

LOCATION PLAN ■ STAGE 9

LEGEND

■ ■ ■ STAGE 9 BOUNDARY

**DENSITY CODES
R CODES**

20 R20

RMD CODES

25 RMD25

30 RMD30

PRIMARY STREET SETBACKS*

3.0m MINIMUM SETBACK

3.5m MINIMUM SETBACK

4.5m MINIMUM SETBACK

Av. 6.0m AVERAGE SETBACK (R-CODES)

SECONDARY STREET SETBACKS (MIN)

1.5m SETBACK

2.0m SETBACK

FRONT DOOR ACCESS

+ STAIRS / ACCESS

GARAGE ACCESS

⊠ DESIGNATED GARAGE LOCATION

MINIMUM ESTATE FENCING

HIGH ALUMINIUM SLATS (TYPE B)

LOW PICKET (TYPE C)

→ FRONT DOOR ORIENTATION

IMPORTANT CORNER TREATMENTS

▶ SIGNIFICANCE

BUSHFIRE MANAGEMENT

LOTS SUBJECT TO BUSHFIRE MANAGEMENT PLAN (BAL** RATING)

✕ BAL ** RATING 12.5

✕ BAL ** RATING 19

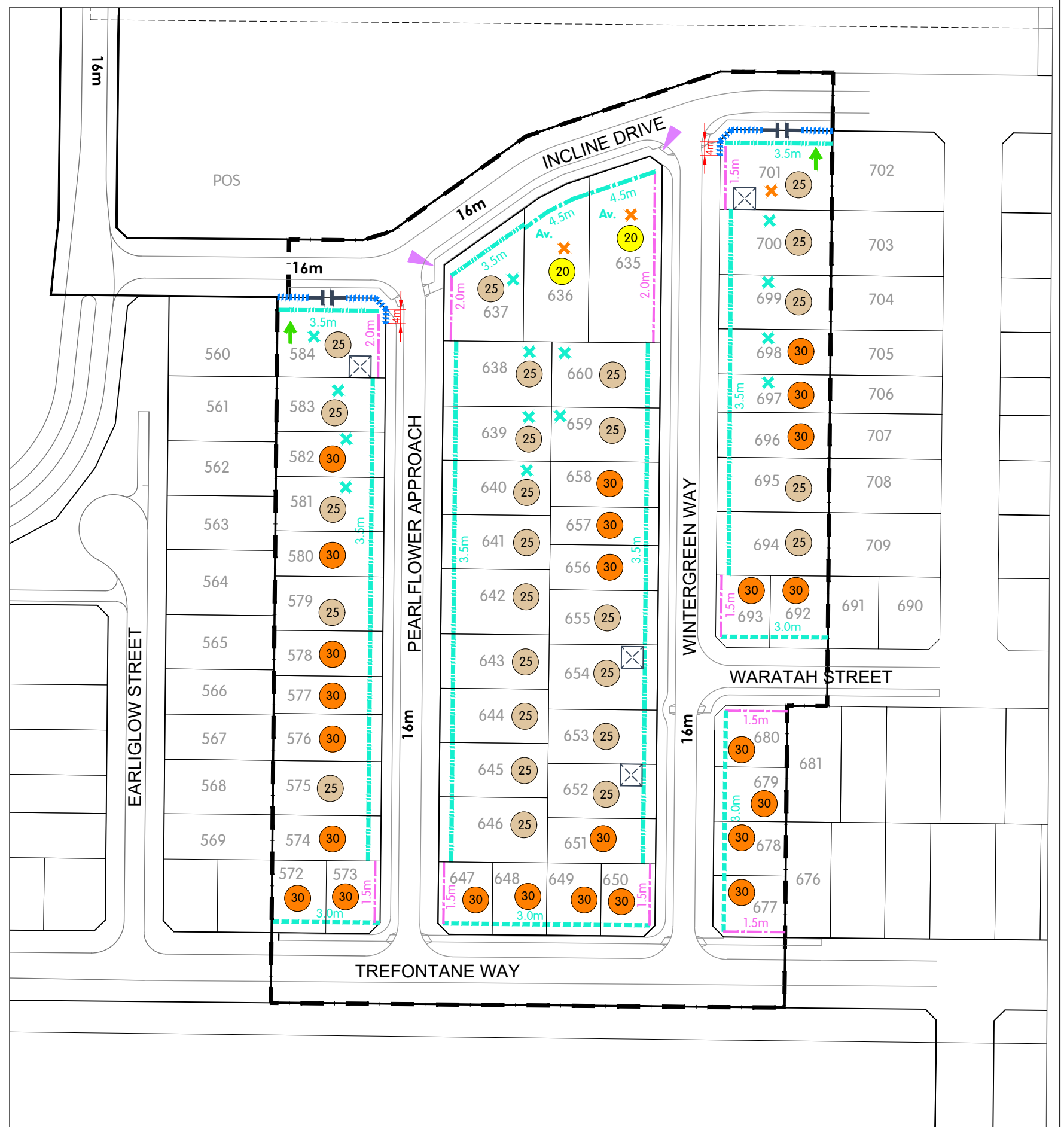
✕ BAL ** RATING 29

* BUILDING ORIENTATION SHALL BE TOWARDS THE PRIMARY FRONTAGE.

* VERANDAHS & PORTICOS ARE PERMITTED WITHIN THE FRONT SETBACK. A MINIMUM VERANDAH DIMENSION OF 2.5m DEEP x 4.0m WIDE IS ENCOURAGED.

FOR R25 & R30 LOTS, VERANDAHS MAY ENCROACH INTO THE PRIMARY SETBACK WITHIN 1.5m OF THE PRIMARY LOT BOUNDARY.

** BUSHFIRE ATTACK LEVEL



CADASTRAL INFORMATION
SOURCE: MNG
YYMMDD: 201109
DWG REF: 97797lots-9999z.dwg
PROJECTION: PCG94

AERIAL PHOTOGRAPHY
SOURCE: NA
YYMMDD: NA



E	FENCING MODS	221103	TD	AB
D	MOD ACC TO CLIENT	220902	TG	AB
C	MOD SETBACKS & FENCING	220829	TG	AB
B	MOD LOTS AND SETBACKS	220630	TG	AB
A	BASE PLAN	211119	NR	AB
REV	DESCRIPTION	YYMMDD	DRAWN	APPR'D

REGULATING PLAN - STAGE 9
Kingsford, Bullsbrook
City of Swan

REF NO. **AMX BUL** DRAW NO. **RD1 503** REV. **E**