

Addendum

Responsible Officer:	Peter Prendergast Manager Statutory Planning
Date of Meeting:	15 March 2022
Meeting of the:	Ordinary Meeting of Council
Item:	P22/3969 - THREE STOREY SINGLE HOUSE – LOT 2 (NO.4) DEE ROAD APPLECROSS WA 6153 (ATTACHMENTS)

DETAIL

An application for a three storey house – Lot 2 (No4) Dee Road, Applecross was called up for review by an Elected Member. An Officer Report on the Development Approval was presented to the Special Meeting of Council held 7 February 2022 with the Council resolving:

That the Motion be deferred for up to four weeks to allow for the applicant and affected landowners to negotiate resolution of their concerns.

Concern had previously been expressed by interested third parties that aspects of the development as proposed would be of detriment to their residential amenity.

Since the deferral of the matter the applicant has engaged with the two third parties and as a result amendments to the plans have now been agreed. The amendments result in a reduction in the height of the retaining wall, by three courses, to the street elevation. These plans have been signed off as accepted by the relevant parties.

The amendments also result in some changes to the rear elevation where the proposed development interfaces with a property under construction at 40b Fraser Road, located to the rear of the subject development site. An outdoor chimney which is proposed to service the proposed outdoor living area is reduced in its width, and agreement has been reached regarding the planting of mature trees and vegetation along the rear property boundary. These plans have also been signed off by that property owner.

Given that the plans now meet the expressed concerns of those involved, and given that confirmation has been received from those parties of this, it is recommended that the development as proposed in the Officer Recommendation (Item P22/3969) be approved subject to the substitution of the amended plans.

The conditions of planning approval as recommended are retained.

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ADDENDUM Continued.:

The amended plans are attached.

[3969 312 04 DA Drawing Bennet REVC 3D images 1](#)

[3969 312 04 DA Drawing Bennet REVC 3D images 2](#)

[3969 312 04 DA Drawing Bennet REVC elevations](#)

[3969 312 04 DA Drawing Bennet REVC existing survey](#)

[3969 312 04 DA Drawing Bennet REVC new site plan](#)

[3969 312 04 DA Drawing Bennet REVC UC plan](#)