

LOCAL DEVELOPMENT PLAN R-CODE VARIATIONS
 All buildings (as defined in the R-Codes) are to be allocated within the designated building envelopes. Local Planning Scheme No. 17 and R-Codes are varied in the following manner:

1. The requirements of the R-Codes and Local Planning Scheme No. 17 shall be satisfied in all other matters.
2. All other developments shall be in accordance with Local Planning Scheme No. 17, R-Codes and POL-LP-11
3. Minor variations to the requirements of the Residential Design Codes and this LDP may be approved by the City of Swan.

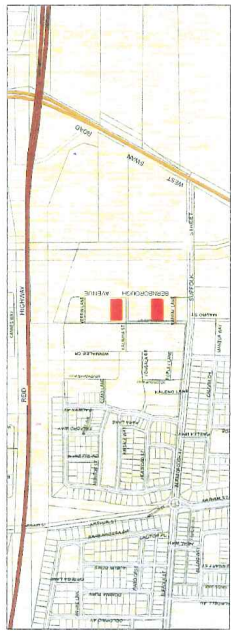
LOT TYPES

- (A) • 2.0m min. - no average
 • 4.5m min. garage front setback.
- (E) • 2.0m min. dwelling setback to POS - no average.
 • Outdoor living area for Lots 231 - 236 to be located at the rear, adjacent to the POS. At least one major opening (window or fully glazed door) from a habitable room to the outdoor living area is to be provided for passive surveillance of POS.
 • 1.5m min. dwelling setback to Narrak Lane.
 • 1.0m min. garage setback to Narrak Lane.



- LEGEND:**
- LDP BOUNDARY
 - DWELLING SETBACKS
 - NO VEHICLE ACCESS
 - LOT TYPE (REFER TO TABLE)
 - GARAGE SETBACKS
 - DESIGNATED GARAGE LOCATION
 - PRIMARY DWELLING ORIENTATION
 - POS SETBACKS (2.0m MINIMUM)
 - 1.8m HIGH UNIFORM FENCING BY DEVELOPER (VISUALLY PERMEABLE ABOVE 1.2m HIGH)

LOCATION PLAN



SUBJECT AREA

The development guidelines as shown have been adopted by Council
 24 JUL 2017
 Date
 Co-ordinator Statutory Planning
 CoS Ref: LDP-13-2017

LOCAL DEVELOPMENT PLAN
LOTS 231 - 236 NARRAK LANE AND LOTS 237 - 241 KALIMNA STREET
CAVERSHAM



Suite 5, 2 Hardy Street
 South Perth, WA 6151
 T (08) 9474 1722
 F (08) 9474 1172
 perth@graylewis.com.au