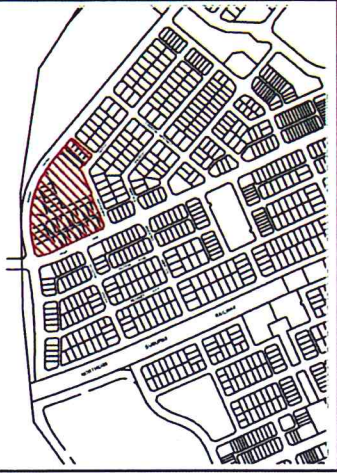


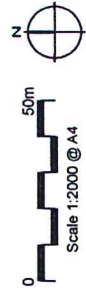
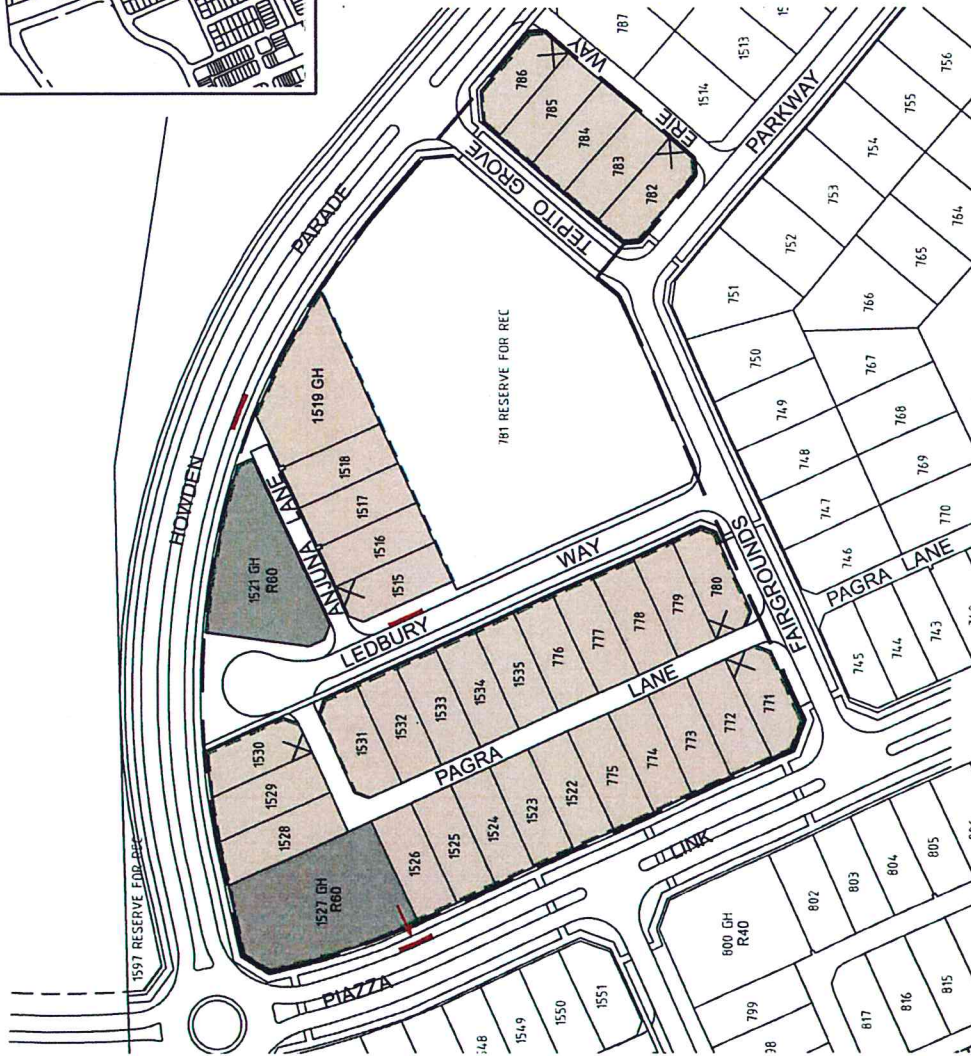
LOCATION PLAN



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LWP
 bringing communities to life

DETAILED AREA PLAN 28
AGORA INTERFACE
LOT 1001 MARMION AVENUE
ALKIMOS
TRINITY ESTATE



NOTE:
 1. Pavements and footpaths shown diagrammatically only.

LEGEND

- DAP Boundary
- Density Code
 R30
 R60
- ✕ Designated garage location
- GH Group Housing
- No Vehicle Access
- Uniform fencing by developer
- ➔ Preferred Bin Access Location
- Bin Pad Location

PROVISIONS

The provisions addressed below relate to Detailed Area Plan No. 28 Agora Village, Trinity

The City of Wanneroo District Planning Scheme No. 2 and Residential Design Codes apply unless otherwise provided for below.

The following standards are deemed to meet the relevant Design Principles of the R Codes and do not require consultation with the adjoining landowners.

Building Setbacks	Minimum
Piazza Link	4.0m primary street (2.0m for Lot 1527) 1.0m rear (dwelling & garage) 3.0m primary street (2.0m for Lot 1521 & Lot 1527) 1.0m rear (dwelling & garage)
Howden Parade	3.0m primary street 1.0m rear (dwelling & garage)
Other Roads (Rear Loaded)	3.0m primary street 1.0m rear (dwelling & garage)
Lots Directly Fronting POS	3.0m from POS 1.0m rear (dwelling & garage) Refer to provision 2 below
Side Setbacks	Refer to provision 3 below

- OPEN SPACE**
 Minimum Open Space 35% 25%
 The minimum open space is allowed where the outdoor living area is located on the northernmost or easternmost boundary where practicable.

- LOTS DIRECTLY FRONTING POS**
 Dwellings shall have an articulated front elevation to the POS which must include a minimum of one major opening.

- BOUNDARY WALLS**
 - R30 Lots
 Boundary walls are permitted to both side boundaries (excluding secondary street boundaries) providing the second boundary wall is a maximum length of 6m behind the front setback line to a maximum height of 3.5m.
 - R60 Lots
 Boundary walls permitted to both side boundaries (excluding secondary street boundaries) providing the boundary wall is behind the setback line and a maximum height of 3.5m.

ENDORSEMENT

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

Manager Approval Services - City of Wanneroo
 Date