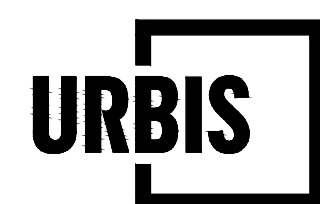




**LEGEND**

	SUBJECT SITE
	ROAD RESERVE TO BE CLOSED - (814M <sup>2</sup> )
	REALIGNED ROAD RESERVE [LOT 89] - (490M <sup>2</sup> )
	REALIGNED ROAD RESERVE [LOT 501] - (98M <sup>2</sup> )
	PROPOSED CARRIAGEWAY LAYOUT



**Road Closure Plan**  
 Lot 802 (ROW) & Claude Street, Burswood

Level 14, The Quadrant, 1 William Street | Perth WA 6000 Australia | +61 8 9346 0500 | URBIS Pty Ltd | ABN 50 105 256 228

DATA SOURCE  
 Landgate  
 PROJECTION  
 MGA Zone 50

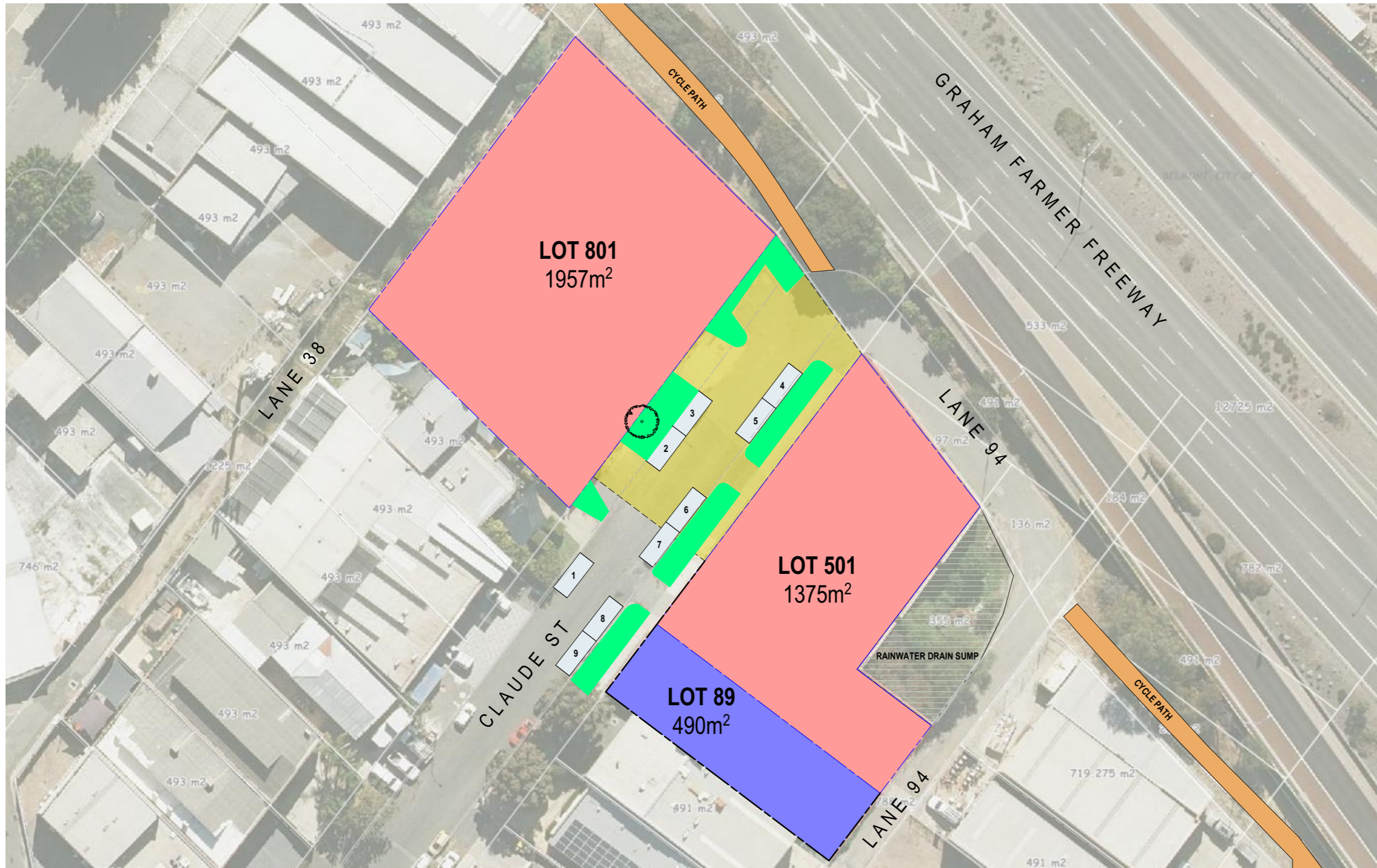
DISCLAIMER  
 Copyright by Urbis Pty Ltd. This drawing or parts thereof may not be reproduced for any purpose or used for another project without the consent of Urbis. The plan must not be used for ordering, supply or installation and no reliance should be placed on this plan for any financial dealing of the land. This plan is conceptual and is for discussion purposes only and subject to further detail study, Council approval, engineering input, and survey. Cadastral boundaries, areas and dimensions are approximate only. Written figured dimensions shall take preference to scaled dimensions.

CLIENT  
 Metrowest

1:500 @ A1  
 1:1000 @ A3

PROJECT NO.  
 P0026723  
 DRAWING NO.  
 01  
 DATE  
 12.02.2024  
 REVISION  
 G

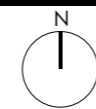
# EXISTING SITE PLAN



- LEGEND**
- LANDSCAPED VERGE AREA: 295 m<sup>2</sup>
  - ROAD CLOSURE AREA: 814 m<sup>2</sup>
  - ON STREET PARKING BAYS
  - + EXISTING TREE

**COTTEEPARKER**

PERTH  
 T 61 8 6112 0100  
 COTTEE PARKER ARCHITECTS PTY LTD  
 ABN 77 010 924 106  
 COTTEEPARKER.COM.AU



**501 CLAUDE ST, BURSWOOD**

CLIENT - METROWEST

A	ISSUE FOR ROAD CLOSURE APPLICATION	13/02/2024	JC	IM	IM
	ISSUE PURPOSE	DATE	D.	C.	A.
	<b>SD</b>				

*Ivan Alcock*

JOB No **6361**  
 DWG No **1001**  
 ISSUE **A**

BIMcloud: CPACLDBIMM01 - BIMcloud/2000/6361 501 Claude St Burswood Master 01: 13/02/2024: 12:40 PM

# PROPOSED SITE PLAN



- LEGEND**
- LANDSCAPE AREA: 253m<sup>2</sup>
  - PROPOSED AMALGAMATED LOT
  - ON STREET PARKING BAYS: 9
  - ROAD CLOSURE AREA: 814 m<sup>2</sup>
  - PROPOSED TURN AROUND: 98m<sup>2</sup>
  - OPEN SPACE: 625m<sup>2</sup>
  - NEW TREE



**NOT FINAL - Preliminary drawings subject to Council consideration**

ISSUE PURPOSE	DATE	D.	C.	A.
A ISSUE FOR ROAD CLOSURE APPLICATION	13/02/2024	JC	IM	IM
<b>SD</b>				

*Ivan Alcock*



Enquiries: Steve Fernandez on (08) 9323 4517  
Our Ref: 22/2741 (D22#463516)  
Your Ref: Declan Creighan

13 May 2022

Declan Creighan  
Urbis  
Level 14, 1 William Street  
Perth WA 6000

Email: [dcreighan@urbis.com.au](mailto:dcreighan@urbis.com.au) (via email)

Dear Sir/Madam,

#### **ADVICE TO APPLICANT – PROPOSED PARTIAL LANE CLOSURE LANE 94**

In response to correspondence received on 4 April 2022 please be advised Main Roads has no objections and provide the following comments:

- With the closure of the subject portion of Lane 94 the section of the Principal Shared Path (PSP) that is missing in this location must be constructed at the developers cost to the satisfaction of Main Roads.
- Stormwater must not be discharged to the Graham Farmer Freeway Primary Regional Road (PRR) reserve.
- No parts of any future developments adjacent to the Metropolitan Region Scheme (MRS) Primary Regional Road (PRR) reservation are to encroach into the PRR. This includes but is not limited to eaves, awnings and building underground anchor points.
- Lot 501 is currently still impacted by the MRS PRR reserve (see attached WebMap extract). This portion of the PRR reserve is identified to be lifted as part of the Central Districts Omnibus Amendment, however the proposal is still subject to a MRS amendment process.

Main Roads encourages liaising with applicants to promote and capitalise on our pre-lodgement consultation service, prior to lodgement of planning proposals, especially where development plans involve land adjacent to or have the potential to impact on the State road network.

Further information on the pre-lodgement consultation process can be found on Main Roads website at [mainroads.wa.gov.au](http://mainroads.wa.gov.au) > Technical & Commercial > Planning & Development.



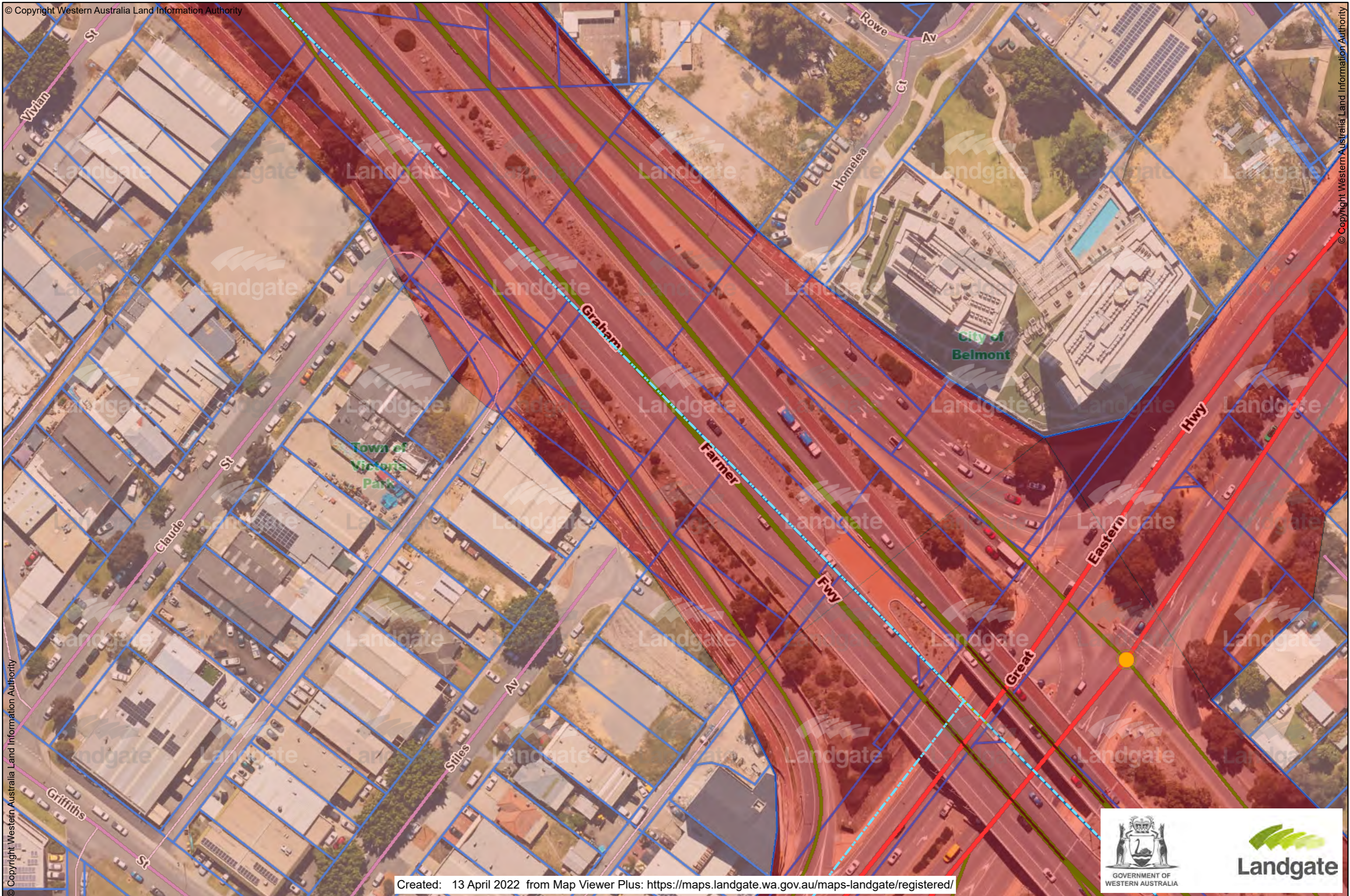
Please provide any further information through [planninginfo@mainroads.wa.gov.au](mailto:planninginfo@mainroads.wa.gov.au). In the interim, if you have any queries please do not hesitate to contact Steve Fernandez on 93234517.

Yours sincerely

A handwritten signature in black ink that reads 'John McDonald'.

John McDonald  
**Planning Assessment Coordinator/A**

Encl: Landgate WebMap - extent of current MRS Primary Regional Road reservation



Created: 13 April 2022 from Map Viewer Plus: <https://maps.landgate.wa.gov.au/maps-landgate/registered/>

