

Blue Mountains City Council - Variations report - January - March 2021																
Council DA reference number	Lot number	DP number	Apartment/ Unit number	Street number	Street name	Suburb/Town	Postcode	Category of development	Environmental planning instrument	Zoning of land	Clause No.	Development standard to be varied	Justification of variation	Extent of variation	Concurring authority	Date DA determined dd/mm/yyyy
X/154/2020	1	1237157		195	Evans Lookout Road	BLACKHEATH	2785	2	LEP 2015	Environmental Living	4.4B	15m boundary setback for Principal Development Area	Unreasonable	45.30%	Council Officer - Delegated Authority	14/03/2021
X/593/2020	2	1064022		26	Highland Road	FAULCONBRIDGE	2776	1	LEP 2015	Environmental Living	Cl. 4.4B	Principal development area setback	Minimal environmental impact and meets zone objectives	49%	Local Planning Panel	31/03/2021
X/701/2020	2	1051464		18	Deakin Close	SPRINGWOOD	2777	1	LEP 2015	Environmental Living	4.4B	Setback of PDA to boundary	Circumstances of the case and meets clause and zone objectives	9.30%	Council Officer - Delegated Authority	22/02/2021
X/727/2020	32	12267		19	Bee Farm Road	SPRINGWOOD	2777	1	LEP 2015	Environmental Living	4.3	Height of buildings	site constraints	9.60%	Council Officer - Delegated Authority	11/02/2021
X/761/2020	101	223692		2	Bridgeview Crescent	MOUNT RIVERVIEW	2774	1	LEP 2015	Environmental Living	4.3	Maximum building height	Variation applies only to a portion of the building and the proposal responds to the landform	14.40%		12/03/2021
X/853/2020	196	218732		192	Explorers Road	LAPSTONE	2773	1	LEP 2015	Environmental Living	4.4A	Minimum Landscaped area	The variation does not result in the loss of any existing landscaping and does not compromise the la	10.50%	Council Officer - Delegated Authority	11/03/2021
X/1036/2020	10	2936		164	Wentworth Street	BLACKHEATH	2785	1	LEP 2015	Low Density Residential	4.3	Height of buildings	Constraints of the site and meets the clause and zone objectives	11.70%	Council Officer - Delegated Authority	4/03/2021
X/1076/2020	22	228961		14	Colville Road	YELLOW ROCK	2777	2	LEP 2015	Environmental Living	Clause 4.3	Maximum height of buildings	Site responsive design that complements streetscape and meets objectives of clause and zone	14.50%	Council Officer - Delegated Authority	10/03/2021
X/1076/2020	22	228961		14	Colville Road	YELLOW ROCK	2777	2	LEP 2015	Environmental Living	Clause 4.4A	Minimum pervious area	Site constraints and meets objectives of clause and zone	6.70%	Council Officer - Delegated Authority	10/03/2021
X/1093/2020	1	835429		21	Berambing Crescent	BERAMBING	2758	6	LEP 2015	Rural Landscape	4.3	Building height 8m	Unreasonable	12%	Council Officer - Delegated Authority	4/03/2021
X/61/2021	170	751647		97	Five Mile Creek Road	MEGALONG VALLEY	2785	2	LEP 2015	Primary Production Small Lots	4.3	Maximum height of building	Meets the objectives of the clause and the zone	2.50%	Council Officer - Delegated Authority	24/03/2021
X/80/2021	9	27367		18	Governors Drive	LAPSTONE	2773	1	LEP 2015	Environmental Living	4.3	Building height	• The proposal will not adversely impact the adjoining buildings and will have minimal impacts with	9%	Council Officer - Delegated Authority	26/03/2021
X/627/2020	1	539055		3	Bonnie View Avenue	HAZELBROOK	2779	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2(2)(c)	Width of building across allotment	Circumstances of the case and meets the zone objectives	40.9%	Local Planning Panel	8/02/2021
X/765/2020	2	516743		37	Pitt Street	SPRINGWOOD	2777	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Cl. 1(1)	Maximum building height	Circumstances of the case and meets zone objectives	16%	Local Planning Panel	4/02/2021
X/765/2020	2	516743		37	Pitt Street	SPRINGWOOD	2777	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Cl. 1(1)	Maximum height at eaves	Circumstances of the case and meets zone objectives	33%	Local Planning Panel	4/02/2021
X/765/2020	2	516743		37	Pitt Street	SPRINGWOOD	2777	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Cl. 2(2)	Maximum width of building across the allotment	Circumstances of the case and meets zone objectives	8%	Local Planning Panel	4/02/2021

X/861/2020	2	1161673		7	York Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 3 (4)	Site coverage	Site constraints	7.1%	Council Officer - Delegated Authority	7/01/2021
X/897/2020	3	709116		18	David Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 3 (4)	Site coverage	Improved environmental outcome	10.2%	Council Officer - Delegated Authority	27/01/2021
X/932/2020	A	330411		35	Blaxland Road	WENTWORTH FALLS	2782	6	LEP 2005	Living Conservation	118(b)	Minimum lot size of 1200m2 for bed & breakfast accommodation	Unreasonable	12.5	Local Planning Panel	22/03/2021
X/932/2020	A	330411		35	Blaxland Road	WENTWORTH FALLS	2782	6	LEP 2005	Living Conservation	108(5)	Min 1 accessible guest room for people with a disability	Unreasonable	100	Local Planning Panel	22/03/2021
X/936/2020	40	14954		1	Carmel Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Cl. 2(1)	Front building setback	Circumstances of the case and meets the clause and zone objectives	28%	Council Officer - Delegated Authority	23/02/2021
X/942/2020	41	4695		34	Emu Road	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2(2)(b)	Building setback from other boundaries	Achieves zone objectives	1.9%	Council Officer - Delegated Authority	18/01/2021
X/999/2020	13	7903		15	Stanway Avenue	SPRINGWOOD	2777	2	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2 (1) (a)	Building setback	Site constraints	48%	Council Officer - Delegated Authority	3/03/2021
X/1099/2020	2	557142		10	Clarence Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2(2)	Building setback	Circumstances of the site	48%	Council Officer - Delegated Authority	30/03/2021
X/1119/2020	B	398342		35	King Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 3(2)	Maximum site coverage	Orderly development of site and meets objectives of clause and zone	7.6%	Council Officer - Delegated Authority	10/03/2021

Blue Mountains City Council - Variations report - April - June 2021																
Council DA reference number	Lot number	DP number	Apartment/Unit number	Street number	Street name	Suburb/Town	Postcode	Category of development	Environmental planning instrument	Zoning of land	Clause No.	Development standard to be varied	Justification of variation	Extent of variation	Concurring authority	Date DA determined dd/mm/yyyy
X/920/2020	202	1203453		2	Abbey Street	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2(2)	Building setback	Achieves zone objectives	29%	Council Officer - Delegated Authority	15/04/2021
X/1018/2020	8	25678		1	Hunt Street	GLENBROOK	2773	2	LEP 2005	Living Conservation	Schedule 2 Part Division 1 Clause 1(1)	maximum building height	Consistent with streetscape and meets zone objectives	6.1%	Council Officer - Delegated Authority	1/04/2021
X/1018/2020	8	25678		1	Hunt Street	GLENBROOK	2773	2	LEP 2005	Living Conservation	Schedule 2 Part Division 1 Clause 1(1)	Maximum height at eaves	Consistent with streetscape and meets zone objectives	8.8%	Council Officer - Delegated Authority	1/04/2021
X/1073/2020	17	1186294		273	Great Western Highway	LAWSON	2783	2	LEP 2005	Living Conservation	schedule 2, Part 2 Division 1 Clause 1	building height to ridge	Circumstances of the site	2.09%	Council Officer - Delegated Authority	19/04/2021
X/1073/2020	17	1186294		273	Great Western Highway	LAWSON	2783	2	LEP 2005	Living Conservation	schedule 2, Part 2 Division 1 Clause 1	building height to eaves	Circumstances of the site	21.1%	Council Officer - Delegated Authority	19/04/2021
X/1073/2020	17	1186294		273	Great Western Highway	LAWSON	2783	2	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2 (1)	front setback	Circumstances of the site	32.26%	Council Officer - Delegated Authority	19/04/2021
X/1108/2020	8	21221		25	Sublime Point Road	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Maximum height at eaves	Consistent with the existing development and meets the objectives of the clause and zone	11.1%	Council Officer - Delegated Authority	16/05/2021
X/99/2021	18	7710		14	Oaklands Road	HAZELBROOK	2779	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2 (1) (c)	Building setback to secondary road frontage	Site constraints	37.5%	Council Officer - Delegated Authority	1/04/2021
X/199/2021	A	364803		54	Jersey Avenue	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Maximum height of buildings	Circumstances of the case and meets objectives of the zone	18.2%	Council Officer - Delegated Authority	26/05/2021
X/199/2021	A	364803		54	Jersey Avenue	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Maximum height at eaves	Circumstances of the case and meets objectives of the zone	24.7%	Council Officer - Delegated Authority	26/05/2021
X/201/2021	1	228221		94	Craigend Street	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Maximum building height	Complements the streetscape and meets objectives of clause and zone	20%	Council Officer - Delegated Authority	15/06/2021
X/201/2021	1	228221		94	Craigend Street	LEURA	2780	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Maximum height at eaves	Complements the streetscape and meets objectives of clause and zone	18.4%	Council Officer - Delegated Authority	15/06/2021
X/255/2021	2A	372338		15	Avoca Street	GLENBROOK	2773	2	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1	Height to ridge	consistent with surrounding development	3.769	Council Officer - Delegated Authority	7/06/2021
X/255/2021	2A	372338		15	Avoca Street	GLENBROOK	2773	2	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2 (1)	Front setback	variation considered acceptable for future desired character and will reduce cut	28.14%	Council Officer - Delegated Authority	7/06/2021
X/266/2021	93	14954		6	David Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1	Building height	Addition aligns with the height of existing dwelling	10% to building ridge; 5.8% eaves	Council Officer - Delegated Authority	24/05/2021
X/266/2021	93	14954		6	David Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 2(2)	Building width	consistent with the existing width of dwelling	17.77%	Council Officer - Delegated Authority	24/05/2021
X/369/2021	66	14954		55	Levy Street	GLENBROOK	2773	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Building height	Meets the objectives of the clause and the zone	3%	Council Officer - Delegated Authority	23/06/2021
X/424/2021	A	395634		19	Blaxland Road	WENTWORTH FALLS	2782	1	LEP 2005	Living Conservation	Schedule 2, Part 2, Division 1, Clause 1(1)	Building height	Circumstances of the site	24.4%	Council Officer - Delegated Authority	3/06/2021
X/643/2021	1	175779		19	Parkes Street	WENTWORTH FALLS	2782	1	LEP 2005	Living Conservation	Schedule 2 Part 2 Division 1 Clause 3	Site Cover	Meets objectives	17.8%	Council Officer - Delegated Authority	22/06/2021

S/32/2020	25	13924		25	Winnicoopa Road	BLAXLAND	2774	13	LEP 2015	Environmental Living	4.1	Minimum lot size	consistent with surrounding area	10.10%	Local Planning Panel	2/06/2021
X/901/2020	187	259140		39	Brook Road	GLENBROOK	2773	1	LEP 2015	Environmental Living	4.3	Height of building	Circumstances of the case and meets objectives	57.80%	Local Planning Panel	7/06/2021
X/901/2020	187	259140		39	Brook Road	GLENBROOK	2773	1	LEP 2015	Environmental Living	4.4A	Site coverage	Circumstances of the case and meets objectives	9.30%	Local Planning Panel	7/06/2021
X/1075/2020	8	1711		55	Farnells Road	KATOOMBA	2780	2	LEP 2015	Environmental Living	Cl. 4.3	Height of buildings	Circumstances of the case and meets the objectives of the clause and zone	4.36%	Council Officer - Delegated Authority	20/04/2021
X/1109/2020	1	1267152		38	Lucasville Road	GLENBROOK	2773	2	LEP 2015	Low Density Residential	Clause 4.3	Building height	Site constraints	8.75%	Council Officer - Delegated Authority	8/04/2021
X/1117/2020	27	218217		72	Illingworth Road	YELLOW ROCK	2777	1	LEP 2015	Environmental Living	4.4A	Landscaped area	Circumstances of the case and meets the objectives of the clause and zone	11%	Council Officer - Delegated Authority	28/04/2021
X/29/2021	48	23419		106	Tableland Road	WENTWORTH FALLS	2782	1	LEP 2015	Environmental Living	Cl. 4.3	Height of buildings	Meets the objectives of the clause and the zone.	11.45%	Council Officer - Delegated Authority	16/04/2021
X/91/2021	6	28579		474	Hawkesbury Road	WINMALEE	2777	1	LEP 2015	Environmental Living	Clause 4.4A (7)	Landscape areas	Improved outcome	24%	Council Officer - Delegated Authority	24/06/2021
X/271/2021	54	11834		78	Rickard Road	WARRIMOO	2774	2	LEP 2015	Environmental Living	Clause 4.4A(7)	Pervious area	Improved environmental outcome	4.50%	Council Officer - Delegated Authority	23/06/2021
X/285/2021	43	218217		104	Illingworth Road	YELLOW ROCK	2777	1	LEP 2015	Environmental Living	4.4(7)	Minimum of 60% pervious area on site	there are no adverse environmental outcome to the site	7.90%	Council Officer - Delegated Authority	29/04/2021
X/521/2021	1	25941		28	Chaseling Avenue	SPRINGWOOD	2777	2	LEP 2015	Low Density Residential	Clause 4.3	Building height	Circumstances of the site	1.56%	Council Officer - Delegated Authority	16/06/2021
X/521/2021	1	25941		28	Chaseling Avenue	SPRINGWOOD	2777	2	LEP 2015	Low Density Residential	Clause 4.3	Building height	Circumstances of the site	1.56%	Council Officer - Delegated Authority	16/06/2021