

POLICY NO:	86/125
POLICY TITLE:	DETERMINATION OF DEVELOPMENT APPLICATIONS UNDER DELEGATED AUTHORITY
SECTION RESPONSIBLE:	ENVIRONMENT & PLANNING
MINUTE NO:	715/1604/2199/2401
REVIEW DATE:	30 JUNE 2012

OBJECTIVE:

- To ensure the effective and efficient processing of development applications.
- To provide opportunity for Councillor input into those applications where circumstances warrant referral to Council.
- To clearly articulate the demarcation between those applications determined under delegated authority and those determined by Council.

PROCEDURE:

That all development applications received by Council be determined by the General Manager under delegated authority in accordance with section 377 of the *Local Government Act 1993* with the exception of those applications which fall in a category nominated below. It should be noted that the authority delegated to the General Manager in relation to development applications is in turn sub-delegated to the Director Environment and Planning in accordance with section 378 of the *Local Government Act 1993*.

Categories of development applications to be determined by Council

- i) Any application where one or more unresolved objection exists. In situations where an objection is considered by the General Manager (in consultation with the Director Environment and Planning) to be vexatious in nature, then such will not act as a trigger for referral of the application to Council.
- ii) Any application recommended for refusal (except where refusal is recommended following two written requests seeking further information and that information has not been provided within the requested time frame).

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- iii) Any application where the applicant seeks to depart from the standards contained in a Development Control Plan or policy of Council (except for minor variations).
- iv) Any application where the applicant is objecting to a development standard contained in a local planning instrument in accordance with State Environmental Planning Policy (SEPP) 1.
- v) Any application considered by the General Manager (in consultation with the Director Environment and Planning) to be of significant public interest.

REVIEW

This policy is to be reviewed every two years.

POLICY DOCUMENT CONTROL

GHS Determination of Development Applications Under Delegated Authority Policy	First Adopted	16 August 2006 Min 715
GHS Determination of Development Applications Under Delegated Authority Policy	Readopted NO alterations	20 Aug 2008 Min 1604
GHS Determination of Development Applications Under Delegated Authority Policy	Readopted NO alterations	17 Feb 2010 Min 2199
GHS Determination of Development Applications Under Delegated Authority Policy	Amended	18 Aug 2010 Min 2401