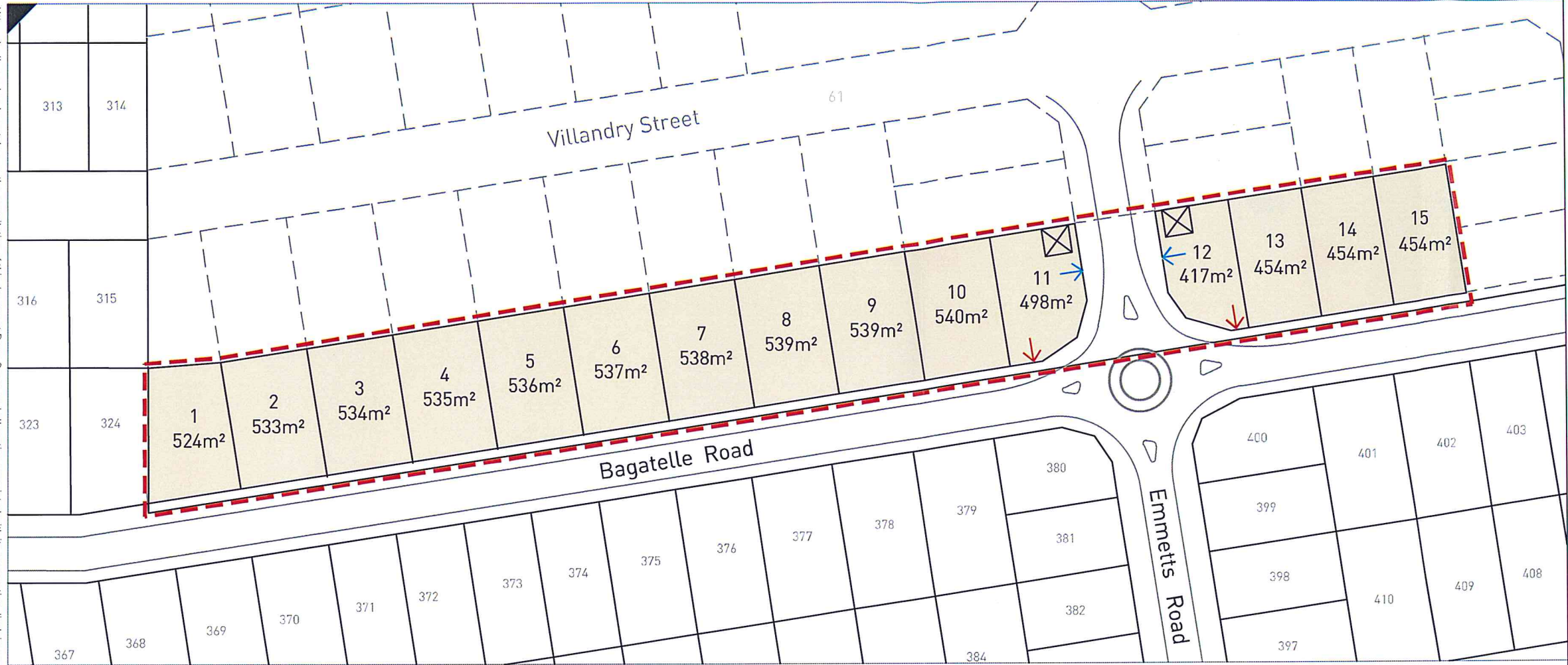


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Detailed Area Plan Provisions

This Detailed Area Plan relates to Lots 1-15 Bagatelle Road, East Landsdale, being the land contained within WAPC Subdivision Approval 149010.

The following standards are deemed to meet the relevant 'Design Principles' of the R-Codes and do not require consultation with adjoining landowners. The requirements of DPS 2 and the R-Codes shall be satisfied in all other circumstances.

R-Coding	R20
Minimum Open Space	35%*

* Subject to provision of an Outdoor Living Area which is:

- Located on the northern-most or eastern-most boundary;
- A minimum dimension of 4.0m; and
- A minimum area of 30m².

Setbacks	Minimum	Maximum	Average
Dwelling - Primary Street	3.0m	6.0m	N/A
Porch / verandah / balcony or equivalent	2.0m	N/A	N/A

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

Manager, Planning Implementation
City of Wanneroo

Date: 15/12/14

Planning Design Delivery



LEGEND

- Detailed Area Plan boundary
- - - Indicative Lot Layout
- R20
- Preferred Primary Street Front
- Preferred Secondary Street Front
- ⊗ Recommended Garage Location

0 25 Metres

REVISIONS

Rev	Date	Drawn
A	2014.09.09	K. Trenberth
B	2014.10.31	K. Trenberth
C	2014.11.21	K. Trenberth

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PLANNING DESIGN DELIVERY

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Date Drawn: 2014-09-09
Job Ref: LM595
Scale: 1:1500 @ A4
Client: J. Tilbrook
Designer: K. Tomsons
Drawn: K. Trenberth
Projection: MGA50 GDA94
Plan ID: LM595-LDP-01-C

Cadastre & feature survey supplied by Guidice Surveys

Detailed Area Plan No. 8 - East Landsdale

Lots 1-15 Bagatelle Road
East Landsdale