

# R CODE VARIATIONS

## PROVISIONS

The requirements of the Residential Design Codes (R-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 adjoining landowners.

### 1. PRIVATE OPEN SPACE

The minimum open space requirement may be reduced to 30%, subject to the provision of an Outdoor Living Area, in accordance with the R-Codes, on the northernmost or easternmost boundary.

### 2. HABITABLE ROOM OPENINGS

Lots adjacent to POS shall provide at least one habitable room major opening with an unobstructed view of the POS.

### 3. BUILDING SETBACKS

Primary Street Minimum = 3.0m


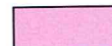
Garage to be setback a minimum of 0.5m behind the dwelling.

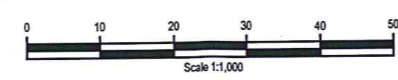


## LOCATION PLAN



## LEGEND

-  DAP Boundary
-  Uniform Permeable Fencing



The Detailed Area Plan has been certified by the Council under Clause 9.14.3(d) of District Planning Scheme No. 2:

Manager, Planning Implementation,  
City of Wanneroo

*Sachin*

Date: 11/7/14