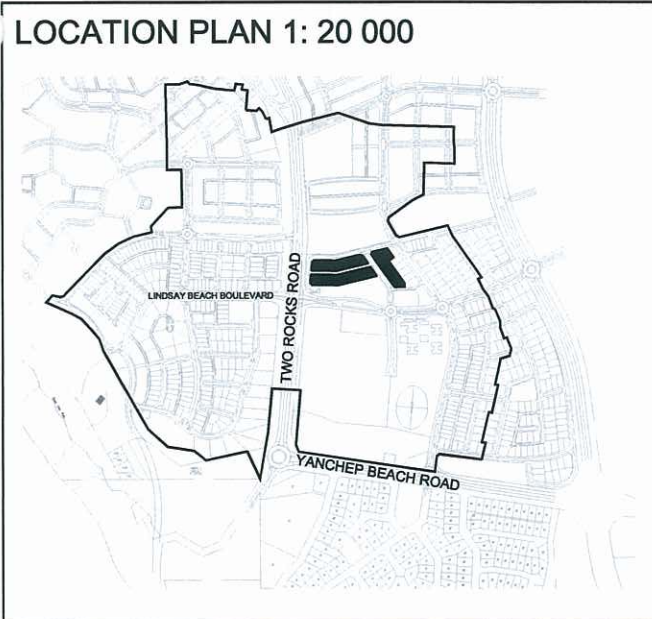


R-CODING: LOTS 631 - 659 ARE CODED R-30, LOTS 617 - 624 ARE CODED R-20



LEGEND

- DESIGNATED GARAGE LOCATION
- PREFERRED GARAGE LOCATION
- DESIGNATED BUILDING ENVELOPE
- NO VEHICULAR ACCESS

PROVISIONS

The provisions of this Detailed Area Plan (DAP) should be read in conjunction with the requirements of the Residential Design Codes (R-Codes). The requirements of the R-Codes and District Planning Scheme must be satisfied in all other matters to the satisfaction of the City of Wanneroo.

Garaging and Access

- Garages shall be located as depicted on this DAP.
- Where a preferred garage location is depicted, an alternative location may be approved by the City of Wanneroo.
- Vehicular access to lots shall not be permitted from street frontages identified with 'no vehicular access'.

Setbacks

- The front setback of the dwelling shall be a minimum of 3m and a maximum of 4.5m.
- Where lots are front loaded garages must be setback a minimum of 1.5m behind the dwelling alignment.
- The rear setback of lots with rear laneway access shall be a maximum of 1.5m. Reduced setbacks may be approved subject to appropriate access levels and vehicle sight lines.

4. In addition to the provisions of Clause 3.3.2 of the R-Codes the following shall apply:

- one zero lot wall is mandatory for lots less than 12m in width,
- where a zero lot wall is either discretionary, or required, it shall be located as depicted on the attached plan.

Built Form

- The outdoor living areas of lots orientated east - west, as specified in Clause 3.4.2 of the R-Codes, shall be located on the northern side.

Manager of Planning Services

Date 15/3/07