



MEMORANDUM

**To: Select Committee on Rural
Housing and Second Dwellings Reform**

**From: Clare Aslanis
Date: 27 November 2025**

SUBJECT: Inquiry into rural housing and second dwellings reform - Post-hearing response to Questions on Notice

In response to the questions on notice outlined in the Inquiry transcript, sent to Council on 7 November 2025. The following responses are provided:

Question 1:

How often is Camden Council receiving Development Applications for second dwellings?; and what is the processing time?

Response:

The table below summarizes all development applications determined for the 2023/24, 2024/25, and 2025/26 (to date) years that involve a second dwelling. It is noted that these overall numbers include ALL applications for second dwellings with some being much larger developments involving subdivision, and integrated housing with secondary dwellings or dual occupancies.

	DAs for second dwelling determined in all zones	DAs refused in all zones	Average processing time of DAs for second dwellings in all zones	DAs for second dwelling determined within rural (and C4) zones	Average processing time of DAs for second dwelling within rural (and C4) zones	DAs refuse in rural (and C4) zones
2023-2024	46	3 (6.5%)	61.73 days	11	82.45 days	0 (0%)
2024-2025	61	3 (4.9%)	51.98 days	7	81.42 days	0 (0%)
2025 July to	28	0 (0%)	32.36 days	1	11 days	0 (0%)



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According to the Council League Table, Camden Council accepted a total of 709 Development Applications overall during the 2024/2025 financial year. 97% of the applications were assessed within the timeframe stipulated by Environmental Planning and Assessment (Statement of Expectations) Order 2024 Part 2 5(1)(c) with an average assessment time of 72 days.

Question 2:

How often does Camden Council receive Development Applications for rural workers' accommodation?

Response:

A review of Development Applications lodged with Camden Council for the 2023/24, 2024/25, and 2025/26 (to date) years found no applications lodged for that specific land use.

Question 3:

What is the ratio of approvals vs declines for Development Applications for second dwellings?

Response:

The table below summarizes all development applications determined for the 2023/24, 2024/25, and 2025/26 (to date) years that involve a second dwelling.

	DAs for second dwelling determined in all zones	DAs refused in all zones	DAs for second dwelling determined within rural (and C4) zones	DAs refused in rural (and C4) zones
2023-2024	46	3 (6.5%)	11	0 (0%)
2024-2025	61	3 (4.9%)	7	0 (0%)
2025 July to November	28	0 (0%)	1	0 (0%)