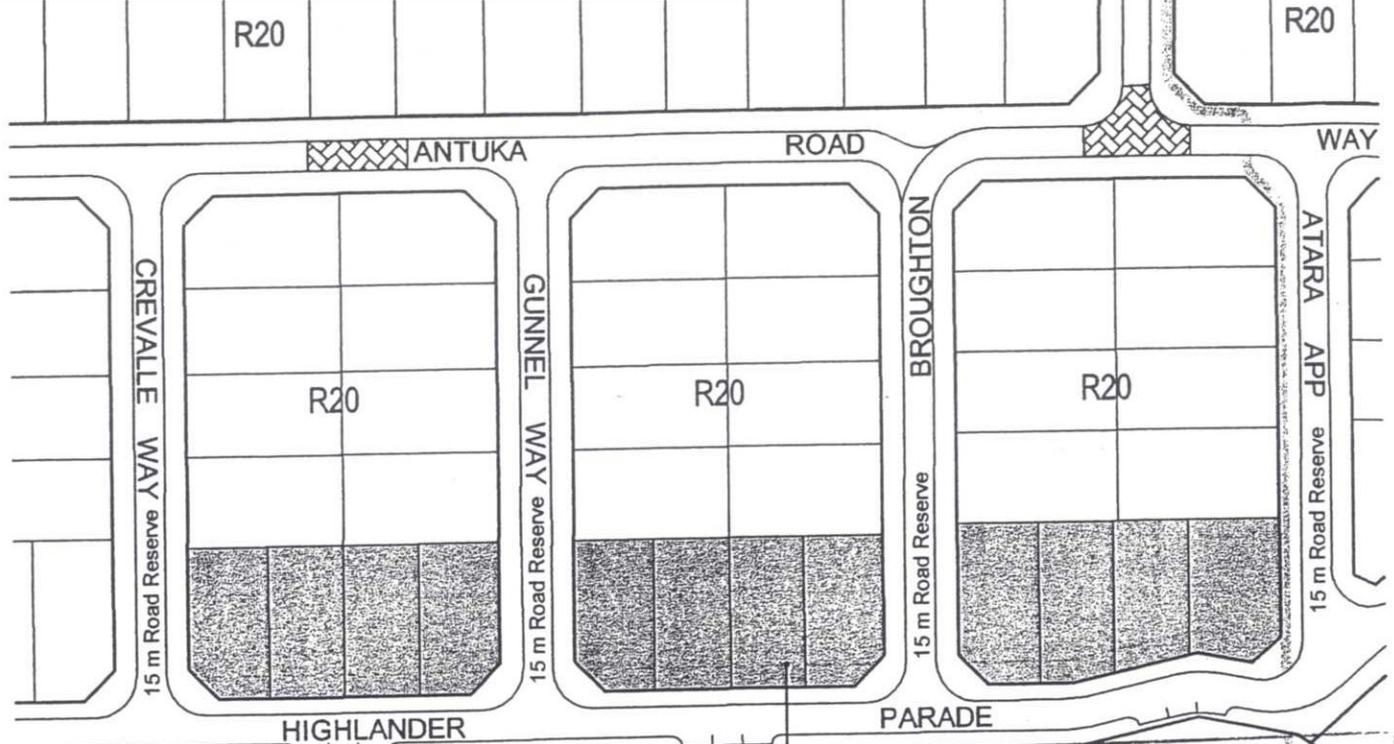


LOCAL DEVELOPMENT PLAN APPROVAL EXPIRED

This Local Development Plan expired on 19 October 2025, pursuant to Clause 57 of the Planning and Development (Local Planning Schemes) Regulations 2015, being 10 years after the Regulations came into effect.

33712



2.25m MINIMUM FRONT SETBACK WITH A 4.5m AVERAGE

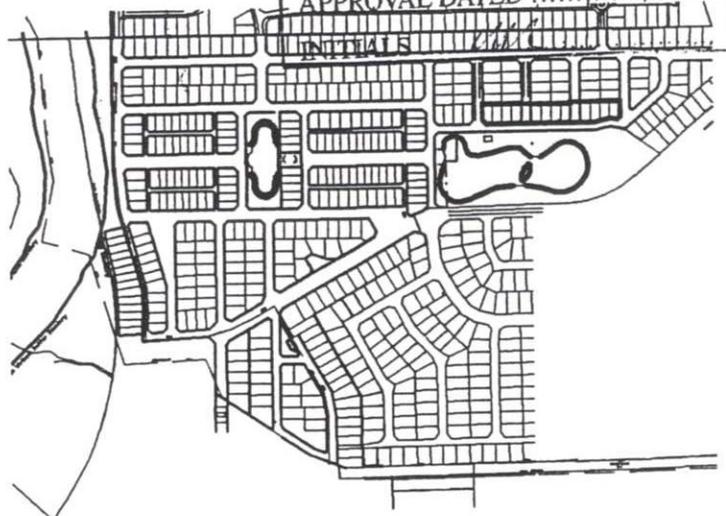
CITY OF ROCKINGHAM
TOWN PLANNING
APPROVAL
12 DEC 2002

TOWNSEND LAKE

The Town Planning Scheme and The Residential Design Codes are varied in the following manner:

1. The requirements of the Residential Design Codes are varied as shown on the DAP.
2. The requirements of the Residential Planning Codes and Town Planning Scheme shall be satisfied in all other matters.
3. Consultation with adjoining or other landowners to achieve a variation to the Residential Design Codes, as provided for by the DAP, is not required.
4. The Residential Density Coding is R20, as depicted on the DAP.
5. A ten percent (10 %) variation to minimum open space requirements (in addition to that described in the Open Space definition of the Codes) shall be permitted for single storey dwellings. Open space shall be calculated in accordance with the provisions of the 2002 Residential Design Codes.
6. The front setback shall be 2.25 metres minimum, with a 4.5 metre average.

APPROVAL DATED 12/12/02
INITIALS



LOCATION PLAN
SCALE 1:10,000



DETAILED AREA PLAN
STAGE 3 - THE ANCHORAGE
CITY OF ROCKINGHAM



Date : 18.11.2002
Scale : 1:2000
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