




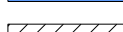


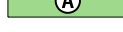











LEGEND :




-  Subject Site

- ZONES**
-  Residential 25
-  Residential 30
-  Residential 40
-  Residential 60
-  Commercial
-  RMD **

- RESERVES**
-  Road Reserve
-  Public Open Space/Ref Number
-  Reserve for Conservation
-  Public Purposes
- PS - Primary School
- PU - Public Utilities

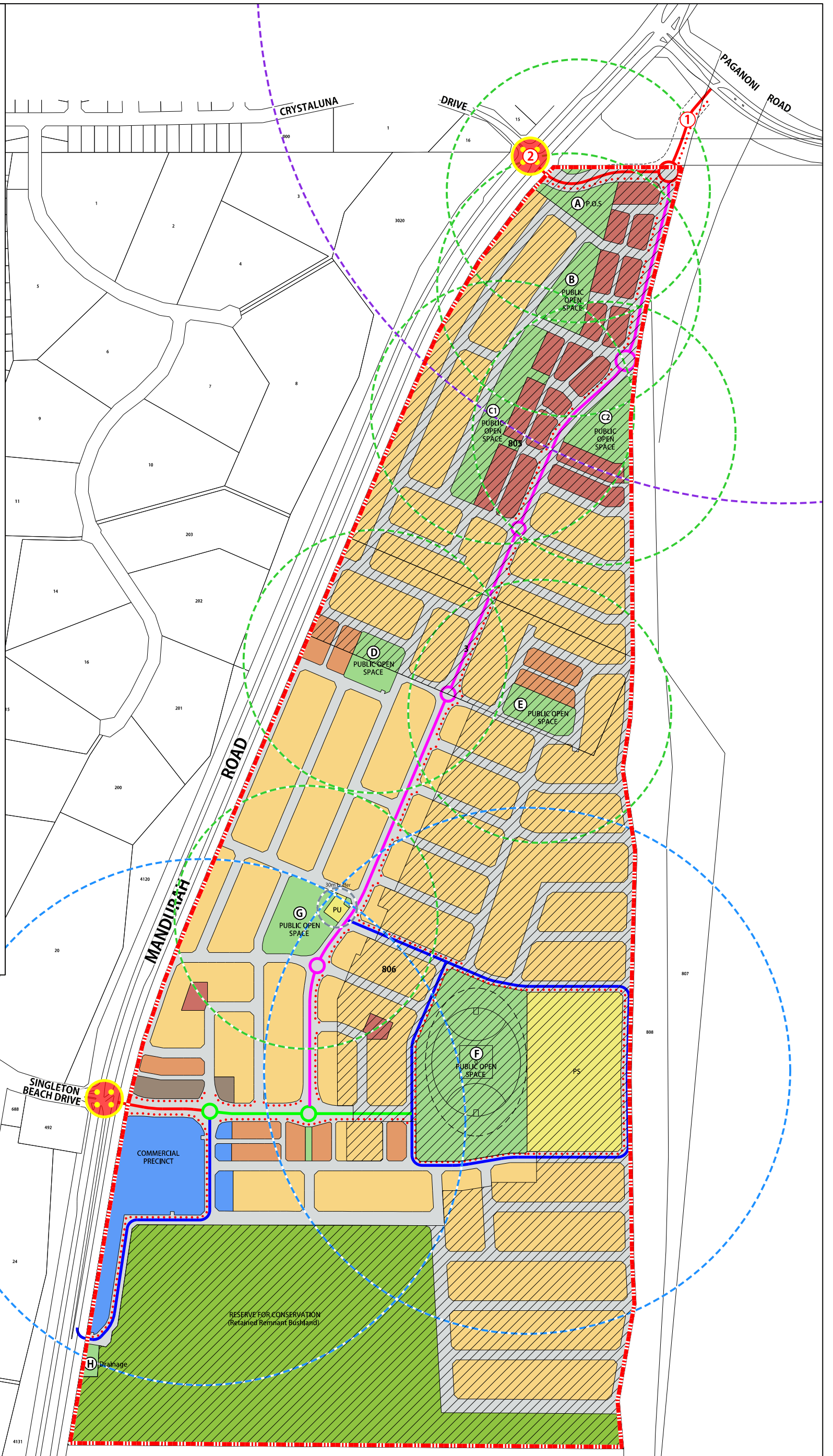
- ROAD HIERARCHY**
-  Integrator B
-  Neighbourhood Connector A
-  Neighbourhood Connector B
-  Access Street B
-  Light Controlled Intersection
-  Full Movement Intersection

- PATH NETWORK**
-  Dual Use Paths

- WALKABLE CATCHMENTS**
-  200m POS walkable catchment
-  400m Major Community Node walkable catchment
-  800m TOD walkable catchment


** Planning Policy No.3.3.22
Medium-Density Single House Development
Standards-Development Zones

- ① Alignment of road connection to Paganoni Road through Lot 172 shall be such that it minimises loss of vegetation
- ② A 'Seagull' intersection and 'Left-in/Left-out' access point on Mandurah Road (opposite Crystaluna Drive). The intersection shall be such that a reconfiguration to a four way 'Light Controlled' intersection is possible in the future



Revised Local Structure Plan



 Scale 1: 6000 @ A3 25 0 50 100 150 200 250 metres	
COMPILED: STUDIO CFM	DRAWN BY: RF
DATE: 26/6/2012	REVISED: 04/09/2017
GRID: PCG 94	DATUM: AHD
DRAWING NUMBER: GOGKA-2-001Q	JOB CODE: GOGKALSP
FILE ID: M:\GOGKA\BASE\STRUCTURE PLANS\GOGKA-2-001Q.dgn	



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**TOWN PLANNING
URBAN DESIGN**

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