

WESTERN
AUSTRALIAN
GOVERNMENT
Gazette

ISSN 1448-949X

705



PERTH, TUESDAY, 15 FEBRUARY 2005 No. 30

PUBLISHED BY AUTHORITY JOHN A. STRIJK, GOVERNMENT PRINTER AT 3.30 PM

© STATE OF WESTERN AUSTRALIA

CONTENTS

PART 1

Nil

PART 2

	Page
Consumer and Employment Protection	707
Deceased Estates	723-4
Land.....	707-8
Local Government.....	708
Main Roads.....	708-9
Minerals and Petroleum	709
Planning and Infrastructure	709-23
Police	723

IMPORTANT COPYRIGHT NOTICE

© State of Western Australia

This work is copyright. Apart from any use as permitted under the *Copyright Act 1968*, no part may be reproduced by any process without written permission from the Attorney General for Western Australia. Inquiries in the first instance should be directed to the Government Printer, State Law Publisher, 10 William St, Perth 6000.

PUBLISHING DETAILS

The Western Australian *Government Gazette* is published by State Law Publisher for the State of Western Australia on Tuesday and Friday of each week unless disrupted by Public Holidays or unforeseen circumstances.

Special *Government Gazettes* containing notices of an urgent or particular nature are published periodically. The following guidelines should be followed to ensure publication in the *Government Gazette*.

- Material submitted to the Executive Council prior to gazettal will require a copy of the signed Executive Council Minute Paper and in some cases the Parliamentary Counsel's Certificate.
- Copy must be lodged with the Sales and Editorial Section, State Law Publisher no later than 12 noon on Wednesday (Friday edition) or 12 noon on Friday (Tuesday edition).

Postal address:

State Law Publisher
P.O. Box 8448,
Perth Business Centre 6849

Delivery address:

State Law Publisher
Ground Floor,
10 William St. Perth, 6000
Telephone: 9321 7688 Fax: 9321 7536

- Inquiries regarding publication of notices can be directed to the Editor on (08) 9426 0010.
- Lengthy or complicated notices should be forwarded early to allow for preparation. Failure to observe this request could result in the notice being held over.

If it is necessary through isolation or urgency to fax copy, confirmation is not required by post. *If original copy is forwarded later and published, the cost will be borne by the advertiser.*

ADVERTISING RATES AND PAYMENTS

EFFECTIVE FROM 1 JULY 2004 (Prices include GST).

Deceased Estate notices, (per estate)—\$22.45

Real Estate and Business Agents and Finance Brokers Licences, (per notice)—\$52.40

Other articles in Public Notices Section—\$52.40 (except items of an exceptionally large nature. In these instances arrangements will be made for pricing the notice at time of lodging).

All other Notices

Per Column Centimetre—\$10.45

Bulk Notices—\$194.70 per page

Clients who have an account will be invoiced for advertising charges.

Clients without an account will need to pay at time of lodging the notice.

PUBLISHING ALTERATIONS

Periodically the normal *Gazette* publishing times need to be altered to cater for disruption caused by public holidays.

- Easter and Christmas holidays cause disruption each year.
- Australia Day and Anzac Day cause disruption when they fall on a Tuesday or Friday.

In these instances, notices warning of the change are generally published on page 2 for approximately 4 weeks prior to the date.

Readers are urged to check *Gazettes* accordingly, prior to contacting State Law Publisher.

JOHN A. STRIJK, Government Printer.

— PART 2 —

CONSUMER AND EMPLOYMENT PROTECTION

CE401

COMPANIES (CO-OPERATIVE) ACT 1943

(Section 296(3))

COMPANIES TO BE STRUCK OFF REGISTER

Notice is hereby given that at the expiration of three months from the date hereof the name of the undermentioned co-operative companies will, unless cause is shown to the contrary, be struck off the register and the companies will be dissolved.

Commodity Marketing Co-operative Limited
Paulownia Co-operative of Australia Limited
Tree Growers Mutual Co-operative Limited

Dated this Eighth day of February, 2005.

DENIS M. BLAKEWAY, for the Commissioner for Fair Trading.

LAND

LA401*

LAND ADMINISTRATION ACT 1997

LAND ADMINISTRATION REGULATIONS 1998

INSTRUMENT OF DELEGATION

DPI 441/2002

Pursuant to section 9 of the *Land Administration Act 1997* ("the Act"), I Alannah MacTiernan, acting in my capacity as the body corporate Minister for Lands continued by section 7(1) of the Act, delegate to the persons for the time being holding the offices in the Department for Planning and Infrastructure specified in Column 1 of the Schedule the powers conferred and duties imposed on me by the provisions of the Act and the *Land Administration Regulations 1998* specified in Column 2 of the Schedule opposite the offices, to the extent specified (if at all) in Column 3 of the Schedule opposite the powers and duties.

The common seal of the Minister for Lands is hereto affixed on this 2nd day of February 2005.

In the presence of—

Hon ALANNAH MacTIERNAN, MLA, Minister for
Planning and Infrastructure.

SCHEDULE

Column 1	Column 2	Column 3
Manager Infrastructure Corridors	Sections 10, 11(1)(a), 11(1)(b), 11(1)(c) 11(2), 11(3), 13, 15, 16, 17, 18, 21, 22(2), 26(2), 27, 29, 34, 35, 36, 41, 46, 47, 48, 49, 50, 51, 56(3)(a), 57, 58(4), 58(5), 65, 68, 74, 75(5), 75(6), 79, 80, 81, 82(1), 85, 86, 87, 88, 89(2), 89(3), 91, 92, 144, 145, 148, 150, 161(1)(d), 163, 164(2), 164(3), 167, 168, 169, 170(6), 172, 173, 175, 177, 180, 182, 184, 185, 189, 190, 191(3), 192, 193, 194, 197, 207(2), 210, 212, 214, 215, 217, 220, 222, 224, 228, 229, 241, 248, 249, 255, 256, 257, 258, 260, 261, 263, 267(2) and 271(3).	Section 82(1)—limited to revesting land that does not have a registered encumbrance. Section 161(1)(d)—sales price not to be less than 90% of the value advised by the Valuer General. Section 168 and 169— purchase price to be not more than 10% above Valuer General's valuation. Section 170(6)—limited to amending notices to remedy defects. Section 175—limited to amending notices to remedy defects.

Column 1	Column 2	Column 3
	Schedule 2 and Schedule 3 to the Act. Regulations 7(b), 9(a), 12 and 17(2). Item 8 of Schedule 1 to the Regulations.	Section 177(4)—limited to making an order where a taking order has been amended under the delegation made by this instrument of the power under section 180 and the making of the order is necessary to reflect the amendment made to the taking order. Section 180—limited to amending a defect in a taking order. Section 192—limited to granting a lease the rent for which is greater than or equal to the current market rent as determined by the Valuer General.
Project Leader Infrastructure Corridors	Sections 10, 11(1)(a), 11(1)(b), 11(1)(c), 11(2), 11(3), 13, 15, 16, 17, 18, 21, 22(2), 26(2), 27, 29, 34, 35, 36, 41, 46, 47, 48, 49, 50, 51, 56(3)(a), 57, 58(4), 58(5), 65, 68, 74, 79, 80, 81, 82, 86, 87, 88, 89(2), 89(3), 91, 92, 144, 145, 148, 150, 170(6), 172, 173, 175, 212(2), 214, 258, 260, 261, 262, 263 and 267(2). Schedule 2 and Schedule 3 to the Act. Regulations 7(b), 9(a), 12 and 17(2). Item 8 of Schedule 1 to the Regulations.	Section 82(1)—limited to reverting land that does not have a registered encumbrance. Section 170(6)—limited to amending notices to remedy defects. Section 175—limited to amending notices to remedy defects.
Project Officer Level 3	Sections 18, 21 and 29. Schedule 2 and Schedule 3 to the Act.	

The common seal of the Minister for Lands is hereto affixed on this 2nd day of February 2005.

In the presence of—

Hon ALANNAH MacTIERNAN, MLA, Minister for Planning and Infrastructure.

LOCAL GOVERNMENT

LG501*

BUSH FIRES ACT 1954

Shire of Plantagenet

CLOVER BURN PERMITS

Under section 24A of the Bush Fires Act (1954) the following officers are authorised to issue permits to burn subterranean clover during a prohibited burning time—

Chief Bush Fire Control Officer	Mr David Burcham
Deputy Fire Weather Officer	Mr Grant Cooper
Chief Executive Officer	Mr Rob Stewart

ROB STEWART, Chief Executive Officer.

MAIN ROADS

MR401

ROAD TRAFFIC ACT 1974

ROAD TRAFFIC CODE 2000

AUTHORISED PERSONS

Appointment of Accredited Pilots as Authorised Persons

I hereby declare that each person who is an accredited pilot pursuant to Regulation 3 of the *Road Traffic Code 2000* named in the attached lists are 'authorised persons' within the meaning of and in accordance with Regulation 271 of the *Road Traffic Code 2000* for the purposes of regulations

272(1)(a), 272(1)(d), 282(2) and 286 of the *Road Traffic Code 2000* whilst performing their functions in facilitating the safe movement of an oversize vehicle escorted by an accredited pilot.

KARL J. O'CALLAGHAN, APM,
Commissioner of Police.
9 February 2005.

Authorised Persons/Accredited Pilot Escorts

Surname	First Name	Street	Suburb	State	P/C	Accredited Pilot No.
Anderson	Callum	4c Gerard Street	East Victoria Park	WA	6101	WA-1-47215
Batcheler	Leonard	Lot 5 Ivan Johnson Road	Sarina	QLD	4737	WA-1-52598
Behsman	Shane	PO Box 131	Paraburdoo	WA	6754	WA-1-20012
Chellew	Ross	36 Hampshire Street	East Victoria Park	WA	6101	WA-1-52453
Den	David	Lot 553 Packsaddle Road	Kununurra	WA	6743	KB 0264
Higham	David	311 Hart Drive	Chittering	WA	6084	WA-1-51952
Howat	Barry	PO Box 1854	Esperance	WA	6450	WA-1-20010
Howat	Pamela	PO Box 1854	Esperance	WA	6450	WA-1-20011
Latta	Hal	PO Box 107	Kelmscott	WA	6991	WA-1-52127
Lucas	Noel	11 Daydream Plaza	Mandurah	WA	6210	WA-1-52475
Lynn	Patricia	15 Empire Rose Court	Darling Downs	WA	6122	KB 0263
MacDonald	Garry	C/- Coleman Cranes PO Box 341	Kalgoorlie	WA	6430	WA-1-36482
MacLachlan	Justin	9 Cane Court	Gosnells	WA	6110	KB 0261
Murray	Robert	11 First Street	Walgoolah	WA	6422	KB 0262
Northway	Peter	1/121 Dempster Street	Esperance	WA	6450	KB 0254
Pentecost	Neil	PO Box 2280	Port Adelaide	SA	5015	WA-1-52503
Price	Mal	3 Kunzea Place	Dunsborough	WA	6281	WA-1-52297
Woods	Ross	38 Bendix Way	Girrawheen	WA	6064	WA-1-52524

MINERALS AND PETROLEUM

MP401*

State of Western Australia

PETROLEUM ACT 1967

GRANT OF EXPLORATION PERMIT

EXPLORATION PERMIT NO. EP439 has been granted to Empire Oil Company (WA) Limited, Indigo Oil Pty Ltd, Falcore Pty Ltd, Euro Pacific Energy Pty Ltd, Vigilant Oil Pty Ltd and Gulliver Productions Pty Ltd

to have effect for a period of six years from 2 February 2005.

W. F. MASON, Acting Director Petroleum and Royalties Division.

PLANNING AND INFRASTRUCTURE

PI401*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

City of Nedlands

Town Planning Scheme No. 2—Amendment No. 148

Ref: 853/2/8/4 Pt 148

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Nedlands Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

- Rezoning Lots 297 (No. 3a & 3b) Alexander Road, 298 (No. 5) Alexander Road, 349 (No. 7) Alexander Road, 350 (No. 9) Alexander Road, 351 (No. 107) Alexander Road, from Residential R10 to R25.
- Rezoning Lots 295 (No. 29) Philip Road, 380 (No. 4) Alexander Road, 381 (No. 6) Alexander Road, 382 (No. 8) Alexander Road, 383 (No. 10) Alexander Road from Residential R10 to R20.

3. Inserting into the Scheme Text a sub-part under clause 5.3 with the following wording—
 - 5.3.10 Notwithstanding the requirements under 5.3.1 and 5.3.3 the land identified under Appendix V of the Scheme shall be developed in accordance with the Residential Design Codes and or variations as indicated in Residential Design Guidelines and Detail Area Plan for Rochdale Road, James Road, Knutsford Street/North Street and Alexander Road localities;
 - recognising that the Western Australian Planning Commission determines subdivision applications, in order to protect the amenity of the area the City will only support 'Townhouse' and 'corner lot' subdivision forms, unless otherwise provided for in the Residential Design Guidelines for a specified locality under Appendix V.
4. Inserting into the Scheme Text, Appendix V, the Residential Design Guidelines and Detail Area Plan for Alexander Road Locality—

RESIDENTIAL DESIGN GUIDELINES

STUDY AREA

The Alexander Road Locality is bounded by Tree Martin Lane, Waratah Avenue, Shrike Lane and the eastern (or rear boundary) of those lots fronting the eastern side of Alexander Road, as shown on the Location Plan. This Detailed Area Plan applies to all allotments within this area, generally being those lots fronting Alexander Road between Waratah Avenue and Philip Road and including No. 29 Philip Road.

Scope of Detailed Area Plan

This Detailed Area Plan applies to the subject Locality as prescribed by the City of Nedlands' Town Planning Scheme No. 2 (the 'Scheme').

The Detailed Area Plan applies general residential development controls for the Locality further to the Scheme and the Residential Design Codes for the following Design Elements—

- Development Layout;
- Streetscape;
- Building Design;
- Boundary Walls; and,
- Building Height.

Please note that unless otherwise stated on the Detailed Area Plan, the provisions of Council's Scheme and the Residential Design Codes shall apply.

Objectives

To provide for the managed and orderly redevelopment of the Locality to enhance the amenity for existing and future residents;

To provide for the development of no more than two dwellings per allotment in a manner which ensures integration with the existing urban fabric of the area;

To promote the development of housing styles that complement the existing and traditional character of the locality in general, while providing for innovation and diversity; and,

To encourage retention of the overall character of the existing streetscape of Alexander Road, balancing the intimate and leafy nature of the Locality with orderly redevelopment.

DEVELOPMENT GUIDELINES

The following Development Guidelines are provided to encourage a high standard of both development and appearance for the renovation of existing homes and the creation of new dwellings within the Locality.

A well designed home and its setting will maintain the amenity of the area and enhance both lifestyle and investment for owners and neighbours alike.



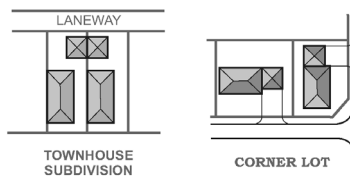
Open style front fencing to provide for interaction with street environment

Form of Development

Development of additional dwellings, in accordance with the given objectives, may take the following form—

‘Townhouse’ Subdivision and Development;

‘Corner Lot’ Subdivision and Development.



‘Townhouse’ style subdivision with rear access



Two storey development with front access provides for surveillance of street

Building Materials and Design

Materials and colouring should be selected to complement the existing character of the area.

Buildings should also be designed to complement the existing character of the locality. Homes with front porches and verandahs are encouraged, adjacent to Alexander Road, Philip Road and Alexander Place, in order to provide for greater interaction with the street and its environment.

Pitched roofs are also encouraged and these should be designed to be generally between 25 and 30 degrees. Highly reflective roofing is not recommended as it is considered to be inappropriate due to its highly reflective nature and susceptibility to corrosion.

Where an existing dwelling is retained as part of a development, the dwelling's appearance should be upgraded externally in order to enhance the overall streetscape and development quality within the Locality.

Ancillary Structures

TV antennas, air conditioners and satellite dishes should be screened from public view and not visible above the roof-line.

The location of air conditioners should be carefully considered with regard to potential noise impacts for neighbouring properties.

Letterboxes should be designed to complement the dwelling and be clearly numbered. Where letterboxes are provided for two dwellings in a manner in which they adjoin, they should be constructed to match in materials, style and colouring.

Clotheslines should be screened from public view where possible and located to catch both winter and summer sun.

A rainwater tank, if provided, should be located to minimise its impact on neighbours. It should be positioned out of public view, be appropriately screened or painted to match the dwelling.

For more information or assistance, please contact the Planning Services at the City of Nedlands—

Phone: 9273 3500;
 Fax: 9273 3670;
 Web: www.nedlands.wa.gov.au
 Address: 71 Stirling Highway
 NEDLANDS WA 6009
 (PO Box 9, Nedlands WA 6909)

ALEXANDER/PHILIP ROAD LOCALITY

Detailed Area Plan Provisions and R-Code Variations

The provisions of the City of Nedlands Town Planning Scheme No. 2 and the Residential Design Codes apply unless otherwise varied below—

1. Setbacks shall be as per the Residential Design Codes unless otherwise specified below or on the plan;
2. Vehicular access to lots 296, 297, 298, 349, 350, 351, 382 & 383 is only permitted from the laneway and it is mandatory for all garages to be located at the rear of the lot;
3. The minimum front setback to Alexander Road for all development shall be 6 metres;
4. Zero lot lines are permitted on the southern boundary of each allotment as shown;
5. A 2 metre solar setback applies to the northern boundary of each allotment as shown;
6. Solid front walling to Waratah Avenue is permitted for the purpose of noise attenuation;
7. A two storey height limit applies to all development in accordance with Town Planning Scheme No. 2;
8. Neighbour consultation is mandatory for any boundary wall proposals in accordance with the requirements of Town Planning Scheme No. 2;
9. Front boundary walling or fencing is not permitted unless approval is granted by Council; and
10. The materials, colouring, style and roof pitch (if any) of a carport or garage shall be designed to match those of the existing dwelling.

L. G. TAYLOR, Mayor.
 M. TIDY, Acting Chief Executive Officer.

PI402*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

City of Nedlands

Town Planning Scheme No. 2—Amendment No. 149

Ref: 853/2/8/4 Pt 149

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Nedlands Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Rezoning Lots 127 (No. 140), 125 (No. 144), 124 (No. 146), 123 (No. 148), 122 (No. 150), 120 (No. 154), 140 (No. 147), 141 (No. 149), 148 (No. 163) and 115 (No. 164) Rochdale Road, Mt Claremont from Residential R10/20 to Residential R20.
2. Inserting into Appendix V of the Scheme, the Residential Design Guidelines and Detailed Area Plan for Rochdale Road Locality—

RESIDENTIAL DESIGN GUIDELINES

STUDY AREA

The Rochdale Road Locality is bounded by Asquith Street, Oleria Lane, Kennedia Lane and Acacia Lane, as shown on the Location Plan. This Detailed Area Plan applies to all allotments within this area, generally being those lots fronting Rochdale Road between Kennedia Lane and Asquith Street.

Scope of Detailed Area Plan

This Detailed Area Plan applies to the subject Locality as prescribed by the City of Nedlands' Town Planning Scheme No. 2 (the 'Scheme').

The Detailed Area Plan applies general residential development controls for the Locality further to the Scheme and the Residential Design Codes for the following Design Elements—

Development Layout;
Streetscape;
Building Design;
Boundary Walls; and,
Building Height.

Please note that unless otherwise stated on the Detailed Area Plan, the provisions of Council's Scheme and the Residential Design Codes shall apply.

Objectives

To provide for the managed and orderly redevelopment of the Locality to enhance the amenity for existing and future residents;

To provide for the development of no more than two dwellings per allotment in a manner which ensures integration with the existing urban fabric of the area;

To promote the development of housing styles that complement the existing and traditional character of the locality in general, while providing for innovation and diversity; and,

To encourage retention of the overall character of the existing streetscape of Rochdale Road, balancing the intimate and leafy nature of the Locality with orderly redevelopment.

DEVELOPMENT GUIDELINES

The following Development Guidelines are provided to encourage a high standard of both development and appearance for the renovation of existing homes and the creation of new dwellings within the Locality.

A well designed home and its setting will maintain the amenity of the area and enhance both lifestyle and investment for owners and neighbours alike.



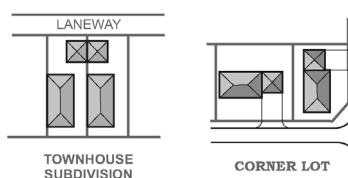
Open style front fencing to provide for interaction with street environment

Form of Development

Development of additional dwellings, in accordance with the given objectives, may take the following form—

'Townhouse' Subdivision and Development;

'Corner Lot' Subdivision and Development.



Battleaxe subdivision with vehicle access directly to Rochdale Road in either 'Green Title' or 'Survey Strata' configuration is considered inappropriate within this Locality. Such subdivision will only be entertained on the basis that justification is provided, to the satisfaction of Council, to show that alternative forms of development are unsuitable for a particular allotment.

Such justification may include where access to the rear 'right of way' cannot be provided due to topographical constraints.



'Townhouse' style subdivision with rear access



Two storey development with front access provides for surveillance of street

Building Materials and Design

Materials and colouring should be selected to complement the existing character of the area.

Buildings should also be designed to complement the existing character of the locality. Homes with front porches and verandahs are encouraged, adjacent to Rochdale Road and Asquith Street, in order to provide for greater interaction with the street and its environment.

Pitched roofs are also encouraged and these should be designed to be generally between 25 and 30 degrees. Highly reflective roofing is not recommended as it is considered to be inappropriate due to its highly reflective nature and susceptibility to corrosion.

Where an existing dwelling is retained as part of a development, the dwelling's appearance should be upgraded externally in order to enhance the overall streetscape and development quality within the Locality.

Ancillary Structures

TV antennas, air conditioners and satellite dishes should be screened from public view and not visible above the roof-line.

The location of air conditioners should be carefully considered with regard to potential noise impacts for neighbouring properties.

Letterboxes should be designed to complement the dwelling and be clearly numbered. Where letterboxes are provided for two dwellings in a manner in which they adjoin, they should be constructed to match in materials, style and colouring.

Clotheslines should be screened from public view where possible and located to catch both winter and summer sun.

A rainwater tank, if provided, should be located to minimise its impact on neighbours. It should be positioned out of public view, be appropriately screened or painted to match the dwelling.

For more information or assistance, please contact the Planning Services at the City of Nedlands—

Phone: 9273 3500;
 Fax: 9273 3670;
 Web: www.nedlands.wa.gov.au
 Address: 71 Stirling Highway
 NEDLANDS WA 6009
 (PO Box 9, Nedlands WA 6909)

ROCHDALE ROAD LOCALITY

Detailed Area Plan Provisions and R-Code Variations

The provisions of the City of Nedlands Town Planning Scheme No. 2 and the Residential Design Codes apply unless otherwise varied below—

1. Setbacks shall be as per the Residential Design Codes unless otherwise specified below or on the plan;
2. Vehicular access to lots 115 to 131 is only permitted from the laneway and it is mandatory for all garages to be located at the rear of the lot;
3. Vehicular access to lots 132 to 148 shall be from Acacia Lane where possible. Vehicular access to Rochdale Road will be permitted where access to the rear laneway is unfeasible due to topographic constraints;
4. The minimum front setback to Rochdale Road for all development shall be 6 metres (except car ports);
5. Zero lot lines are permitted on the southern boundary of each allotment;
6. A 2 metre solar setback applies to the northern boundary of each allotment;
7. A two storey height limit applies to all development in accordance with Town Planning Scheme No. 2;
8. Neighbour consultation is mandatory for any boundary wall proposals in accordance with the requirements of Town Planning Scheme No. 2;
9. Front boundary walling or fencing is not permitted unless approval is granted by Council; and
10. The materials, colouring, style and roof pitch (if any) of a carport or garage shall be designed to match those of the existing dwelling.

L. G. TAYLOR, Mayor.
 M. TIDY, Acting Chief Executive Officer.

PI403*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

City of Nedlands

Town Planning Scheme No. 2—Amendment No. 150

Ref: 853/2/8/4 Pt 150

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Nedlands Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Rezoning of Lot 146 (No. 11) Knutsford Street, Swanbourne from Residential R10/20 to Residential R20.
2. Inserting into Appendix V of the Scheme, the Residential Design Guidelines and Detailed Area Plan for James Road locality—

RESIDENTIAL DESIGN GUIDELINES

STUDY AREA

The Knutsford Street Locality is generally bounded by Knutsford Street, West Coast Highway, Walpole Street and North Street, as shown on the Location Plan. This Detailed Area Plan applies to all allotments within this area.

Scope of Detailed Area Plan

This Detailed Area Plan applies to the subject Locality as prescribed by the City of Nedlands' Town Planning Scheme No. 2 (the 'Scheme').

The Detailed Area Plan applies general residential development controls for the Locality further to the Scheme and the Residential Design Codes for the following Design Elements—

Development Layout;
Streetscape;
Building Design;
Boundary Walls; and,
Building Height.

Please note that unless otherwise stated on the Detailed Area Plan, the provisions of Council's Scheme and the Residential Design Codes shall apply.

Objectives

To provide for the managed and orderly redevelopment of the Locality to enhance the amenity for existing and future residents;

To provide for the development of no more than two dwellings per allotment in a manner which ensures integration with the existing urban fabric of the area;

To promote the development of housing styles that complement the existing and traditional character of the locality in general, while providing for innovation and diversity; and,

To encourage retention of the overall character of the existing streetscape of Knutsford Street and Walpole Street balancing the intimate and leafy nature of the Locality with orderly redevelopment.

DEVELOPMENT GUIDELINES

The following Development Guidelines are provided to encourage a high standard of both development and appearance for the renovation of existing homes and the creation of new dwellings within the Locality with orderly redevelopment.

A well designed home and its setting will maintain the amenity of the area and enhance both lifestyle and investment for owners and neighbours alike.

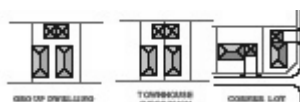


Open style front fencing to provide for interaction with street environment

Form of Development

Development of additional dwellings, in accordance with the given objectives, may take the following form—

‘Townhouse’ Subdivision and Development;
‘Corner Lot’ Subdivision and Development;
and/or ‘Group Dwelling’ Development.



Battleaxe subdivision is considered inappropriate within this Locality. Such subdivision will only be entertained on the basis that justification is provided, to the satisfaction of Council, to show that alternative forms of development are unsuitable for a particular allotment.



'Townhouse' style subdivision with rear access



Two storey development with front access provides for surveillance of street

Building Materials and Design

Materials and colouring should be selected to complement the existing character of the area.

Buildings should also be designed to complement the existing character of the locality. Homes with front porches and verandahs are encouraged, adjacent to Knutsford Street and Walpole Street only, in order to provide for greater interaction with the street and its environment.

Pitched roofs are also encouraged and these should be designed to be generally between 25 and 30 degrees. Highly reflective roofing is not recommended as it is considered to be inappropriate due to its highly reflective nature and susceptibility to corrosion.

Where an existing dwelling is retained as part of a development, the dwelling's appearance should be upgraded externally in order to enhance the overall streetscape and development quality within the Locality.

Ancillary Structures

TV antennas, air conditioners and satellite dishes should be screened from public view and not visible above the roof-line.

The location of air conditioners should be carefully considered with regard to potential noise impacts for neighbouring properties.

Letterboxes should be designed to complement the dwelling and be clearly numbered. Where letterboxes are provided for two dwellings in a manner in which they adjoin, they should be constructed to match in materials, style and colouring.

Clotheslines should be screened from public view where possible and located to catch both winter and summer sun.

A rainwater tank, if provided, should be located to minimise its impact on neighbours. It should be positioned out of public view, be appropriately screened or painted to match the dwelling.

For more information or assistance, please contact the Planning Services at the City of Nedlands—

Phone: 9273 3500;
 Fax: 9273 3670;
 Web: www.nedlands.wa.gov.au
 Address: 71 Stirling Highway
 NEDLANDS WA 6009
 (PO Box 9, Nedlands WA 6909)

KNUTSFORD/NORTH STREET LOCALITY

Detailed Area Plan Provisions and R-Code Variations

The provisions of the City of Nedlands Town Planning Scheme No. 2 and the Residential Design Codes apply unless otherwise varied below—

1. Setbacks shall be in accordance with the Residential Design Codes unless otherwise specified below or on the plan;
2. Zero lot lines are permitted on the western side boundary of each allotment;
3. Solid front walling to North Street is permitted for the purpose of noise attenuation;
4. A two storey height limit applies to all development in accordance with Town Planning Scheme No. 2;
5. Neighbour consultation is mandatory for any boundary wall proposals in accordance with the requirements of Town Planning Scheme No. 2;
6. Front boundary walling or fencing is not permitted unless approval is granted by Council; and
7. The materials, colouring, style and roof pitch (if any) of a carport or garage shall be designed to match those of the existing dwelling.

L. G. TAYLOR, Mayor.
 M. TIDY, Acting Chief Executive Officer.

PI404*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
City of Nedlands

Town Planning Scheme No. 2—Amendment No. 151

Ref: 853/2/8/4 Pt 151

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Nedlands Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Amending the Scheme Map by rezoning Lots 1 and 2 North Street and Lot 138 Knutsford Street, Swanbourne from 'Residential R15' to 'Residential R25'.
2. Inserting into the Scheme Text, Appendix V, the Residential Design Guidelines and Detailed Area Plan for the Knutsford Street/North Street locality—

RESIDENTIAL DESIGN GUIDELINES

STUDY AREA

The Knutsford Street Locality is generally bounded by Knutsford Street, West Coast Highway, Walpole Street and North Street, as shown on the Location Plan. This Detailed Area Plan applies to all allotments within this area.

Scope of Detailed Area Plan

This Detailed Area Plan applies to the subject Locality as prescribed by the City of Nedlands' Town Planning Scheme No. 2 (the 'Scheme').

The Detailed Area Plan applies general residential development controls for the Locality further to the Scheme and the Residential Design Codes for the following Design Elements—

Development Layout;
Streetscape;
Building Design;
Boundary Walls; and,
Building Height.

Please note that unless otherwise stated on the Detailed Area Plan, the provisions of Council's Scheme and the Residential Design Codes shall apply.

Objectives

To provide for the managed and orderly redevelopment of the Locality to enhance the amenity for existing and future residents;

To provide for the development of no more than two dwellings per allotment in a manner which ensures integration with the existing urban fabric of the area;

To promote the development of housing styles that complement the existing and traditional character of the locality in general, while providing for innovation and diversity; and,

To encourage retention of the overall character of the existing streetscape of Knutsford Street and Walpole Street balancing the intimate and leafy nature of the Locality with orderly redevelopment.

DEVELOPMENT GUIDELINES

The following Development Guidelines are provided to encourage a high standard of both development and appearance for the renovation of existing homes and the creation of new dwellings within the Locality with orderly redevelopment.

A well designed home and its setting will maintain the amenity of the area and enhance both lifestyle and investment for owners and neighbours alike.

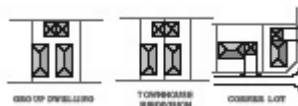


Open style front fencing to provide for interaction with street environment

Form of Development

Development of additional dwellings, in accordance with the given objectives, may take the following form—

- ‘Townhouse’ Subdivision and Development;
- ‘Corner Lot’ Subdivision and Development;
- and/or, ‘Group Dwelling’ Development.



Battleaxe subdivision is considered inappropriate within this Locality. Such subdivision will only be entertained on the basis that justification is provided, to the satisfaction of Council, to show that alternative forms of development are unsuitable for a particular allotment.



‘Townhouse’ style subdivision with rear access



Two storey development with front access provides for surveillance of street

Building Materials and Design

Materials and colouring should be selected to complement the existing character of the area.

Buildings should also be designed to complement the existing character of the locality. Homes with front porches and verandahs are encouraged, adjacent to Knutsford Street and Walpole Street only, in order to provide for greater interaction with the street and its environment.

Pitched roofs are also encouraged and these should be designed to be generally between 25 and 30 degrees. Highly reflective roofing is not recommended as it is considered to be inappropriate due to its highly reflective nature and susceptibility to corrosion.

Where an existing dwelling is retained as part of a development, the dwelling's appearance should be upgraded externally in order to enhance the overall streetscape and development quality within the Locality.

Ancillary Structures

TV antennas, air conditioners and satellite dishes should be screened from public view and not visible above the roof-line.

The location of air conditioners should be carefully considered with regard to potential noise impacts for neighbouring properties.

Letterboxes should be designed to complement the dwelling and be clearly numbered. Where letterboxes are provided for two dwellings in a manner in which they adjoin, they should be constructed to match in materials, style and colouring.

Clotheslines should be screened from public view where possible and located to catch both winter and summer sun.

A rainwater tank, if provided, should be located to minimise its impact on neighbours. It should be positioned out of public view, be appropriately screened or painted to match the dwelling.

For more information or assistance, please contact the Planning Services at the City of Nedlands—

Phone: 9273 3500;
Fax: 9273 3670;
Web: www.nedlands.wa.gov.au
Address: 71 Stirling Highway
NEDLANDS WA 6009
(PO Box 9, Nedlands WA 6909)

KNUTSFORD/NORTH STREET LOCALITY

Detailed Area Plan Provisions and R-Code Variations

The provisions of the City of Nedlands Town Planning Scheme No. 2 and the Residential Design Codes apply unless otherwise varied below—

1. Setbacks shall be in accordance with the Residential Design Codes unless otherwise specified below or on the plan;
2. Zero lot lines are permitted on the western side boundary of each allotment;
3. Solid front walling to North Street is permitted for the purpose of noise attenuation;
4. A two storey height limit applies to all development in accordance with Town Planning Scheme No. 2;
5. Neighbour consultation is mandatory for any boundary wall proposals in accordance with the requirements of Town Planning Scheme No. 2;
6. Front boundary walling or fencing is not permitted unless approval is granted by Council; and
7. The materials, colouring, style and roof pitch (if any) of a carport or garage shall be designed to match those of the existing dwelling.

L. G. TAYLOR, Mayor.

M. TIDY, Acting Chief Executive Officer.

PI405*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

City of Nedlands

Town Planning Scheme No. 2—Amendment No. 153

Ref: 853/2/8/4 Pt 153

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Nedlands Town Planning Scheme Amendment on 8 February 2005 for the purpose of re-coding Lot 5165 (SN 5A) Second Avenue, Claremont, from 'Residential R12.5/R40' to 'Residential R40'.

L. G. TAYLOR, Mayor.

M. TIDY, Acting Chief Executive Officer.

PI406*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
City of Stirling

District Planning Scheme No. 2—Amendment No. 429

Ref: 853/2/20/34 Pt 429

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Stirling Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Rezoning Lot Pt 758, HN 126 Weaponess Road, Wembley Downs, from “Special Use—Offices” to “Special Use—Child Care Centre”.
2. Amending Schedule 2 accordingly.

D. C. VALLELONGA, Mayor.
 L. DELAHAUNTY, Chief Executive Officer.

PI407*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
City of Stirling

District Planning Scheme No. 2—Amendment No. 471

Ref: 853/2/20/34 Pt 471

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Stirling Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Amending Schedule 2B by inserting—

No.	Description of Land	Additional Use	Conditions
4	Lot 1 (H.N. 334) Wanneroo Road, Nollamara	Consulting Room— Group Practice, Medical Centre, Office, Personal Services & Veterinary Clinic	1. The additional uses shall be restricted to the current floor area of the existing building on site. 2. The Council may refuse to grant its approval to any use where that use, either on its own or in combination with other uses on the site, does not meet the prescribed car parking standards of the Scheme. 3. The additional uses shall cease to be permissible in the event that the existing building on the site is removed.

2. Amending the Scheme Map accordingly.

D. C. VALLELONGA, Mayor.
 L. DELAHAUNTY, Chief Executive Officer.

PI408*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
City of Stirling

District Planning Scheme No. 2—Amendment No. 472

Ref: 853/2/20/34 Pt 472

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Stirling Town Planning Scheme Amendment on 8 February 2005 for the purpose of rezoning Lot 1 (HN 83) Sylvia Street, Nollamara, from ‘Hotel’ to ‘Restricted Business’.

D. C. VALLELONGA, Mayor.
 L. DELAHAUNTY, Chief Executive Officer.

PI409*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

City of Cockburn

Town Planning Scheme No. 3—Amendment No. 17

Ref: 853/2/23/20 Pt 17

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Cockburn Town Planning Scheme Amendment on 8 February 2005 for the purpose of—

1. Including the following in Schedule 12—Development Contribution Plan of the Scheme—

Ref No:	DCA 7
Area:	Aubin Grove
Provisions:	<p>All landowners within DCA 7 with the exception of Part of Lot 199 Gaebler Road identified as Bush Forever Site No. 492 and the Water Corporation bore sites shall make a proportional contribution to the cost of regional drainage infrastructure in accordance with the Russell Road Arterial Drainage Scheme.</p> <p>In relation to Lot 448 Lyon Road, Aubin Grove which has been identified for a primary school, if this site is not developed for a primary school in the future a proportional contribution to the cost of regional drainage infrastructure will be required.</p> <p>There may be such other land owners as agreed to, in Development Contribution Area No. 3 (DCA 3) located between Barfield Road and the Kwinana Freeway that shall also make proportional contributions towards the regional drainage infrastructure.</p> <p>The proportional contribution is to be determined in accordance with the provisions of clause 6.3 and contained on the Development Contribution Plan.</p> <p>Contributions shall be made towards the following items—</p> <ul style="list-style-type: none"> • Costs associated with the provision of regional drainage infrastructure including the cost of the Freeway Swale area and connection to Lake Kopulup; • Costs associated with boring under the Kwinana Freeway to provide the pipe channel to the Freeway swale outlet; • Costs associated with the relocation of servicing infrastructure resulting from the implementation of this scheme, where appropriate; • Costs associated with the landscaping of the linear swale; • Costs to administer cost sharing arrangements including preliminary engineering design and costings, valuations, annual reviews and audits and administration costs.
Participants and Contributions:	In accordance with the cost Contribution Schedule adopted by the local government for DCA 7.

2. Amending the Scheme Map to include Development Contribution Area No. 7 accordingly.

S. LEE, Mayor.
R. W. BROWN, Chief Executive Officer.

PI410*

TOWN PLANNING AND DEVELOPMENT ACT 1928

ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT

Shire of Kalamunda

District Planning Scheme No. 2—Amendment No. 225

Ref: 853/2/24/16 Pt 225

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the Shire of Kalamunda Town Planning Scheme Amendment on 8 February 2005 for the purpose of amending the Scheme Map by changing the density code of Lot 102 (80) Canning Road, Kalamunda, from Residential R10 to Residential R20.

E. TAYLOR, President.
G. H. PARSLOW, Acting Chief Executive Officer.

PI411*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
Shire of Kalamunda

District Planning Scheme No. 2—Amendment No. 228

Ref: 853/2/24/16 Pt 228

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the Shire of Kalamunda Town Planning Scheme Amendment on 8 February 2005 for the purpose of recoding Lot 25 (31) Boonooloo Road and Lot 44 (10) Brooks Street, Kalamunda from Residential R10 coding to Residential R30 coding.

E. TAYLOR, President.
G. H. PARSLOW, Acting Chief Executive Officer.

PI412*

TOWN PLANNING AND DEVELOPMENT ACT 1928
ADVERTISEMENT OF APPROVED TOWN PLANNING SCHEME AMENDMENT
City of Joondalup

District Planning Scheme No. 2—Amendment No. 25

Ref: 853/2/34/2 Pt 25

It is hereby notified for public information, in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) that the Minister for Planning and Infrastructure approved the City of Joondalup Town Planning Scheme Amendment on 8 February 2005 for the purpose of recoding Lot 405 (174) Fairway Circle, Connolly, from R20 to R40.

J. PATERSON, Chairman of Commissioners.
C. HIGHAM, Acting Chief Executive Officer.

POLICE

PO501**POLICE ACT 1892****POLICE AUCTION**

Under the provisions of the Police Act 1892, unclaimed found and stolen property and bicycles will be sold by public auction at Esperance Police Station, 100 Dempster Street, Esperance, on Saturday, March 19, 2005 at 10.00am.

The auction is to be conducted by David White.

K. O'CALLAGHAN, Commissioner of Police
Western Australian Police Service.

DECEASED ESTATES

ZX401**TRUSTEES ACT 1962****DECEASED ESTATES****Notice to Creditors and Claimants**

Hans Roth, late of Unit 21/132 Mounts Bay Road, Perth, Accountant, deceased, intestate.

Creditors and other persons having claims (to which Section 63 of the Trustees Act 1962 relates) in respect of the estate of the deceased who died on 11 June 2004 are required by the Executor of care of Stables Scott, 8 St George's Terrace, Perth to send particulars of their claims to him by no later than 16 March 2005 after which date he may convey or distribute the assets having regard only to the claims of which he then has notice.

ZX402**TRUSTEES ACT 1962****DECEASED ESTATES**

Notice to Creditors and Claimants

Creditors and other persons having claims (to which Section 63 of the Trustees Act, 1962 relates) in respect of the Estates of the undermentioned deceased persons, are required by Perpetual Trustees WA Ltd c/- Ground floor, 39 Hunter Street, Sydney NSW, to send particulars of such claims to the Company by the undermentioned date, after which date the said company may convey or distribute the assets, having regard only to the claims of which the Company then has notice.

Claims for the following estates expire one month after the date of publication hereof.

Estate late Dorothy Hillary Bolton, late of The Sundowner, 96/416 Stirling Highway, Cottesloe, Retired Nurse/Midwife, died 19/12/04.

Estate late Myrtle Alletta Purcell, late of Craigwood Nursing Home, 29 Gardener Street, Como, Retired School Teacher, died 13/12/04.

STEPHEN JOHN MAXWELL, Senior Estate Manager.
Direct Phone (02) 9229 3419.

ZX403**TRUSTEES ACT 1962****DECEASED ESTATES**

Notice to Creditors and Claimants

In the matter of the Will of Adelaide Jane Renfrey formerly of 28 Mary Street, Mandurah in the State of Western Australia late of Mandurah Care Facility, Hungerford Avenue, Mandurah in the said State, Widow deceased.

Creditors and other persons having claims (to which Section 63 of the Trustee's Act, 1962, relates) in respect of the estate of the deceased who died on 25th December, 2004 at Mandurah aforesaid are required by the personal representatives Alexander Lionel Renfrey and Maxine Joan Renfrey to send particulars of their claims to them care of Clement & Co, Lawyers, Unit 2, 12 Sutton Street, Mandurah by the 7th March, 2005 after which date the personal representatives may convey or distribute the assets having regard to the claims of which they then have notice.

CLEMENT & CO, as solicitors for the personal representative.

