



**CITY OF COCKBURN
STRUCTURE PLAN**

This Structure Plan was adopted by Council on 09/06/2011

Signed _____
for **DIRECTOR OF PLANNING & DEVELOPMENT**

File No: Sm/m/047

This Structure Plan was endorsed by the Western Australian
Planning Commission on 24/03/2012

Signed _____
for **DIRECTOR OF PLANNING & DEVELOPMENT**

**INDICATIVE
SUBDIVISION
LAYOUT**

**HOWE ST STRUCTURE PLAN
APPLIES**

| POS Schedule | | |
|-------------------|------------------|------------------|
| Lot No | Lot Area | POS Area |
| 1001 | 2.4090 ha | 0.1142 ha |
| 82 | 0.4151 ha | 0.1632 ha |
| 83 | 0.4173 ha | 0.0473 ha |
| Gross Area | 3.2414 ha | 0.3247 ha |
| POS (10%) | 0.3241 ha | 10.02% |

| Lot Yield Breakdown | | | | |
|---------------------|----------------|----------------------|--------------------|---------------|
| R-Code | Lots | Total Area available | DU Yield | |
| R20 | 5 Lots | 0.2602 ha | | 5 Lots |
| R25 | 11 Lots | 0.4462 ha | | 11 Lots |
| R30 | 11 Lots | 0.3652 ha | | 11 Lots |
| R40 | 8 Lots | 0.7837 ha | 250 m ² | 31 DUs |
| TOTAL | 35 Lots | 1.8553 ha | | 58 DUs |

- Note:
- All lots will be subject to a Detailed Area Plan (DAP).
 - On street car parking for R30 lots to be negotiated at subdivision stage.
 - A landscape concept plan applies to the extra width verge containing the Water Corporation sewer main.
 - Proposed Subdivision Design is Indicative Only & subject to approval at the subdivision stage.