

APPENDIX 2

Template: Development Control Plan Variance Statement

Proposed Development	6 Lot Subdivision – Dairymans Lane, Young
Street Address	123 Dairymans Lane, Young
Lot and DP	Lots 1823, 1824, 1825 DP 754611
1. Relevant control(s) and each section of the DCP that is the subject of the request;	
<i>Response: ASD 1.2.3 (Road Construction Standard)</i>	
2. Extent of each variation (noting that a control may be numeric or non-numeric);	
<i>Response: Variance requested for both James Lane and Dairymans Lane lot frontage</i>	
3. Reasons to support the variation <i>This may include a written statement with diagrams, photographs, sections, plans, or letters from adjoining owners if appropriate.</i>	
<i>Response: Dairymans Lane will be upgraded to driveway/battle axe handles. James Lane meets the adequate physical access through a fully formed road, capable of handling the largest vehicles to enter the site.</i>	
a) Whether the non-compliance will prejudice the objectives of the land use zone or the aims of the DCP.	
<i>Response: Battle-axe handle has been provided instead of upgrade. This will limit the impact to existing biodiversity as no trees will require removal.</i>	
b) Conformity with both the provisions of the DCP and conformity with the aims and objectives of zones in Hilltops LEP 2022.	
<i>Response: Land is zoned for Rural Residential use. Gravel roads are standard for the locality, a limited section of sealed road would not make sense and require more upgrade than the status quo.</i>	
c) How the variation meets the performance outcome(s) and objective(s) in the DCP. <i>Response: The lots will have adequate physical access for this type of development.</i>	