1214 1196 1210 15 16 13 1192 17 18 1197 \$631n 19 1187 15m ROAD 20 1186 21 22 1198 LEGEND: 7732m 23 25 26 27 1183 ROAD 11.5m ROAD 10m ROAD een approved under delegated authority by the City pursuant to Clause 52(1)(a) of the deemed provisions 26/6/2024 Manager Statutory Planning City of Rockingham

LOCAL DEVELOPMENT PLAN PROVISIONS

Bushfire Attack Level

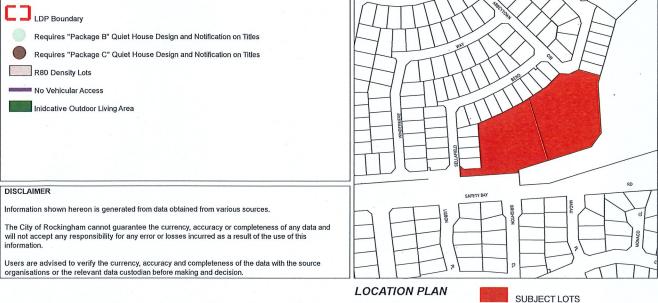
1. Buildings are to be constructed in accordance with AS3959, dependant on the Bushfire Attack Level (BAL) standard identified for each lot.

Noise

2. These lots are affected by noise from Ennis Avenue and as such, dwellings on these lots are required to be constructed to comply with either 'Package B' or 'Package C' 'Quiet House Design' requirements as outlined in 'Appendix D' of the Noise Management Plan prepared by Herring Storer Acoustic 26 July 2022, unless varied otherwise and approved by the City.

Outdoor Living Area

3. The outdoor living area (OLA) for Lot 1 is required to be located North of any built form as per 'Package C' under the 'Quiet House Design' requirements as outlined in 'Appendix D' of the Noise Management Plan prepared by Herring Storer Acoustic 26 July 2022.



LOCAL DEVELOPMENT PLAN

LOT 1197 ABBEYTOWN CIRCUIT AND LOT 1198 SELLAFIELD BEND WAIKIKI

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Planning Institute Australia

FILE: 1232_17.05.2024.dwg

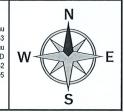
DRAW: - SB CHECKED:

SCALE: 1:1000 @ A3

DATE: 17th MAY 2024



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Road Traffic and Passenger Rail - Quiet House Requirements (Based on Table 3 of State Planning Policy 5.4 2019)

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	Considerations
A Quiet House A	Facing	Bedroom and Indoor Living and work areas Rw + Ctr 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	 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		using a solid continuous fence or other structure of minimum 2 metres height above ground level	
	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	 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		ground level outdoor living area screened using a solid continuous fence or other structure of minimum 2.4 metres height above ground level	
	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			
C Quiet House C	Facing	living and work areas ➤ R _w +C _{tr} 50dB	Bedrooms No External doors to bedrooms facing the corridor Indoor Living and work areas Rw+Ctr 31dB	Bedrooms: Window size dependant ➤ Minimum R _w +C _{tr} 31dB) Indoor Living and work areas Window size dependant ➤ Minimum R _w +C _{tr} 31dB	> R _w +C _{tr} 40dB	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} 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			
	Opposite		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			