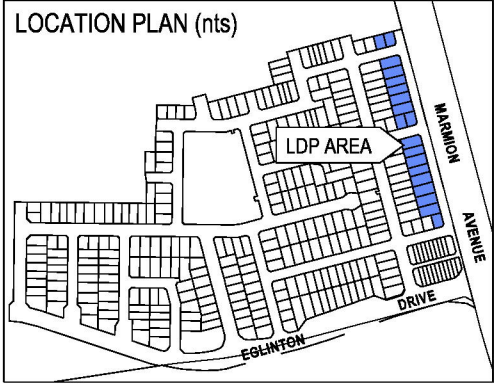
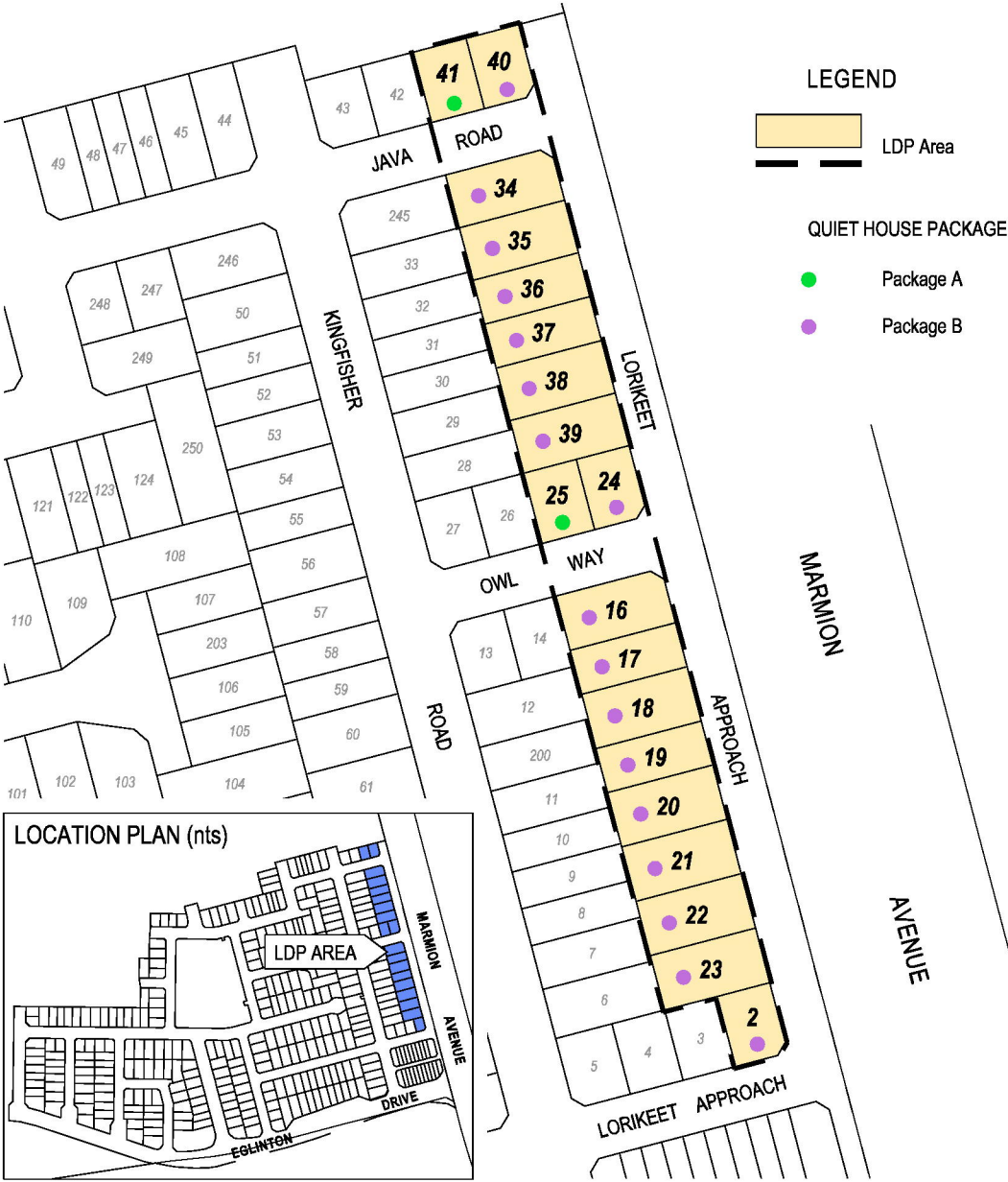




LOCAL DEVELOPMENT PLAN No.25




LEGEND

 LDP Area

QUIET HOUSE PACKAGE

 Package A

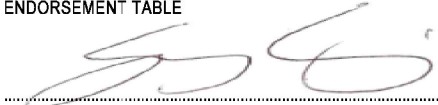
 Package B

PRELIMINARY

The development standards contained in this Local Development Plan (LDP) apply in addition to those development requirements of the City of Wanneroo District Planning Scheme No.2, the Eglinton Local Structure Plan No.82 and any relevant planning policy (including Local Planning Policy 4.19 - Medium Density Housing Standards (LPP 4.19)) and the Residential Design Codes (R-Codes).

NOISE (Lots 2, 16-25, 34-41)

1. Buildings on the LDP identified as being noise affected (QHD) must be designed and constructed in accordance with the Attachment 1 of this LDP and the 'Noise Management Plan' prepared by Herring Storer Acoustics dated 13 March 2023.
2. Any "affected" dwellings to be proposed as double storey will require an acoustic assessment on the upper storey. Such an assessment is to be undertaken by a suitably qualified acoustical consultant.

ENDORSEMENT TABLE	
	27 February 2025
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.	

LOCAL DEVELOPMENT PLAN No.25


Attachment 1 - Quiet House Design Requirements

Provisions as per Herring Storer Acoustics Noise Management Plan (28889-1-19133-002) dated 13 March 2023.

Exposure Category	Orientation to corridor	Acoustic ratings					Mechanical ventilation/air conditioning considerations
		Walls	External doors	Windows	Roofs and ceilings of highest floors	Outdoor Living areas	
A Quiet House A	Facing	Bedroom and Indoor Living and work areas ➤ $R_w + C_{tr}$ 45dB	Bedrooms: ➤ $R_w + C_{tr}$ 28dB Indoor Living and work areas: ➤ $R_w + C_{tr}$ 25dB	Bedrooms: Window size dependant ➤ Minimum $R_w + C_{tr}$ 28 dB Indoor Living and work areas Window size dependant ➤ Minimum $R_w + C_{tr}$ 25 dB	➤ $R_w + C_{tr}$ 35dB	➤ At least one outdoor living area located on the opposite side of the building from the transport corridor and/or at least one ground level outdoor living area screened using a solid continuous fence or other structure of minimum 2 metres height above ground level	➤ Acoustically rated openings and ductwork to provide a minimum sound reduction performance of Rw 40dB into sensitive spaces
	Side On		Bedrooms: ➤ $R_w + C_{tr}$ 25dB Indoor Living and work areas: ➤ $R_w + C_{tr}$ 22dB	Bedrooms: Window size dependant ➤ Minimum $R_w + C_{tr}$ 25 dB Indoor Living and work areas Window size dependant ➤ Minimum $R_w + C_{tr}$ 22 dB			
	Opposite		No specific requirements	No specific requirements			
B Quiet House B	Facing	Bedroom and indoor living and work areas ➤ $R_w + C_{tr}$ 50dB	Bedrooms ➤ $R_w + C_{tr}$ 31dB Indoor Living and work areas: ➤ $R_w + C_{tr}$ 28dB	Bedrooms: Window size dependant ➤ Minimum $R_w + C_{tr}$ 31 dB Indoor Living and work areas Window size dependant ➤ Minimum $R_w + C_{tr}$ 28 dB	➤ $R_w + C_{tr}$ 35dB	➤ At least one outdoor living area located on the opposite side of the building from the corridor and/or at least one ground level outdoor living area screened using a solid continuous fence or other structure of minimum 2.4 metres height above ground level	➤ Acoustically rated openings and ductwork to provide a minimum sound reduction performance of Rw 40dB into sensitive spaces
	Side-On		Bedrooms ➤ $R_w + C_{tr}$ 28dB Indoor Living and work areas: ➤ $R_w + C_{tr}$ 28dB	Bedrooms: Window size dependant ➤ Minimum $R_w + C_{tr}$ 28 dB Indoor Living and work areas Window size dependant ➤ Minimum $R_w + C_{tr}$ 25 dB			
	Opposite		Bedrooms ➤ $R_w + C_{tr}$ 25dB Indoor Living and work areas: ➤ $R_w + C_{tr}$ 25dB	Bedrooms: Window size dependant ➤ Minimum $R_w + C_{tr}$ 25 dB Indoor Living and work areas Window size dependant ➤ Minimum $R_w + C_{tr}$ 22 dB			

Note: The above treatments are a deemed to satisfy construction. Alternative designs are acceptable, provided they are certified by a suitable qualified acoustic consultant

ENDORSEMENT TABLE


 Manager Approvals Services, City of Wanneroo

27 February 2025
 Date

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