





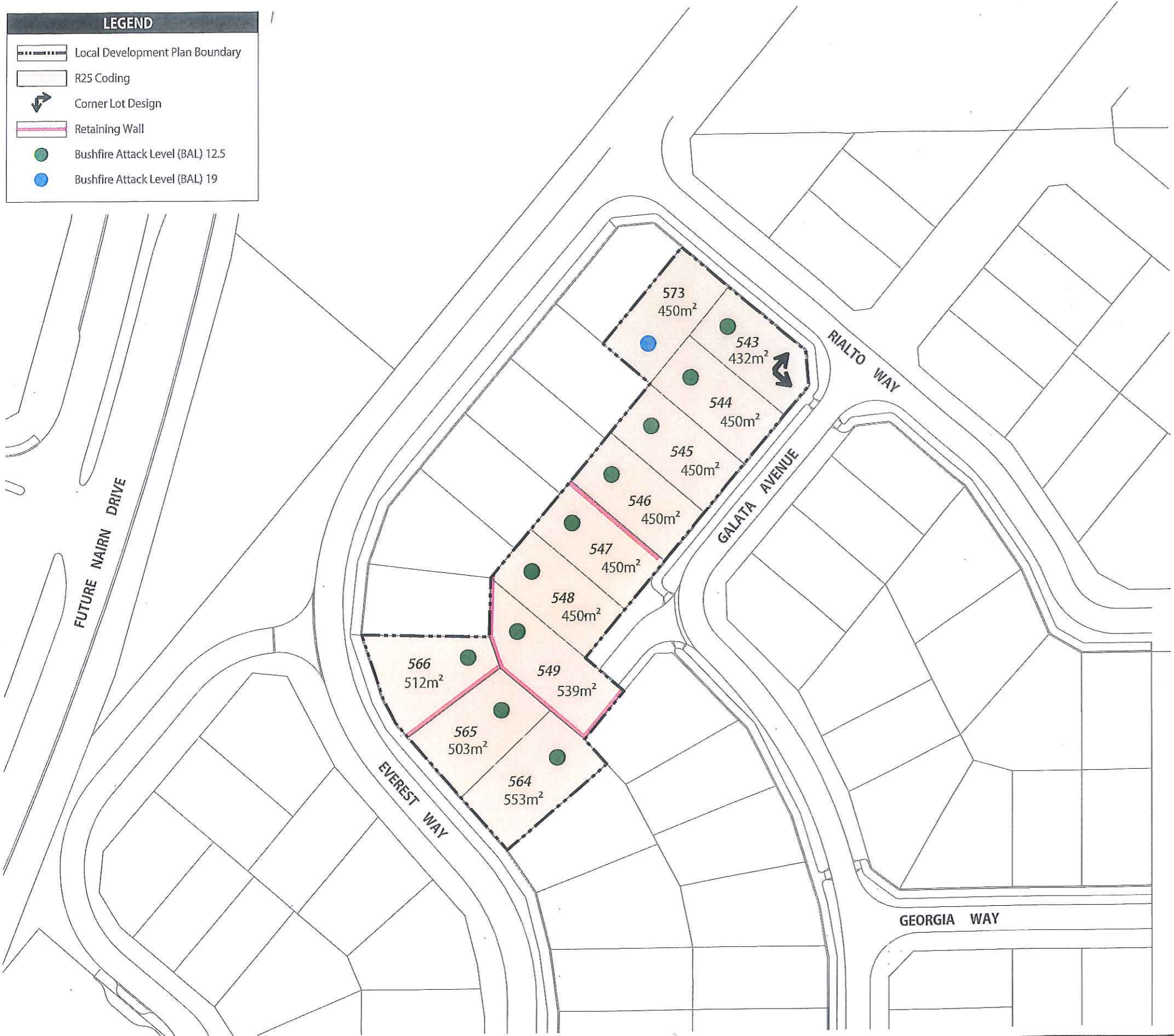


LEGEND

-  Local Development Plan Boundary
-  R25 Coding
-  Corner Lot Design
-  Retaining Wall
-  Bushfire Attack Level (BAL) 12.5
-  Bushfire Attack Level (BAL) 19



DETAILED AREA PLAN PROVISIONS


The provisions addressed below and on the adjacent plan relate to lots within the Spires Estate, approved by WAPC reference 147921.

- 1) BUSH FIRE REQUIREMENTS
- a) Buildings on lots identified as being Bushfire Prone Areas are to be constructed in accordance with AS3959. The approved Fire Management Plan, prepared by Strategen, dated March 2014, requires the following Bushfire Attack Levels (BAL's);

Lot	BAL
Lots 543 – 549, 564-566	BAL 12.5
Lot 573	BAL 19

- b) No buildings are permitted in the Building Protection Zone. Any structures or fencing in the Building Protection Zone must be constructed of non-combustible materials.



This Detailed Area Plan has been approved under delegation by the Manager, Statutory Planning under clause 4.23.1(c) of the City of Rockingham Town Planning Scheme No.2:


 Manager Statutory Planning
 City of Rockingham
 15/5/2015
 Date

DETAILED AREA PLAN

Spires Estate, BALDIVIS

A Spatial Property Group Project

NORTH


 Scale: 1:1000@A3
 Date: 08/05/2015
 Plan: SPGBD-4-001C

A: 28 Brown St, East Perth WA 6004
 P: (08) 9325 0209
 E: info@creativdp.com.au
 W: creativdp.com.au



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