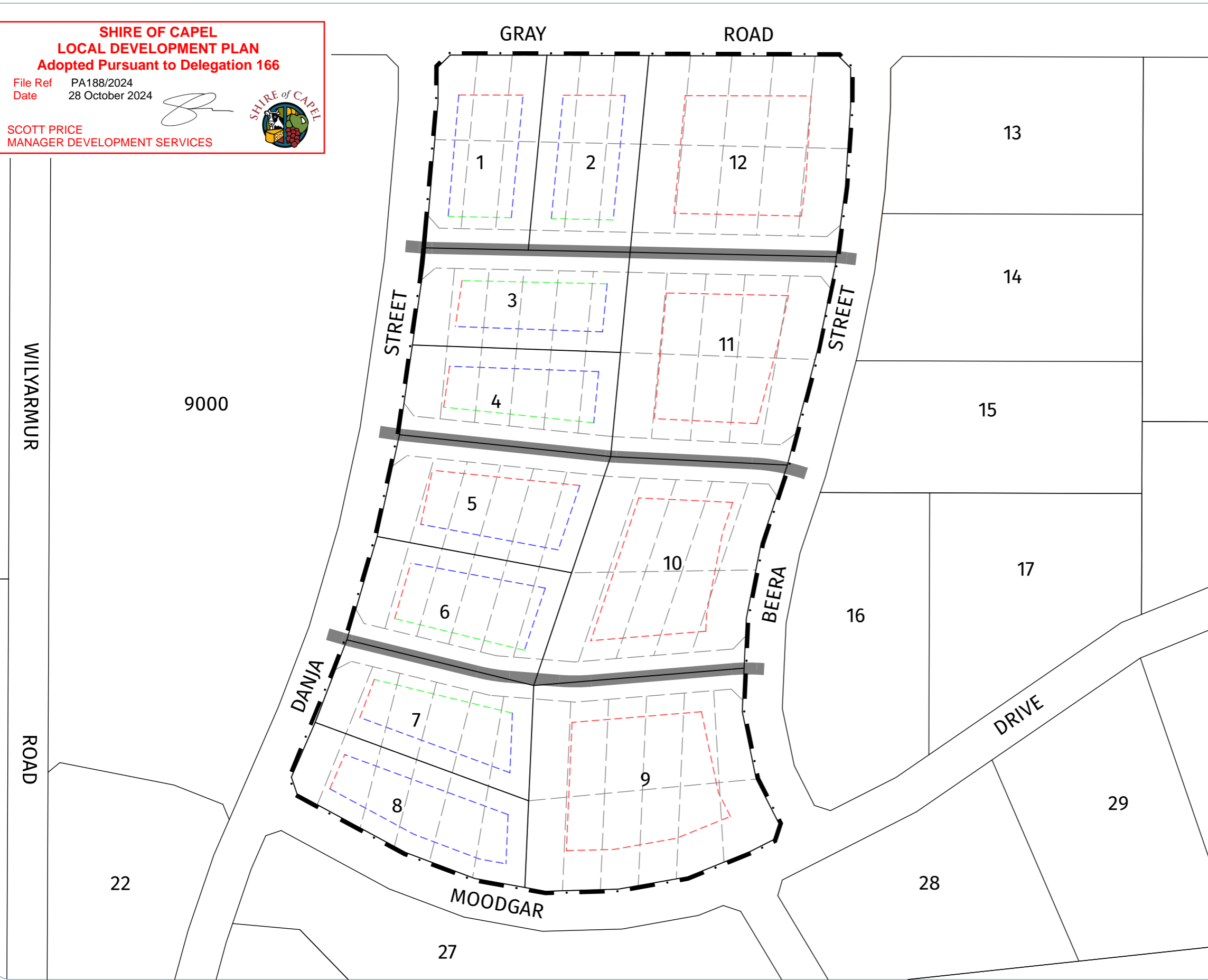


SHIRE OF CAPEL
LOCAL DEVELOPMENT PLAN
Adopted Pursuant to Delegation 166

File Ref PA188/2024
 Date 28 October 2024




SCOTT PRICE
 MANAGER DEVELOPMENT SERVICES



LEGEND

- Lots Subject to this LDP
- Approved Lot Boundaries
- Indicative Future Lot Boundaries
- Indicative Future Roads

Building Setbacks

- 20m from lot boundary
- 16m from lot boundary
- 10m from lot boundary

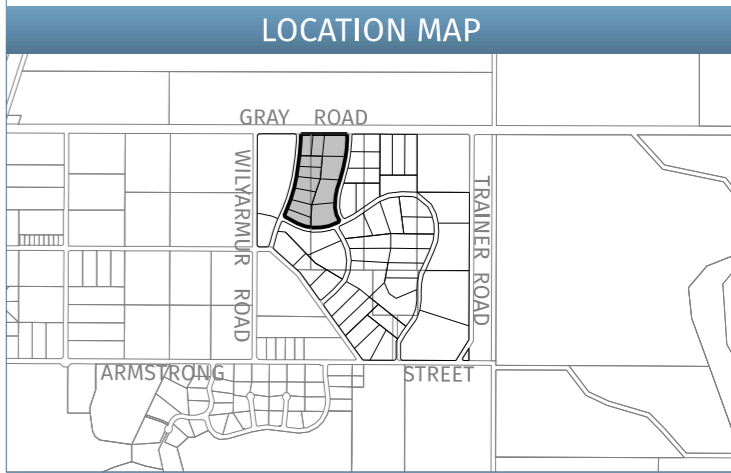
NOTES

1. Future Subdivision subject to the connection of lots to a reticulated sewerage scheme.
2. Building setbacks to boundaries of lots 1 to 12 are to accommodate indicative future road alignment.
3. Building setbacks for Lots 1 to 8 to be in accordance with R-codes setbacks for R2 density with exception of boundaries adjacent to future roads. These building setbacks are to be 16m to accommodate half of the road reserve width (10m) plus 6m future road setback.
4. Building setbacks for Lots 9 to 12 are to be 20m from lot boundaries in accordance with the Shire of Capel's Local Planning Scheme No. 8.

APPROVAL

Shire of Capel - Local Development Plan
 Adopted pursuant to Delegation 166

Signature Date



LOCAL DEVELOPMENT PLAN

Lots 1-12 Gray Road,
 EAST BOYANUP



Plan No. | 24209-05
 Date | 22/07/24
 Drawn | NP
 Checked | KS
 Revision | A

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ALBANY | BUNBURY | BUSSELTON | FORRESTDALÉ | PERTH

Scale | 1:2000@A3

NOTE: This plan has been prepared for planning purposes. Areas, Contours and Dimensions shown are subject to survey



Harley Dykstra

PLANNING & SURVEY SOLUTIONS