ENDORSEMENT PAGE

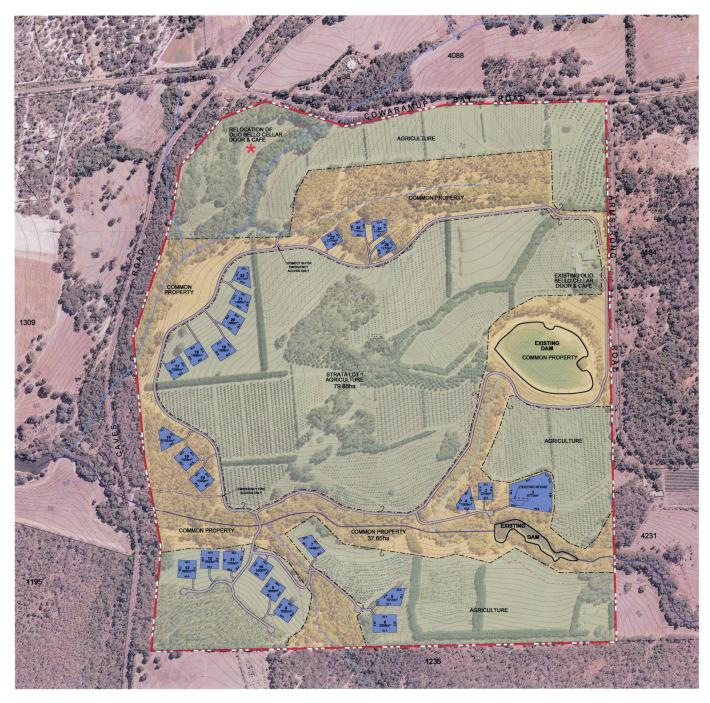
This structure plan is prepared under the provisions of the Shire of Augusta-Margaret River Local Planning Scheme No. 1

IT IS CERTIFIED THAT THIS STRUCTURE PLAN WAS APPROVED BY RESOLUTION OF THE WESTERN AUSTRALIAN PLANNING COMMISSION ON:

29 MARCH 2010

In accordance with Schedule 2, Part 4, Clause 28 (2) and refer to Part 1, 2. (b) of the *Planning and Development (Local Planning Schemes) Regulations 2015.*

Date of Expiry: 19 OCTOBER 2027



NOTES:

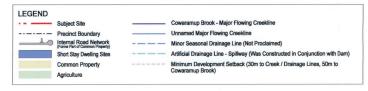
This Structure Plan shall be read in conjunction with the specific provisions for Sussex Location 4192 Cowaramup Bay Road that outlines the permissibility of uses associated with the site and requirements and controls that mus be fulfilled prior to or as a condition of Euphysion and development of this site. These includes

- A detailed Traffic Management Plan addressing the location and safety of intersections linking the development side to Armstrong Bood and Cowarramp Bay Road will be required prior to subdivision or development. The report is to identify an servioring requirements. The outcomes of the Traffic Management Plan are to be implemented by the developer during the subdivision stage.
- II. A Environmental Management Plan for areas of remnant vegetation should be prepared by a qualified consultant in accordance with EPA Guidance Statement No. 33 Julue 2005. Environmental Guidance for Jamining and Development. The plan should specifically address watercourse restoration and management in relation to existing native vegetation buffers along water courses and include fencing of these areas. The plan should reflect recommendations of the Cowaramup Brook Action Plan and ensure
- III. The preparation and approval of a Fire Management Plan to the satisfaction of the Shire and FESA
- IV. Any modifications to creek crossings require the prior approval of the Department of Water

- V. Each short stay dwelling shall be connected to a rainwater tank of a minimum 140,000m³connected to a roof catchment of no less than 200m²
- VI. All short stay dwelling units, including the relocation of the cellar door and café shall incorporate Alternative Treatment Units that must be designed and located in accordance with the onsite effluent disposal report and comply with the Department of
- VII. The preparation and approval of a Landscaping and Rehabilitation Plan should be prepared which reflects the Structure Plan that incorporates retention of native vegetation and revegetation with appropriate native species, known to naturally occur in the subject area. Revegetation should include species of varying heights and appearance to soften the built form and scale.
- VIII. The preparation of an Urban Water Management Plan to address issues including

Stormwater management Protection of waterways and ripari

Protection of waterways and riparian vegetation
to the satisfaction of the Department of Water and the Shire



ENDORSED STRUCTURE PLAN
To provide a framework for future detailed planning at the subdivision and development stage.

Date 1913 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919 | 1919

Scheme No. 11 (amendment No. 208) adopted by the	
Shire of Augusta - Margaret River.	
on theday of, 2009	
	C.E.O.
	D-1-
	Date



OLIO BELLO - STRUCTURE PLAN

NOTES

Base data supplied by Landgate
Aerial Photography dated March 2007, accuracy +/- 4m, Projection MGA5

Areas and dimensions shown are subject to final survey calculations. Il carriageways are shown for illustrative purposes only and are subject to detailed engineering design

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SL4192 Cowaramup Bay Road, MARGARET RIVER

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