

**City of Greater Geraldton – Local Planning Scheme No. 3 (Geraldton)  
Amendment No. 70 – Schedule of Submissions**

| <b>Number &amp; Date</b> | <b>Submitter</b>                 | <b>Nature of Submission</b>  | <b>Comment</b>  | <b>Recommendation</b> |
|--------------------------|----------------------------------|--|---|-----------------------|
| 1<br>(11/02/2015)        | Department of Parks and Wildlife | No comment.  |   | Note submission.      |
| 2<br>(12/02/2015)        | Department of Aboriginal Affairs | There are no known sites registered with the Department within the work area.<br><br>The Plan area is not within the boundary of any sites currently mapped on the Register of Aboriginal Sites.   |   | Note submission.      |
| 3<br>(18/02/2015)        | Water Corporation                | No objection.<br><br>Part of the 'indicative subdivision plan' is not supported and suggest the planner and consulting engineer consult with the Corporation early when considering the final subdivision layout plan. The Corporation's standards generally only accept wastewater reticulation easements located in lots which are greater or equal to 600m <sup>2</sup> . Therefore the proposed 400m <sup>2</sup> lots would either need to be made larger or the existing waste water reticulation relocated while still servicing the lots currently served. | The Amendment refers to the rezoning of Lot 9000 (No. 17) Ord Street, Beresford only. Comments regarding the 'indicative subdivision plan' will be forwarded to the applicant for consideration as part of the final subdivision design.          | Note submission.      |
| 4<br>(23/02/2015)        | Department of Education          | No objection.<br><br>The Department's existing school facility provisions should be sufficient for any anticipated enrolment increases expected to be generated by the proposed residential development.   |   | Note submission.      |
| 5<br>(13/03/2015)        | State Heritage Office            | No objection.<br><br>The subject site is adjacent to the State Registered <i>Geraldton to Walkaway Railway Precinct</i> (P1259). Any development proposals which may affect this place will need to ensure that its heritage significance is retained.   | The heritage significance of the railway alignment has been dealt with under the Lot 500 Chapman Road, Bluff Point Outline Development Plan. Any future development on the subject site will need to ensure that it is in keeping with this plan. | Note submission.      |
| 6<br>(16/03/2015)        | Department of Health             | <u>Water Supply and Wastewater Disposal:</u><br>The proposed development is required to connect to scheme water and reticulated sewerage in accordance with the draft <i>Country Sewerage Policy</i> .   | All the comments are applicable to the actual development on the site and will be assessed at the development stage.  | Note submission.      |

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|                   |               | <p><u>Increased Density – Public Health Impacts:</u><br/>The City should also use this opportunity to minimise potential negative impacts of increased density development such as noise, odour, light and other lifestyles activities. Public health impacts draw attention to those issues and they should be appropriately and adequately addressed at this stage.</p> <p>To minimise adverse impacts on the residential component, the City could consider incorporation of additional sound proofing / insulation, double glazing on windows, or design aspects related to location of air conditioning units and other appropriate building / construction measures.</p> | <p>The comments are applicable to the actual development on the site and will be assessed at the development stage and not addressed at this stage.</p> <p>The public health impacts from the future development of this particular small site are not considered to be such to warrant any special design aspects or construction methods other than what is already governed by planning and building legislation.</p> | Dismiss submission. |
| 7<br>(24/03/2015) | Main Roads WA | <p>No objection.</p> <p>Request to be involved in any future discussions relating to the site layout and subdivision as there is potential for the site to impact upon the adjacent highway.</p>   | The Amendment refers to the rezoning of Lot 9000 (No. 17) Ord Street, Beresford only. The applicant will be advised of Main Roads WA request to be involved in the of a final subdivision design for the site.   | Note submission.    |