



Statement of Reasons

DA Number	DA2021/0046
Property Address	6 Sparkes Place, Casino
Matter Determined	Construction of a Secondary Dwelling and associated works
Date of Decision	6 October 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 complies with the provisions of Richmond Valley Council Local Environmental Plan 2012. • The proposed development complies with relevant State Environmental Planning Policies. • The proposed development complies with relevant provisions of Development Control Plan. • The proposed development complies with Environmental Planning & Assessment Regulation 2000 considerations. • The proposed development will not have significant adverse impact on the natural, built or social environment or economic impacts on the locality. • The proposed development is considered suitable for the proposed site. • The development application was notified in accordance with Richmond Valley Council Council’s Community Participation Plan 2019. No submissions were received. • The proposed development is unlikely to prejudice or compromise the public interest.
Material Considered in the Decision	<p>List documents</p> <ul style="list-style-type: none"> • Plans submitted with the Development Application • Statement of Environmental Effects submitted with the application and additional information submitted including OSMS report • Site inspection undertaken 27 August 2020.
Community Views Raised in Submissions	<ul style="list-style-type: none"> • The DA was notified in accordance with Richmond Valley Council Community Participation Plan 2019. • No submissions were received.