

Forrestfield North Residential Precinct Local Structure Plan

Administrative Corrections

August 2020

No.	Page No.	Part/Clause	Correction	Comment
<i>General</i>				
1	3 23 36,39 40 40 44 49 49 49 54 54 54 55 55 56	Part 1 - 1 Part 2 – 1.1 Part 2 – 1.3.2.5 Part 2 – 1.3.3.4 Part 2 – 1.3.3.5 Part 2 – 1.3.4.1 Part 2 – 2.1.1.1 Part 2 – 2.1.1.2 Part 2 – 2.1.1.3 Part 2 – 2.1.1.4 Part 2 – 2.1.2 Part 2 – 2.1.2.2 Part 2 – 2.1.3 Part 2 – 2.1.3.1 Part 2 – 2.1.3.3 Part 2 – 2.1.9.3 Part 2 – 2.3 Part 2 – 2.3.1 Part 2 – 2.6.1.1 Part 2 – 2.7.2.1 Part 2 – 2.7.12	Replace reference to ‘Residential Precinct’ with ‘District Structure Plan’ and/or ‘DSP’.	Correct reference to refer to Forrestfield North District Structure Plan (DSP).

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	61 68 69 77-78 83 125			
2	3 72 93 103 120 120 125	Part 1 – 3 Part 2 – 2.4.2.2 Part 2 – 2.7.7.2 Part 2 – 2.7.7.5 Part 2 – 2.7.9.4 Part 2 – 2.7.9.6 Part 2 – 2.7.11	Correctly reference Figure 44 Correctly reference Figure 21 Correctly reference Figure 39 Correctly reference Figure 41 Correctly reference Figure 43 Correctly reference Figures 42 and 43 Correctly reference Figure 44	Corrections
<i>Specific</i>				
3	v	Executive Summary	Dot point 5 – included ‘location’ after ‘central’. Dot point 7 – deleted reference to ‘community hub’. Dot point 8 – deleted references to realignment of Dundas Road and part of Brae Road. Update sentence structure.	Correction Community hub location removed from Residential Precinct. Correction based on approved road layout.
4	vi	Executive Summary	Paragraph 5 (final paragraph) – added ‘the’ after ‘land ownership and ‘.	Typographical correction

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5	vii	Table 1	Included corrected figures for Residential lot yield area and number of lots (47.5228ha and 2,612 lots) estimated site density (75.24 dwellings per hectare) and estimated commercial floor space (150m ² NLA).	Corrections
6	7	Part 1 -Table 3 – Item No. 15	Paragraph 1 - correctly referenced 'Registrar of Aboriginal Sites'.	Correction
7	9	Part 1 - 6.2	Changed 'Pubic' to 'Public' and capitalise 'Open Space'.	Correction
8	9	Part 1 - Table 4	Removed first row 'Environmental Conservation' and insert new point below table indicating that environmental conservation areas will ultimately be reserved as parks and recreation under the Metropolitan Region Scheme (MRS).	Correction based on agreed arrangements with the WAPC for conservation areas as set out in the Strategic Conservation Management Plan (SCMP) and Management Agreement between the WAPC and the City of Kalamunda (Management Agreement).
9	17	Part 1 - Plan 2 – Development Plan	Included note indicating that all drainage storage areas are subject to further detailed investigations with locations and configurations to be confirmed in Urban Water Management Plans (UWMPs). Indicative local road network removed from plan.	Note included to clearly outline that drainage arrangements in the LSP and LWMS will be subject to finalisation as part of the preparation of more detailed UWMPs. Indicative local road network removed from plan on the basis of consistency with the plan included in the advertised version of the LSP and to avoid potential confusion associated with the preparation of future cell based density plans.
10	23	Part 2 – Table 5	Included clarification that Woodsome Management and HillPDA project role was 'Land Assembly and Preliminary Development Contribution Considerations'.	Clarification of project role.

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11	30	Part 2 – 1.3.1.2	Paragraph 2 - correction to current zoning of LSP area under the City of Kalamunda (the City) Local Planning Scheme No. 3 (LPS3) as 'Urban Development'. Paragraph 3 – Deleted.	Correct LPS3 zoning included for LSP area. Deleted based on completed status of Planning Scheme Amendment No. 75.
12	32	Part 2 – Figure 7	Updated LPS3 map included to accurately depict current zoning of LSP area.	Correct LPS3 map required.
13	41	Part 2 – 1.3.3.8	Paragraph 2 – deleted reference to 'community purposes land use'.	Community hub location removed from Residential Precinct.
14	43	Part 2 – 1.3.3.11	Paragraph 3 - changed reference from 'community purpose' to 'community use'.	Community hub location removed from Residential Precinct.
15	45	Part 2 – 1.3.4.3	Deleted reference to specific City Local Planning Policies (LPPs) and replaced with weblink to the City's operational policies and procedures.	LPP framework has changed since the preparation of the LPP and is the subject of continual review and update rendering a weblink more appropriate.
16	47	Part 2 – 2.1	Paragraph 1 – changed 'is' to 'are' after 'EAMS'.	Typographical correction
17	64	Part 2 - 2.1.9.3 – Secondary approval requirements	Paragraph 2 – changed reference from 'DP Act' to 'PD Act'.	Correction to legislative reference.
18	65	Part 2 2.1.9.4 – POS and drainage areas	Paragraph 2 – deleted references to Development Contribution Plan (DCP) acquisition arrangements, commitments (operation and maintenance) and responsibilities and replace with general commitment that the 'DCP will identify and appropriately apportion costs'.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to

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				traffic modelling, drainage analysis and catchment apportionment.
19	70	Part 2 – 2.3.2	Paragraph 4 – scientific names shown in italics.	Typographical correction
20	75	Part 2 – 2.5.1.3	Dot point 6 in second set of dot points – deleted reference to ‘community purpose site’	Community hub location removed from Residential Precinct.
21	80	Part 2 – 2.7.1.1	Dot point 5 – deleted ‘adjacent to the future’ and changed reference from ‘Activity Centre’ to ‘TOD Precinct’.	Removal of redundant text and change precinct reference as location of activity centre will be determined as part of the planning for the TOD Precinct
22	81	Part 2 – 2.7.1.1	Dot point 7 – deleted point relating to form and use of deleted composite industrial area.	Composite area removed from Sultana Road West interface as a result of WAPC modifications.
23	82	Part 2 – 2.7.1.3	Included corrected figure for dwelling yield per hectare (75.24 dwellings per hectare).	Corrections
24	82	Part 2 – Table 8	Included corrected area figures for Cells 01, 03, 07 and total <ul style="list-style-type: none"> • Cell 01 – 1.5496ha • Cell 03 – 9.0449ha • Cell 07 – 9.7501ha • Total – 47.5228ha 	Corrections
25	83	Part 2 – 2.7.2	Dot point 1 – deleted reference to ‘delivered under DCP arrangement (Cells 01 to 07)’	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.

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26	83	Part 2 – 2.7.2	Last paragraph – amended floorspace figure from ‘250m ² ’ to ‘150m ² ’.	Floorspace allocation for community areas to be reduced to reflect community hub location being removed from Residential Precinct.
27	86	Part 2 – Table 9	Explanatory note placed at bottom of table confirming that the Brand Road District Sporting Facility is included within the percentage figures of open space with area and percentage included.	To clarify that the Brand Road District Sporting Facility has been included in public open space calculations.
28	87	Part 2 – 2.7.4.1	Paragraphs 2-6 – deleted in relation to acquisition of Environmental Conservation Areas and replaced with text consistent with c. 2.1.9.4.	Deleted text inconsistent with final SCMP and Management Agreement arrangements with replacement text consistent with c. 2.1.9.4.
29	90	Part 2 – 2.7.6	Dot point 1 – replaced ‘and’ with ‘an’.	Typographical correction
30	91	Part 2 – 2.7.7	Paragraph 3 – deleted ‘Within the LSP area there are six existing roads where some of the roads are still unconstructed’.	Road configuration for the LSP area have been altered as a consequence of the WAPC modifications to the LSP with references no longer correct.
31	92	Part 2 – 2.7.7.1	Dot point 2 – replaced ‘West’ with ‘west’.	Typographical correction
32	100	Part 2 – 2.7.7.3	Paragraph 4 – replaced ‘outline’ with ‘outlined’.	Typographical correction
33	103	Part 2 – 2.7.7.6 – Residential	Paragraph 1 – text modified to reflect finalisation of State Planning Policy 7.3 – Residential Design Codes – Volume 2 – Apartments.	Correction and update
34	105	Part 2 – 2.7.7.7	Paragraph 1 – replaced ‘electrical’ with ‘electric’.	Typographical correction
35	110	Part 2 – 2.7.8.3 – Pervious pavement	Paragraph 1 – inserted ‘the’ in front of ‘District Open Space’.	Typographical correction
36	113	Part 2 – 2.7.8..8	Deleted majority of text and clarified that infrastructure will be identified through a separately prepared DCP that will clearly articulate what infrastructure will be provided by the	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content

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			City and what non-DCP infrastructure will be provided by individual developers.	should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
37	115	Part 2 – 2.7.8.11	Paragraphs 1 and 2 – deleted reference to ‘DCP infrastructure’ and replaced with reference to ‘stormwater infrastructure’ and deleted reference to ‘Subdivision Infrastructure’ and replaced with reference to ‘subdivisional stormwater infrastructure’.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
38	115	Part 2 – 2.7.8.13	Paragraph 1 – insert ‘Initially identified’ at start of sentence.	Sentence should reference that the information provided in Table 11 was initially identified as part of the structure plan preparation process.
39	115	Part 2 – Table 11	Replaced ‘DCP Infrastructure’ heading with ‘Non-Subdivision Infrastructure’.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
40	116	Part 2 – Table 11 - Subdivision Infrastructure	Amended text to ensure responsibility for maintenance after the City’s acceptance are clear for street	Typographical correction

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			drainage maintenance and detention storages and planted raingardens.	
41	121	Part 2 – 2.7.10.1	Dot point 1, sub-point 3 – replaced 'Connector' with 'Connector'.	Typographical correction
42	121	Part 2 – 2.7.10.1	Dot point 7 – deleted reference to 'with an up front infrastructure provision as part of the DCP'.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
43	121	Part 2 – 2.7.10.2 – Road Network	Paragraph 1 – Deleted reference to 'RAV 7' vehicles	RAV 7 vehicle turn movements deleted as not all upgraded intersections identified will accommodate these movements
44	123	Part 2 – 2.7.10.4	Paragraph 1 – deleted reference to 'under the DCP'.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
45	123	Part 2 – 2.7.10.4	Paragraph 5 – replaced 'our' with 'the'.	Typographical correction
46	123	Part 2 – 2.7.10.5	Paragraph 2 – deleted reference to 'The provision of water infrastructure should not be considered a DCP item'.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content

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				should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
47	124	Part 2 – 2.7.10.6	<p>Paragraph 1 – deleted reference to ‘The DCP for the area will allow for’ and noted that relocation of all existing power assets will be required.</p> <p>Paragraph 2 – deleted reference to ‘as part of the DCP arrangements’.</p>	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to traffic modelling, drainage analysis and catchment apportionment.
48	124	Part 2 – 2.7.11	<p>Paragraph 1 – ‘eastern’ replaced by ‘western’ and ‘northern’ replaced by ‘south western’ to accurately reflect Figure 44 – Indicative Staging.</p> <p>Paragraph 1 -deleted reference to ‘with an initial focus on lower density forms of residential development’.</p>	<p>Indicative staging has been altered as a consequence of the WAPC modifications to the LSP and associated servicing information updates.</p> <p>Areas in the western and south-western parts of the LSP area are identified to accommodate higher density residential development typologies.</p>
49	125-126	Part 2 – 2.7.12	Paragraph 1 – modified to reflect that development contributions for the LSP area will be considered as part of a separately prepared DCP for the Residential Precinct which will identify infrastructure, associated costings and apportionment arrangements for a designated DCA established under LPS3.	The preliminary development contribution arrangements previously outlined for the LSP area have been altered as a consequence of spatial modifications to LSP with development contribution details and arrangements to be determined via the preparation of a DCP. The LSP content should not pre-empt the detail or prejudice the preparation of the DCP. Infrastructure items to be included in a future DCP are to be determined through separate technical studies including but not limited to

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			Paragraphs 2 and 3 – deleted. Clauses 2.7.12.1, 2.7.12.2 and 2.7.12.3 deleted.	traffic modelling, drainage analysis and catchment apportionment.