

Infrastructure) 2021; State Environmental Planning Policy (Resilience and Hazards) 2021; State Environmental Planning Policy (Industry and Employment) 2021; State Environmental Planning Policy (Biodiversity and Conservation) 2021; and Camden Local Environmental Plan 2010.

2. The proposed development is properly characterised as a recreation facility (outdoor) and that the pool/gym and other indoor facilities are ancillary to the predominant use of the site.
3. The right turn access into and out of the properties on the eastern side of Cawdor Road will be maintained following the development and the recommended deferred commencement condition has been amended to ensure this is demonstrated before the consent is made operative.
4. The development is consistent with the objectives of the Camden Development Control Plan 2019.
5. The development is considered to be of an appropriate scale and form for the site and the character of the locality.
6. The development is unlikely to have any unreasonable adverse impacts on the natural or built environment.
7. In consideration of the aforementioned reasons, the development is a suitable and planned use of the site and its approval is in the public interest.

Voting Numbers:

The Panel voted 4-0 in favour of the determination.

**CC01 PLANNING PROPOSAL FOR ADDITIONAL PERMITTED USE AT 55
TOPHAM ROAD, SMEATON GRANGE**

PANEL'S ADVICE

The Panel is of the opinion the Planning Proposal demonstrates strategic and site specific merit. The Panel recommends that Council proceed to gateway determination.

Voting Numbers:

The Panel voted 4-0 in favour of the advice.