

Fact Sheet: What is Precincts WA?

Precincts WA is a State Government initiative to unlock more housing opportunities within metropolitan train station precincts.

Station precincts are locations where change is expected. Their proximity to high-frequency public transport, services and employment opportunities means they play an important role in accommodating housing and population as Perth continues to grow. Precincts WA provides a framework to manage that growth in a structured and considered way, ensuring that new development contributes positively to the character and function of these areas.

Precincts WA places a strong emphasis on delivering a greater diversity of housing within station precincts to meet the needs of different households and life stages. By enabling a mix of housing types - such as apartments, terraces and townhouses - the initiative supports a broader range of living options for singles and couples, families, older residents and key workers. This approach ensures that well-located areas around public transport can accommodate changing community needs over time, providing more choice, improving affordability, and supporting inclusive and connected neighbourhoods.

At the centre of the initiative is the establishment of a consistent planning framework across multiple precincts through the use of the Improvement Plan and Improvement Scheme provisions of the *Planning and Development Act 2005*.



These tools enable the Western Australian Planning Commission to guide land use, development and infrastructure coordination in a holistic manner. Once in place, the Improvement Scheme replaces existing planning frameworks within the precinct, creating a single, streamlined approach to decision-making.

By coordinating planning at a precinct scale, Precincts WA also supports more effective infrastructure delivery and investment. It enables government to align land use planning with transport, utilities and community infrastructure, ensuring that growth is supported by the services and facilities required for thriving communities.

Overall, Precincts WA establishes a clear and consistent framework to guide development in station precincts. It enables the delivery of more housing in well-located areas, supports a more compact and connected city, and ensures that growth is managed in a sustainable way.