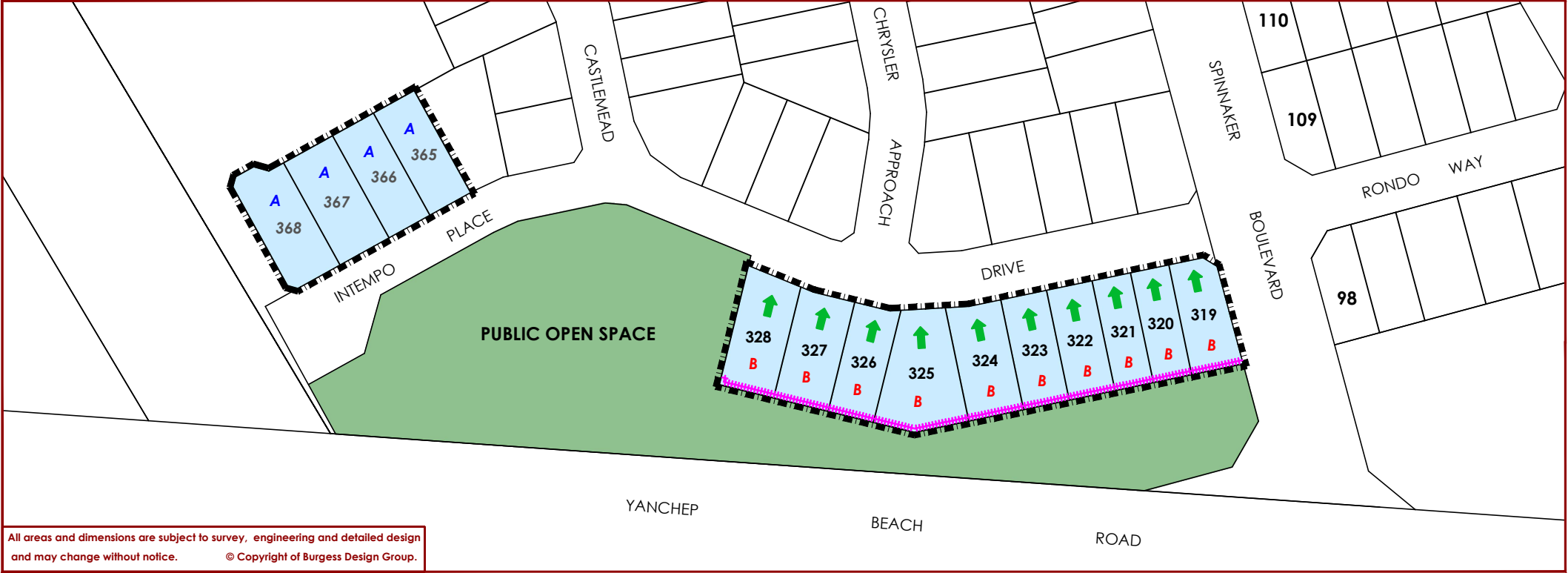
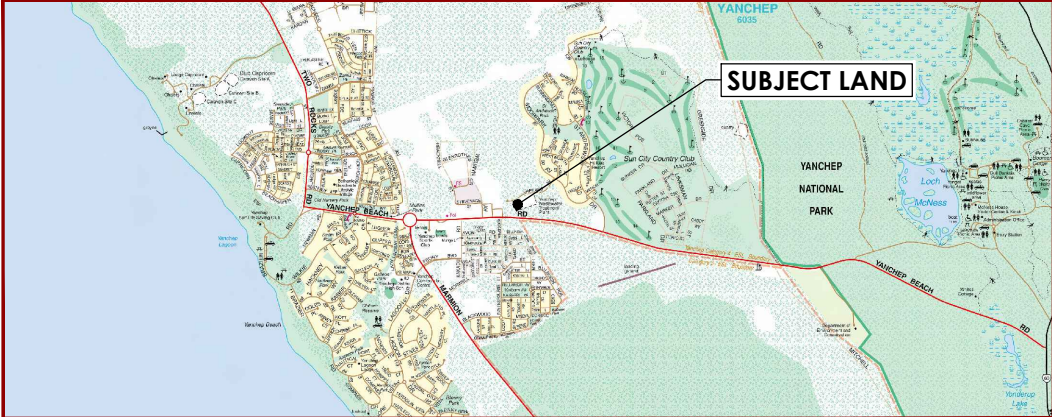


LOCAL DEVELOPMENT PLAN No.14



All areas and dimensions are subject to survey, engineering and detailed design and may change without notice. © Copyright of Burgess Design Group.

LOCATION PLAN



LEGEND



APPROVED

This Local Development Plan has been approved by Council under Clause 52(1)(a) of the Deemed Provisions of the City of Wanneroo District Planning Scheme No.2

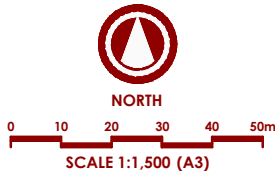
14 April 2021 LDP: 14  
Date Reference No.

PROVISIONS

- General**
- This Local Development Plan No.14 (LDP) varies the deemed to comply provisions of State Planning Policy 3.1: Residential Design Codes (R-Codes) and the requirements of the City of Wanneroo District Planning Scheme No.2.
  - Uniform permeable fencing shall be provided along the boundaries of lots adjoining the POS by the developer.
  - Dwellings on Lots 319-328 to:
    - Provide a minimum of one major opening to a habitable room (not including bedrooms) facing the public open space.
    - Address Castlemead Drive as the primary street.
  - Where applicable, dwellings shall incorporate the relevant Quiet House Design Package requirements as outlined in the table below.

Quiet House Design

Area	Orientation to Yanchep Beach Road	Requirements
Package A		
Bedrooms	Facing	Casement or awning windows with 6.38mm laminated glass Enclosed eaves No external doors No vents to outside walls/eaves Mechanical ventilation/air conditioning
	Side	Casement or awning style windows with 6.38mm laminated glass Enclosed eaves Mechanical ventilation/air conditioning
	Away	No requirements
Living and work areas	Facing	Casement or awning windows with 6.38mm laminated glass Enclosed eaves 35mm (min) solid core front door with acoustic seals. No vents to outside walls/eaves Mechanical ventilation/air conditioning
	Side	Casement or awning style windows with 6mm glass Enclosed eaves Mechanical ventilation/air conditioning
	Opposite	No requirements.
Package B		
Bedrooms	Facing	Casement or awning windows with 10.38mm laminated glass Enclosed eaves No external doors No vents to outside walls/eaves Mechanical ventilation/air conditioning
	Side	Casement or awning style windows with 6.38mm laminated glass Enclosed eaves Mechanical ventilation/air conditioning
	Away	No requirements
Living and work areas	Facing	Casement or awning windows with 10.38mm laminated glass Enclosed eaves Sliding door to be fitted with acoustic seal 40mm (min) solid core front door with acoustic seals. No vents to outside walls/eaves Mechanical ventilation/air conditioning
	Side	Casement or awning style windows with 6.38mm glass Enclosed eaves Mechanical ventilation/air conditioning
	Opposite	No requirements.



LOCAL DEVELOPMENT PLAN No.14  
STAGE 3, VERTEX ESTATE  
YANCHEP  
CITY OF WANNEROO