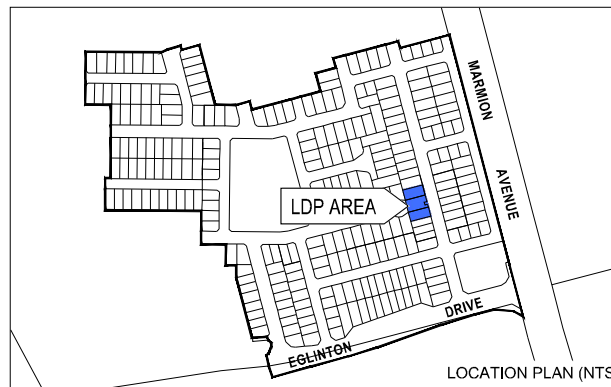


### LEGEND

- LDP Area
- R30
- POS
- 1m Building setback
- Visually Permeable Fencing
- Major Opening
- Designated Garage Location



## PRELIMINARY

Unless provided for below, the provisions of the City of Wanneroo District Planning Scheme No.2, the Eglinton Local Structure Plan No.82, the Residential Design Codes (R-Codes) or the City of Wanneroo's Medium-Density Housing Standards (R-MD) Local Planning Policy 4.19 (R-MD Codes LPP4.19) apply.

This LDP operates in conjunction with the requirements of the R-Codes by applying additional controls or by varying "Deemed-to-Comply" requirements. Where this LDP varies any requirements of the R-Codes, compliance shall be deemed to constitute "Deemed-to-Comply" and neighbour consultation with respect to those items is not required.

## PUBLIC ACCESSWAY INTERFACE (PAW)

Lots 62 and 199

The following provisions are applicable to lots fronting the PAW:

1. Buildings shall be setback a minimum distance of 1 metre from a PAW.
2. Boundary walls are not permitted abutting a PAW.
3. Dwellings shall include a minimum of one major opening as defined by the R-Codes with clear view of the PAW in the location shown on this plan or an alternative upper floor location where two storey development is proposed.
4. Fencing shall be visually permeable, as defined by the R-Codes, above 1.2m from natural ground level in the locations identified on this LDP for 1/3 of the length of the lot boundary.
5. All clothes drying and storage areas (including sheds) shall be screened from the PAW.

### ENDORSEMENT TABLE

	<b>16 December 2021</b>
Manager Approvals Services, City of Wanneroo	Date

This Local Development Plan has been approved by Council under *clause 52(1)(a) of the deemed provisions of District Planning Scheme No. 2.*