

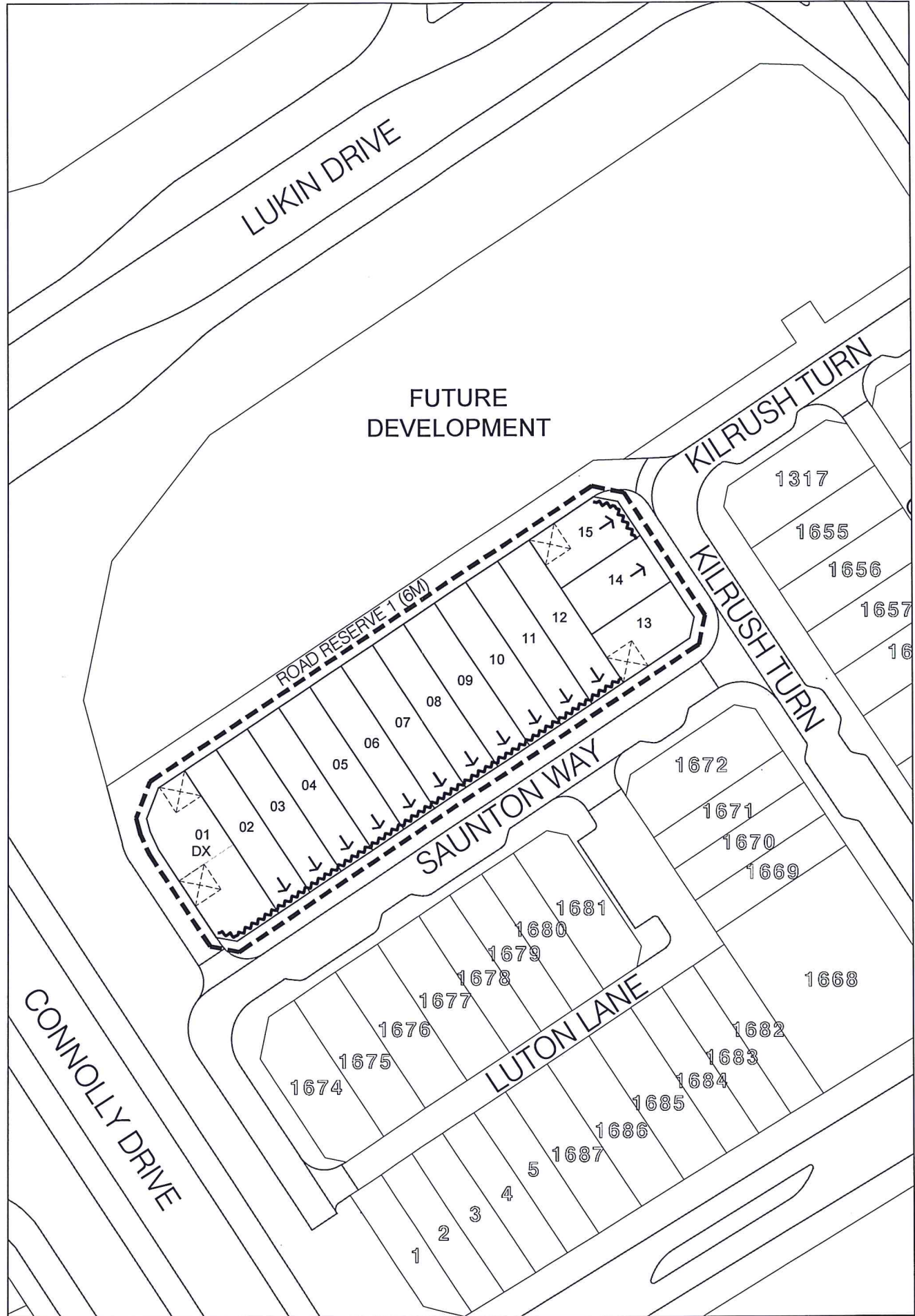
**SIGNATURE PANEL**

The Detailed Area Plan has been endorsed by Council under Clause 9.14.3 (d) of District Planning Scheme No.2:

City of Wanneroo,

*[Signature]*  
 Manager Planning Implementation

Date *10/2/15*



**DETAILED AREA PLAN PROVISIONS**

The provisions below (and accompanying plan) relate to the WAPC approved Plan of Subdivision for lot 1316 Saunton Way, Ridgewood (WAPC Ref: 149942).

Unless provided for below, the provisions of the City of Wanneroo District Planning Scheme No.2, the Residential Design Codes and the New Choice Special Design Precinct under the Butler-Ridgewood Agreed Local Structure Plan No. 27 apply.

The following Provisions below set new development standards or vary the provisions of Agreed Structure Plan No. 27 and do not require consultation with adjoining landowners.

**PROVISIONS**

- Garages to be located in accordance with the nominated location on the DAP. Minor discretion to garage location may be applied.
- The primary street building facade shall have a minimum of one habitable room (refer to residential design codes for definition) to the following specifications:
  - A minimum 32 brick course ceiling height;
  - A minimum dimension of 3m x 3m (with a minimum of 9m<sup>2</sup>); and
  - A major opening which can be converted to an external door in the future which is separate from the front door of the dwelling.
- No more than 50% of the outdoor living area may be covered by the main roof of the dwelling.