

IMPORTANT NOTES:

- SEWER / DRAINAGE MAY VARY FROM SCHEMATIC PRESENTATION / CHECK WITH APPROPRIATE AUTHORITY BEFORE ADOPTION OF POSITION.
- THIS SURVEY DOES NOT GUARANTEE THE LOCATION OF BOUNDARY PEGS OR FENCES.
- CHECK TITLE FOR EASEMENTS / COVENANTS ETC.

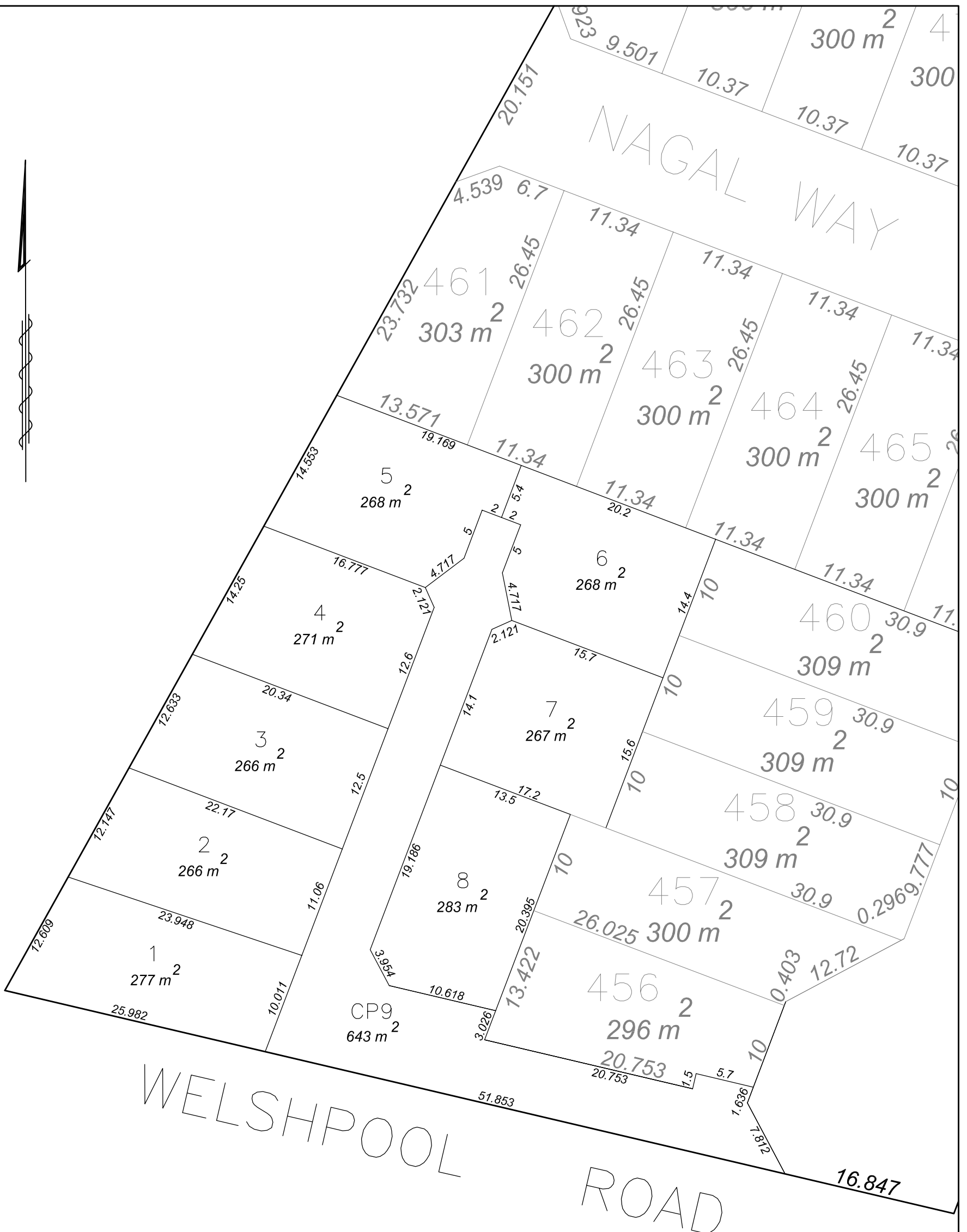
Title	SURVEY CONTROL AND PRECAL PLAN LOT 57 WELSHPOOL ROAD WATTLE GROVE - WAPC 148403
Client	DARREN BLOWES



**VISION
SURVEYS.**

Licensed & Engineering
Surveyors
Land Development
Consultants
Project Managers

Revisions		Level Datum	
v2 - 04/02/2014		Scale @ A2	1:750
v3 - 31/03/2014		Date	31/03/2014
		Dwg Ref	WelshpoolL57_precal_G1_Ver3
		Surveyor	
		Drafter	
		Job #	3800
		Sheet 1 of 1	A2
TEL 6144 0000 FAX 6144 0099		59 SCARBOROUGH BEACH ROAD	
59 SCARBOROUGH BEACH ROAD		SCARBOROUGH WA 6019	
EMAIL: info@visionsurveys.com.au			



IMPORTANT NOTES:
 - SEWER / DRAINAGE MAY VARY FROM SCHEMATIC PRESENTATION / CHECK WITH APPROPRIATE AUTHORITY BEFORE ADOPTION OF POSITION.
 - THIS SURVEY DOES NOT GUARANTEE THE LOCATION OF BOUNDARY PEGS OR FENCES.
 - CHECK TITLE FOR EASEMENTS / COVENANTS ETC.

Title	SURVEY-STRATA PRECAL PLAN LOT 455 WELSHPOOL ROAD WATTLE GROVE - WAPC 907-13
Client	DARREN BLOWES



VISION SURVEYS .

Licensed & Engineering
Surveyors
Land Development
Consultants
Project Managers

Revisions	Level Datum
v2 - 5/2/2014	Scale @ A3 1:400
v3 - 31/3/2014	Date 31/3/2014
	Dwg Ref Welshpool L57 precal SS Ver3
	Surveyor
	Drafter
	Job # 3800
	Sheet 1 of 1
	A3

TEL 6144 0000 FAX 6144 0099
 59 SCARBOROUGH BEACH ROAD
 SCARBOROUGH WA 6019
 EMAIL: info@visionsurveys.com.au

LEGEND

-  Detailed Area Plan Boundary
-  Lots subject to overall DAP/R Code Variation

PROVISIONS

- i) The provisions addressed below relate to Lot 57 Welshpool Road, Wattle Grove.
- ii) The R30 density code applies to all lots on this DAP.
- iii) Unless otherwise approved by the Shire of Kalamunda, all dwellings, outbuildings and garages/carports shall be constructed within the standard setbacks as prescribed in the Residential Design Codes except where varied below.
- iv) Consultation with the adjoining or other landowners to achieve a variation to the Residential Design Codes provided on the DAP is not required.
- v) The visual privacy provisions of the Residential Design Codes are to be complied with.

R-CODES VARIATIONS

The Shire of Kalamunda Town Planning Scheme No.3 and Residential Design Codes apply unless otherwise provided for below.

The following standards represent variations to the R-Codes and operate as Acceptable Development requirements

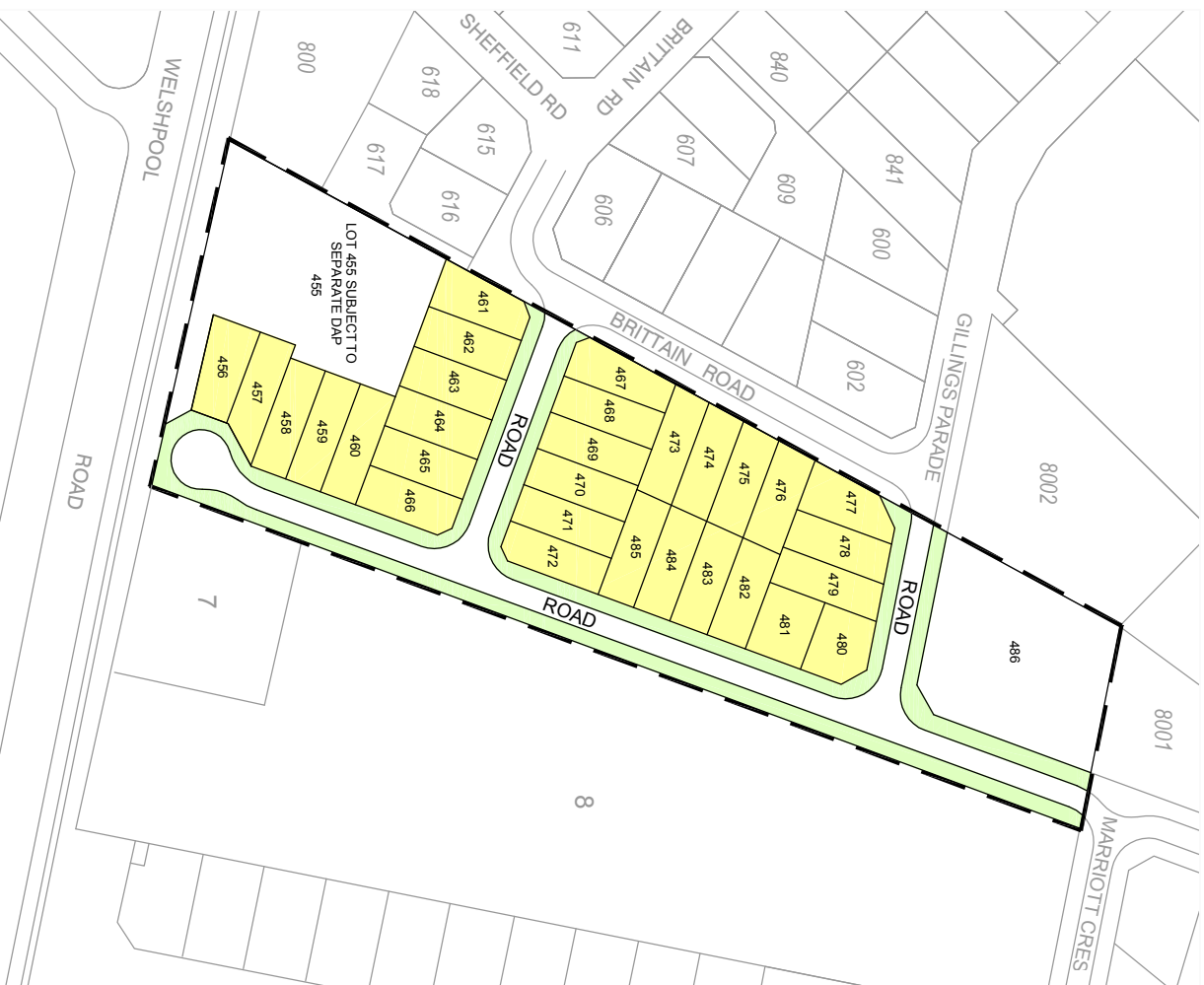
SETBACKS	MINIMUM	MAXIMUM	AVERAGE
Primary Street Dwelling (including garage / carport) • All lots	3.0m	5.0m	Not Applicable
Secondary Street	1.0m		

ENDORSEMENT

This Detailed Area Plan has been endorsed by Council under Clause 6.2.6 of District Planning Scheme No. 3

Manager Development Services -
Shire of Kalamunda

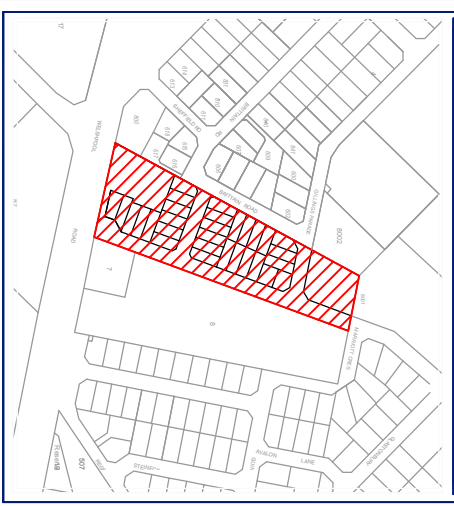
Date



Scale 1:2000 @ A4

- NOTE:
1. Pavements and footpaths shown diagrammatically only
 2. Lot numbers will change pending preparation of Deposited Plan

LOCATION PLAN



DETAILED AREA PLAN LOT 57 WELSHPOOL ROAD, WATTLE GROVE