



All areas and dimensions are subject to survey, engineering and detailed design and may change without notice. © Copyright of Burgess Design Group.

- Notes:
- All R30 & R40 may be subject to Detailed Areas Plans (D.A.P.)
 - Prior to proposals for subdivision and development being supported, a POS Contribution Schedule is to be approved to set how those landowners who provide in excess of the required POS contribution will be compensated, the process by which land acquisition will occur and the method by which POS contributions will be determined and collected.
 - The portion of Maddington Road fronting the development site will be required to be upgraded as part of the future subdivisional works, with works required to be to the satisfaction of the City.
 - A transport noise assessment is to be prepared for Lot 103 in accordance with the guidelines of the Western Australian Planning Commission's State Planning Policy 5.4 "Road and Rail Transport Noise and Freight Considerations in Land Use Planning" prior to subdivision and/or development being supported as determined relevant by Main Roads WA and to its satisfaction.
 - Direct vehicular access onto Maddington Road is not permitted from the Residential R40 coded grouped housing sites on Lots 412, 413 and 414.



burgess design group
TOWN PLANNING + URBAN DESIGN
PO Box 374 Northbridge WA 6865
www.burgessdesigngroup.com.au
P (08) 9328 6411
F (08) 9328 6511

LEGEND		Zoning	
	ODP Boundary		Residential: R20
	Public Open Space		R25
	Dedicated Drainage		R30
	DAP Required		R40
	Permeable Fencing		

Plan No: GRE MAD-2-111 Client: GREYSTONE DEVELOPMENTS
Date: 16.03.12 Planner: JP



'MADDINGTON ROAD PRECINCT A'
OUTLINE DEVELOPMENT PLAN
LOTS 412-414, 5-6, 125-126, 2 & 103
MADDINGTON ROAD, MADDINGTON
CITY OF GOSNELLS