

ENQUIRIES TO: Belinda Mirco (9273 6055)
Planning and Building Services
YOUR REF:
OUR REF: PRO1942 00/33/0913



15th March 2002

TOWN OF VINCENT

Administration & Civic Centre
244 Vincent Street (Cnr Loftus)
Leederville, Western Australia 6007
PO Box 82, Leederville WA 6902

CJ Yeo
41 Angove Street
NORTH PERTH WA 6006

Telephone (08) 9273 6000
Facsimile (08) 9273 6099
TTY (08) 9273 6078
Email: mail@vincent.wa.gov.au

Dear Sir/Madam

NO. 41-43 (LOT 18 & PT 17) ANGOVE STREET, CORNER WOODVILLE STREET, NORTH PERTH – CHANGE OF USE FROM SERVICE STATION TO SERVICE STATION AND VEHICLE SALES PREMISES

Thank you for your Planning Application dated 15th January 2002 for the above proposal.

I wish to advise that the Council at its Ordinary Meeting held on 12th March 2002 resolved to **grant conditional approval** subject to the terms and conditions shown on the attached form. The proposal was assessed and found to be in accordance with the provisions of the Town of Vincent Town Planning Scheme No.1 and associated policies.

I trust that the information is to your satisfaction, however if you have any enquiries regarding the above matter, please do not hesitate to contact Belinda Mirco on 9273 6055.

Yours sincerely

For **ROB BOARDMAN**
EXECUTIVE MANAGER
ENVIRONMENTAL AND DEVELOPMENT SERVICES

(Att.)

Town of Vincent	
File Copy	
EX MGR	
MGR	19/3/2002
OFFICER	15/3/02

TOWN OF VINCENT TOWN PLANNING SCHEME

APPROVAL TO COMMENCE DEVELOPMENT

LOT: 18 & Pt 17 **STRATA LOT NO:** N/A **STREET NO:** 41-43

STREET: Angove Street **LOCALITY:** North Perth

Name of owner of land on which development proposed:

SURNAME: Ferro

OTHER NAMES: Gino & Anna

ADDRESS: 41 Angove Street

NORTH PERTH WA 6006

Approval to commence development in accordance with the application for Town Planning Approval dated 15th January 2002 for CHANGE OF USE FROM SERVICE STATION TO SERVICE STATION AND VEHICLE SALES PREMISES and the attached amended plans dated 5th March 2002 was GRANTED in accordance with the provisions of the Town of Vincent Town Planning Scheme and the Metropolitan Region Scheme subject to the following conditions:

- (i) compliance with all relevant Environmental Health, Engineering and Building requirements;
- (ii) all stormwater produced on the subject land shall be retained on site to the satisfaction of the Town's Technical Services Division;
- (iii) prior to the first commencement of the use wheel stops shall be installed in accordance with AS290.1;
- (iv) a maximum of five (5) vehicles shall be displayed for sale at any one time; and
- (v) a maximum of two service station working bays shall be operating at any one time;

to the satisfaction of the Chief Executive Officer.

NOTE: PERSON(S), OWNER(S), BUILDER(S) AND DEVELOPER(S) UNDERTAKING DEVELOPMENT/CONSTRUCTION OF ANY KIND ARE HEREBY ADVISED OF A RESPONSIBILITY TO COMPLY WITH THE REQUIREMENTS OF THE DISABILITY DISCRIMINATION ACT 1992. FOR FURTHER INFORMATION ON THIS ACT, ENQUIRIES SHOULD BE DIRECTED TO THE DISABILITY SERVICES COMMISSION ON TELEPHONE NUMBER (08) 9426 9200 OR TTY ON (08) 9426 2325.

**SHOULD THE APPLICANT BE AGGRIEVED BY THIS DECISION A
RIGHT OF APPEAL MAY EXIST UNDER THE PROVISIONS OF THE
TOWN PLANNING SCHEME OR THE METROPOLITAN REGION
SCHEME**

This approval is valid for a period of TWO years only. If the development is not substantially commenced within this period a fresh approval must be obtained before commencing or continuing the development.

DATE OF DECISION: 12th March 2002

DATE OF ISSUE: 15th March 2002



**EXECUTIVE MANAGER
ENVIRONMENTAL AND DEVELOPMENT SERVICES**

TOWN OF VINCENT
PLANNING SERVICES SECTION

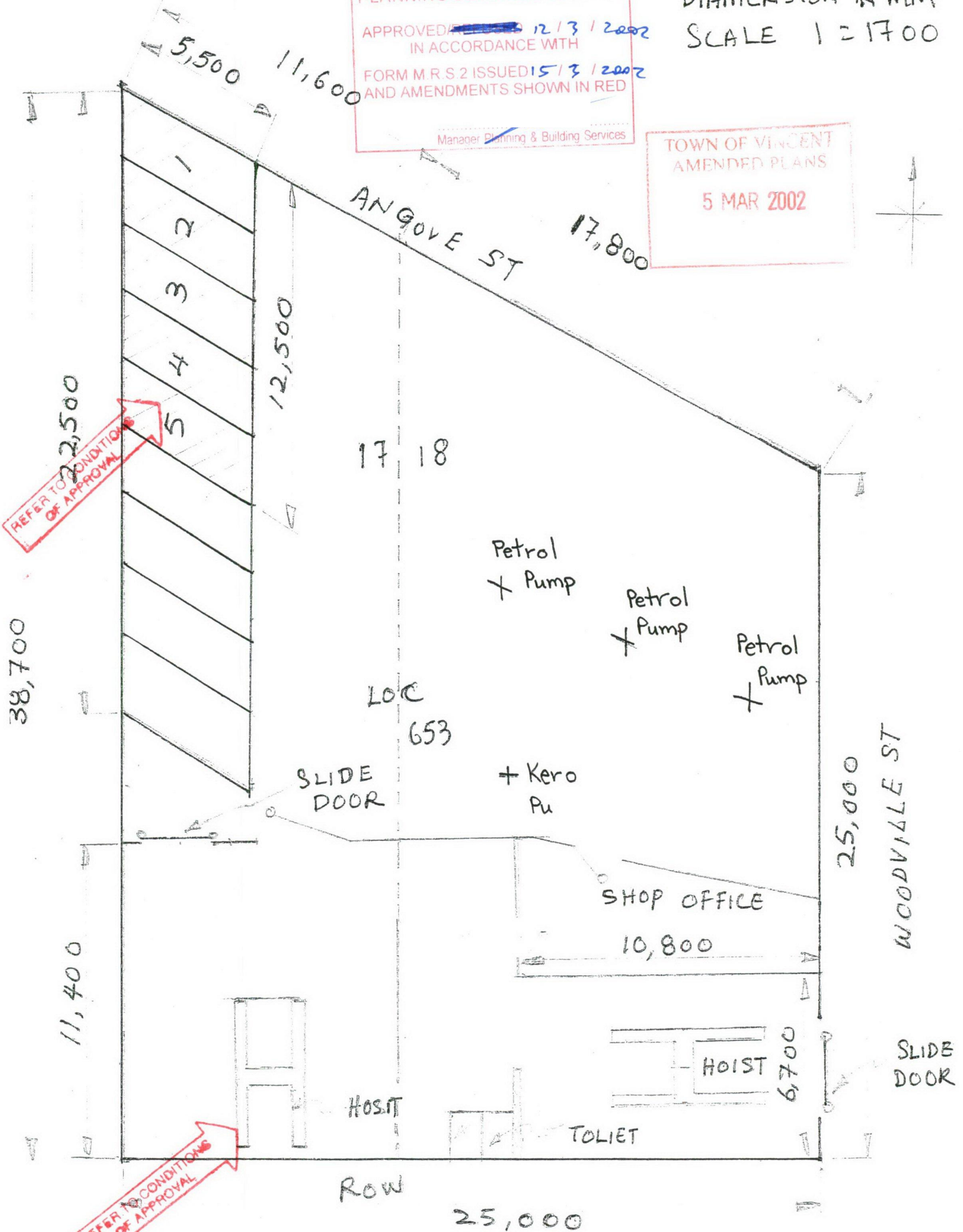
APPROVED ~~12/3/2002~~ 12/3/2002
IN ACCORDANCE WITH
FORM M.R.S.2 ISSUED 15/3/2002
AND AMENDMENTS SHOWN IN RED

Manager Planning & Building Services

DIAMENSION IN MM
SCALE 1:1700

TOWN OF VINCENT
AMENDED PLANS

5 MAR 2002



PROPOSES DISPLAY OF VEHICLES NOT MORE THAN
5 CARS, INDICATES (1,2,3,4,5) PARKINGS LOTS