

Development Determinations and Complying Development Certificates from 1st January – 31st March 2025

In accordance with Section 101 of the Environmental Planning and Assessment Act 1979, notice is hereby given that Cowra Shire Council, as consent authority for the developments listed in Schedules 1 and 2 of this notice, has issued the following DEVELOPMENT DETERMINATIONS and COMPLYING DEVELOPMENT CERTIFICATES. The development consents relating to the determinations listed in Schedule 1, and complying development certificates relating to the determinations listed in Schedule 2, are available for public inspection, during ordinary office hours (by appointment only) being 8.29am-4.29pm Monday to Friday (except public holidays) at Council's Customer Service Centre, 116 Kendal Street, Cowra.

SCHEDULE 1

Development Applications determined between 1 January to 31st March 2025

Determination

DA No.	Land description	Development	& Date	Reason for Decision
10.2025.1.1	27 Vaux Street, Cowra	Alterations and additions to Cowra Bowling and Recreation Club (new restaurant, kitchen & coolrooms)	Approved 17/02/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2025.2.1	196 Camp Road, Cowra	Dwelling	Approved 30/01/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required for DCP in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2025.3.1	22 Mirage Drive, Cowra	shed and swimming pool (inground)	Approved 03/02/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2025.4.1	13 Baronga street, Cowra	Construction of a new dwelling creating dual occupancy	Approved 06/03/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2025.5.1	38 Nambucca Circuit, Cowra	Carport	Approved 25/02/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2025.8.1	697 Tallarook Road, Cowra	Farm Building (lunch room)	Approved 11/03/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024
10.2025.10.1	59 -61 Noyeau Street, Woodstock	Moveable Dwelling (Manufactured Home)	Approved 12/03/2025	- Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024

10.2025.11.1	10 Carrington Street, Cowra	Construction of a shed and installation of a secondary dwelling (moveable dwelling)	Approved 25/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2025.14.1	158 Back Creek Reserve Road, Cowra	Farm shed	Approved 28/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2025.17.1	69D Vaux Street, Cowra	Dwelling	Approved 21/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2022.51.2 (Mod 1)	11 Chardonnay Road, Cowra	Section 4.55(1A) Modification to dwelling (modify bathroom, deck and retaining wall)	Approved 31/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2024.96.3 (Mod 1)	51 Lachlan Street	S4.55(1A) Modification to shed (add retaining wall)	Approved 18/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2023.116.4 (Mod 2)	6 Richards Drive, Cowra	S 4.55(1A) Modification to Aircraft Hangar and Office (modify floor plan and mezzanine, add awning) Mod 2	Approved 17/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2022.78.3 (Mod 1)	234 Barrs Road, Cowra	S4.55(1A) Modification to alterations to shed and change of use to dwelling (modify floor plan) Mod 1	Approved 27/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2022.62.2 (Mod 1)	10 Richards Drive	S4.55(1A) Modification to aircraft hangar (modify hangar size and setbacks)	Approved 20/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2024.73.2 (Mod 1)	263 Leura Road, Cowra	S4.55(1A) modification to moveable dwelling (modify dwelling design & add deck & separate toilet/shower)	Approved 12/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.

10.2018.139.3 (Mod 2)	15 Nangar Street, Cowra	S4.55(1A) Modification to resource recovery facility (Modify shed and office designs) Mod 2	Approved 21/01/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Notification is not required in accordance with Section 4.5 of Cowra Council Community Participation Plan 2024.
10.2024.101.1	39 Thurburn Street, Wattamondra	Dwelling	Approved 12/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2024.98.1	15 Whitby Street, Cowra	Dwelling (Manufactured Home)	Approved 24/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Variation to E.1.9 of the Cowra DCP 2021 are sufficiently justified - Publicly notified - No submissions received
10.2024.100.1	121 Fitzroy Street, Cowra	Demolition of existing dwelling and ancillary structures and construction of a new dwelling, secondary dwelling and shed	Approved 24/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Variation to E.2.11.1, E.2.11.3, E.2.13, E.2.15, and E.5.4.2 of Part E of Council's Development Control Plan 2021 are sufficiently justified - Publicly notified - No submissions received
10.2024.99.1	38 Redfern Street, Cowra	Continued use of site for dog breeding (one breeding chihuahua)	Approved 12/02/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2024.95.1	13 Brougham Street, Cowra	Demolition of a shed and outbuilding, removal of two shipping containers and construction of a garage	Approved 19/8/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - The variations to E.5.4.1.b and E.5.4.2.b. of Part E of Council's Development Control Plan 2021 is sufficiently justified - Publicly notified - No submissions received
10.2024.86.1	15 College Drive, Cowra	Alterations to a multi dwelling housing unit	Approved 15/01/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - Publicly notified - No submissions received
10.2024.85.1	70 Redfern Street, Cowra	Continued use of neighbourhood shop and additions (office and storage area)	Approved 28/01/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - The variations to Section H.2.5 of Part H and Section M.1.5 of Part M of Council's Development Control Plan 2021 are sufficiently justified - Publicly notified - One submissions received and satisfactorily addressed

10.2025.71.1	67 Liverpool Street, Cowra	demolition of existing shed, construction of 8 dwellings, and 9 lot community title subdivision	Approved 24/03/2025	<ul style="list-style-type: none"> - Complies with Section 4.15 of the Environmental Planning & Assessment Act 1979. - The variations to E.2.6, E.2.13, E.2.15 of Part E and M.2.1, M.2.2 and M.2.4 of Part M of Council's Development Control Plan 2021 are sufficiently justified - Publicly notified - One submission received and satisfactorily addressed
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SCHEDULE 2

Complying Development Certificates determined between 1st January to 31st March 2025

CDC No.	Land description	Development	Determination & Date
15.2025.6.1	Lot 1 DP 1215565 570 Canowindra Road, Cowra	Inground fibre glass pool	Approved 12/03/2025
15.2025.5.1	Lot 71 DP 597239 154 Elouera Road, Cowra	Alterations and additions to dwelling	Approved 05/03/2025
15.2025.4.1	Lot 255 DP 864432 37 Belmore Street, Woodstock	Dwelling	Approved 28/02/2025
15.2025.3.1	Lot 28 DP 750376 14 Camp lane, Cowra	Shed	Approved 19/02/2025
15.2025.2.1	Lot 2 DP 984287 26 Keswick Street, Cowra	Dwelling alterations and additions	Approved 12/02/2025
15.2025.1.1	Lot 16 DP 1250412 3 Seoul Street, Cowra	Inground swimming Pool	Approved 20/01/2025
15.2024.29.3	Lot 25 DP 217919 10 Kibbler Street, Cowra	Mod 2 - Change of use from dwelling to group home and alterations and additions	Approved 10/03/2025
15.2024.24.2	Lot 3 DP 599492 21 Walker Street, Cowra	Mod 1 - Swimming Pool, Toilet and Store Room	Approved 12/02/2025