



LIVERPOOL PLAINS SHIRE COUNCIL

Statement of Reasons

issued under Schedule 1 of the *Environmental Planning and Assessment Act 1979*

Development application number	70/2017-02
Applicant name	Mr R E & Mrs T F Hartigan
Land to be developed: Address	LOT: 216 DP: 751031 & LOT: 2 in DP 1166335 107 Baldocks Road WALLABADAH NSW 2343
Proposed development	Section 4.55 Modification to DA 70/2017: Additional Verandah to Four (4) Bedroom Building for Farm Stay Accommodation
Determination made on (date)	29/08/2018
Decision	Approved by Delegation
Reasons for the Decision	<ul style="list-style-type: none">• The proposed development is permissible with consent in accordance with the provisions under the <i>Liverpool Plains Local Environmental Plan 2011</i>;• The proposed development complies with all statutory and planning instrument requirements and development standards; and,• The proposed development complies with all matters for consideration under Section 4.15 of the <i>Environmental Planning and Assessment Act 1979</i>.• Environmental Planning Instruments:<ul style="list-style-type: none">○ SEPP No. 55○ SEPP No. 44○ SEPP - BASIX (2004)○ SEPP - Rural Lands (2008)○ <i>Liverpool Plains Local Environmental Plan 2011</i>• Draft Environmental Planning Instruments: Nil• <i>Liverpool Plains Shire Council Development Control Plan (2012)</i>• Planning agreements: Nil• Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>
Relevant Mandatory Considerations, including community views	