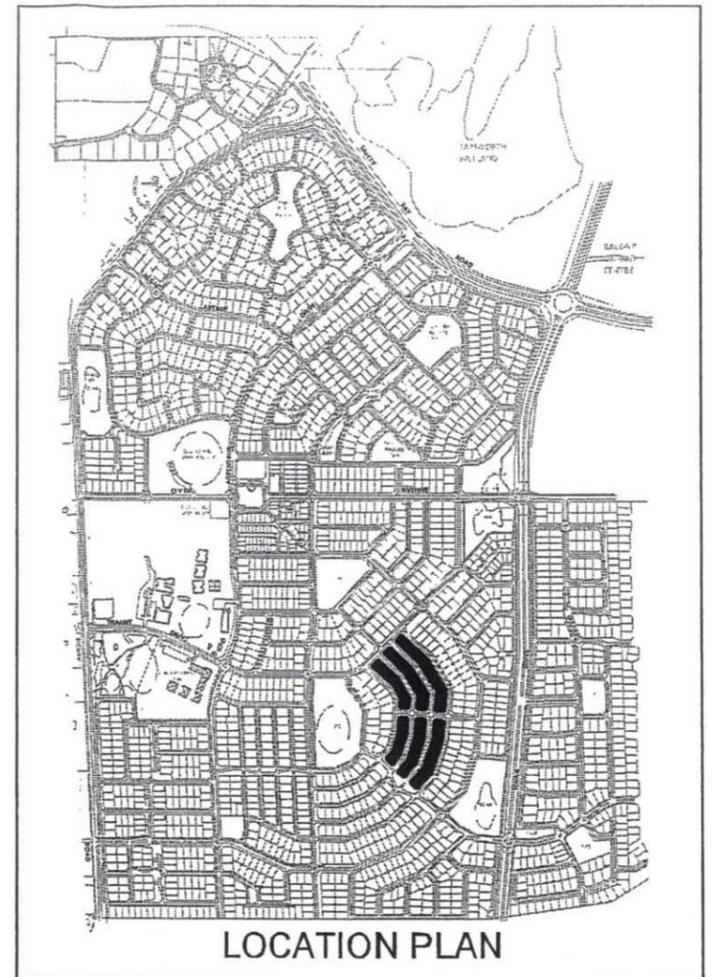


DETAILED AREA PLAN
 BENCH HOUSING PRECINCT - SETTLERS HILLS ESTATE

 Detailed Area Plan
 Retaining Wall



DATE : 4/06/2004
 PLAN NO. 88/049/144

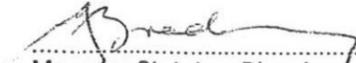


LOCATION PLAN

DETAILED AREA PLAN R-CODE VARIATIONS
 The Town Planning Scheme and the Residential Design Codes are varied in the following manner :

1. The front setback of all dwellings shall be determined in accordance with the following :
 - i) The minimum primary setback shall be 3.0m
 - ii) The maximum setback of a wall addressing the primary street shall be 6.0m
2. A 4.0m minimum rear building setback is required.
3. No outbuildings or structures are to be constructed within the rear setback area, except for a swimming pool or spa which are not to be covered or roofed within the rear setback area.

The Detailed Area Plan has been approved by the Manager Statutory Planning.


 Manager Statutory Planning

19/10/04
 Date

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