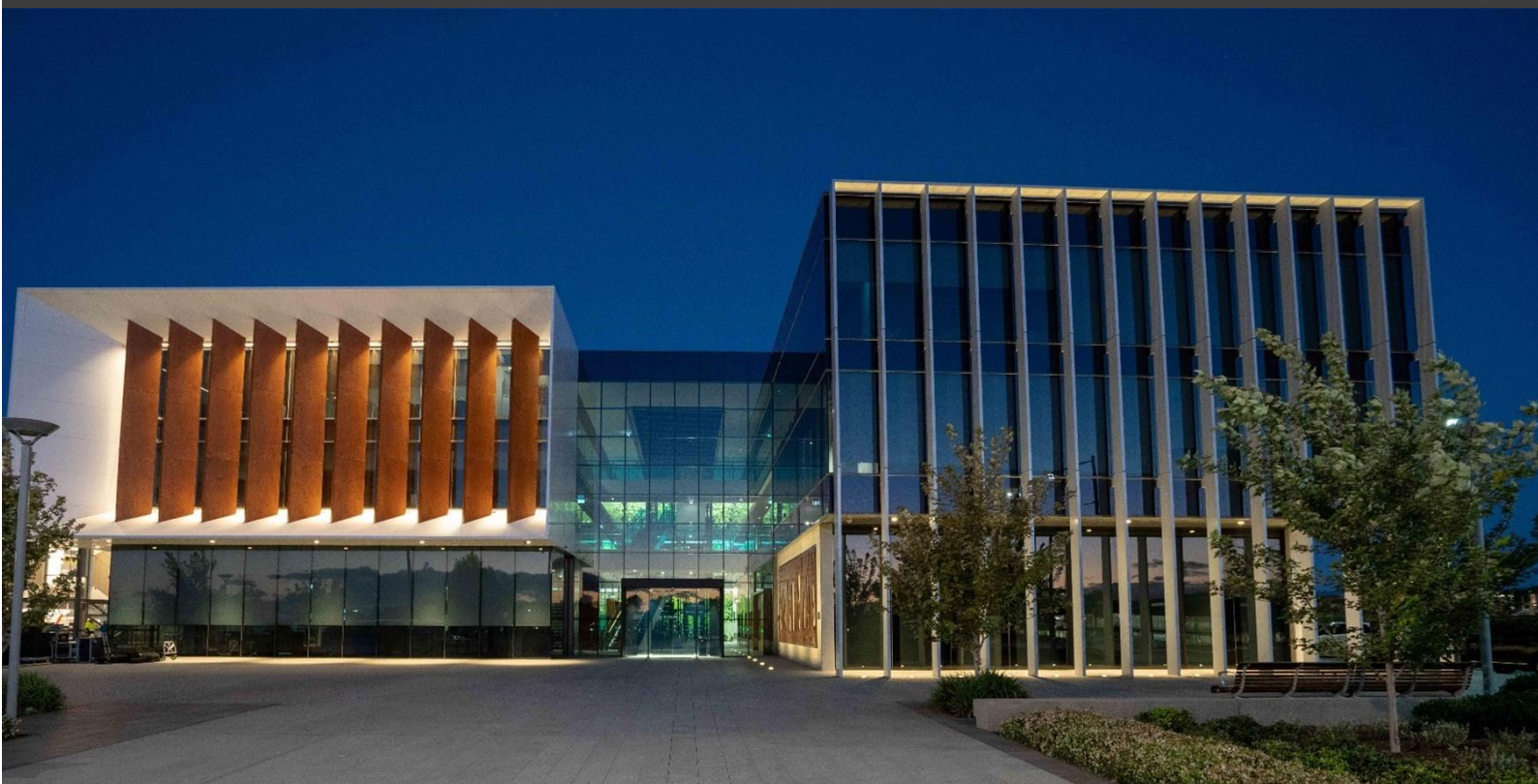


# Minutes

Camden Local Planning Panel  
Electronic Determination

3 June 2024



camden  
council

## Determination and Statement of Reasons

<b>DATE OF DETERMINATION</b>	3 June 2024
<b>PANEL MEMBERS</b>	Pamela Soon (Chairperson), Mark Carlon (Expert Member), Glennys James (Expert Member) and James Davis (Community Representative).
<b>APOLOGIES</b>	Nil.
<b>DECLARATIONS OF INTEREST</b>	Nil.

Electronic meeting held between 27 May 2024 and 3 June 2024.

**CLPP01 DA/2023/168/1 - Subdivision Of Land To Create Two Riparian Lots, Five Superlots, Construction Of Drainage Infrastructure, Retaining Walls, Shared Paths, Riparian Corridor Embellishment, An Exercise Park And Associated Site Works - 8 Flaneur Avenue, 187 Turner Road And 24 Newmarket Street, Currans Hill**

[DETERMINATION](#)

The Panel approve DA/2023/168/1 for the subdivision of land to create two riparian lots, five superlots, installation of drainage infrastructure and embellishment of a riparian corridor, construction of an exercise park and associated site works at 8 Flaneur Avenue, 187 Turner Road and 24 Newmarket Street, Currans Hill subject to the conditions attached to the assessment report.

[REASONS FOR DETERMINATION](#)

1. The development is consistent with the objectives and controls of the applicable environmental planning instruments, being State Environmental Planning Policy (Resilience and Hazards) 2021, State Environmental Planning Policy (Biodiversity and Conservation) 2021 and Camden Local Environmental Plan 2010.
2. The development is consistent with the objectives and controls of the Camden Development Control Plan 2019.
3. Subject to the recommended conditions, the development is unlikely to have any unreasonable adverse impacts on the natural or built environments.
4. For the above reasons, the development is a suitable use of the site and its approval is in the public interest.





**CLPP02 DA/2023/543/1 - Demolition Of An Existing Dwelling And Part Of A Heritage Barn, Tree Removal, Construction Of A New Single Storey Dwelling, Conservation Works To The Heritage Barn And Associated Site Works - 315-317 Cut Hill Road, Cobbitty**

DETERMINATION

That the Panel approve DA/2023/543/1 for the demolition of an existing dwelling and part of a heritage barn, tree removal, construction of a single storey dwelling, conservation works to the heritage barn and associated site works at 315-317 Cut Hill Road, Cobbitty subject to the conditions attached to the assessment report.


REASONS FOR DETERMINATION

1. The development is consistent with the objectives and controls of the applicable environmental planning instruments, being State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004, State Environmental Planning Policy (Resilience and Hazards) 2021, State Environmental Planning Policy (Biodiversity and Conservation) 2021 and Camden Local Environmental Plan 2010.
2. The development is consistent with the objectives of the Camden Development Control Plan 2019.
3. The development is considered to be of an appropriate scale and form for the site and the character of the locality and the heritage item.
4. Subject to the recommended conditions, the development is unlikely to have any unreasonable adverse impacts on the natural or built environments.
5. For the above reasons, the development is a suitable use of the site, and its approval is in the public interest.

PANEL MEMBERS	
 <b>Pamela Soon</b> (Chairperson)	 <b>Mark Carlon</b> (Expert Panel Member)
 <b>Glennys James</b> (Expert Panel Member)	 <b>James Davis</b> (Community Representative)

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