does not contravene any relevant <i>State Environmental Planning Policies</i>. • The proposed development is generally consistent with the relevant provisions of <i>Richmond Valley Development Control Plan 2015</i>. • The NSW Rural Fire Service has assessed the proposal to be acceptable subject to the General Terms of Approval. • Subject to the recommended conditions, the proposed development will not have any adverse impact on the natural, built or social environment or economic impacts on the locality. • The development application was notified in accordance with <i>Richmond Valley Development Control Plan 2015</i>. No submissions were received.
Material Considered in the Decision	<p>List documents</p> <ul style="list-style-type: none"> • Statement of Environmental Effects • Plans • Previous approvals
Community Views Raised in Submissions	<ul style="list-style-type: none"> • The DA was notified in accordance with <i>Richmond Valley Development Control Plan 2015</i>. No submissions were received.