



- ### PROVISIONS
- The Subdivision Guide Plan area is subject to the special provisions listed under SR34 in Schedule 4 of the Shire of Murray Town Planning Scheme No.4.
 - Crossover locations on corner lots should be located to avoid encroachment into the Living Streams Easement area. On single frontage lots where encroachment is unavoidable, crossovers are to be shared by adjoining lots in the location shown on the Subdivision Guide Plan. Crossovers and culverts in these locations shall be constructed by the subdividing landowners to Council's satisfaction.
 - A vegetation buffer is to be provided in accordance with the Department of Health Guidelines for Separation of Agricultural and Residential Land Uses along Readheads Road, Hopelands Road, and Lakes Road.
 - A Risk Assessment will be required as a condition of subdivision approval to identify all technical concerns arising from the proposed subdivision (i.e. road crossings, service crossings etc.) where crossing the gas pipeline.

- ### LEGEND
- Subdivision Guide Plan area
 - Building envelopes
 - Maximum extent of 20m fuel free zone
 - 30m 'Living Streams' easement
 - 50m gas pipeline easement
 - 100m gas pipeline buffer
 - 20m Vegetation Buffer + 10m fire break (see inset)
 - Area subject to inundation
 - Revegetation area
 - Potential habitat vegetation to be retained
 - Conservation Category Wetland & 50m buffer
 - Designated shared crossover locations
 - Bridle trail (in verge)
 - Keeping of horses not permitted
 - No vehicular access
 - Temporary truck turnaround (design to be finalised at subdivision stage)

ENDORSED

M. Barrett
Shire President
Shire of Murray
Date

[Signature]
Chief Executive Officer
Shire of Murray
Date: 26/3/15

Shire of Murray Reference No: DSA 258

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

APPROVED / ENDORSED

BY THE WESTERN AUSTRALIAN PLANNING COMMISSION ON 9 March 2015

SCALE: 1:1,000 (A3)

SUBDIVISION GUIDE PLAN

B38 LAKES ROAD

NORTH DANDALUP

SHIRE OF MURRAY

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Plan No: CAS NDA 2-011
Date: 18.03.15

Client: Niroda Holdings
Planner: DS/MS