

Our Ref: 16. 2023.4.1
Enquiries: J A Farmer
CM9 Ref: AWM/11590/23

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17 August 2023

CLE Town Planning & Design
PO Box 796
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Dear Sir/Madam,

**MAHALA ESTATE STAGE 5
WAPC 161836 – LOTS 7, 39, 41, 42 & 81 ALLEN ROAD, FORRESTDAL
LOCAL DEVELOPMENT PLAN No.2**

I refer to your letter dated 27/06/2023 and accompanying Local Development Plan relating to the abovementioned subdivision.

Please be advised that the City has determined to approve the proposed Local Development Plan as submitted in accordance with Schedule 2, Part 6, Clause 52 of the *Planning and Development (Local Planning Schemes) Regulations 2016*. Please find enclosed a copy of the approved plan dated 17/08/2023 for your reference.

Should you have any queries regarding the above please contact Jacqueline Farmer from the City's Planning Services on 9394 5453 or jfarmer@armadale.wa.gov.au.

Yours sincerely,



GLEN WINDASS
MANAGER STATUTORY PLANNING

Enc: Approved Local Development Plan dated 17/08/2023









LOCAL DEVELOPMENT PLAN 2

GARAGES


For lots 396-398, 404-407 and 490, as identified on this LDP :

- For any single storey dwelling, only a single width garage or carport (including tandem) is permitted.
- Double garages (inclusive of its supporting structures) may be permitted for two-storey dwellings where an upper floor or balcony extends for more than half the width of the garage and its supporting structures and the entrance to the dwelling is clearly visible from the primary street.

LEGEND

-  Local Development Plan Area
-  Lots subject to LDP
-  POS
-  Designated Garage Location
-  Primary Frontage
-  Vehicle Access Restriction

This Local Development Plan has been approved by the City of Armadale pursuant to Clause 51 (1)(a) of the Planning and Development (Local Planning Schemes) Regulations 2015.

 17/08/2023
 Manager Statutory Planning Date
 City of Armadale

