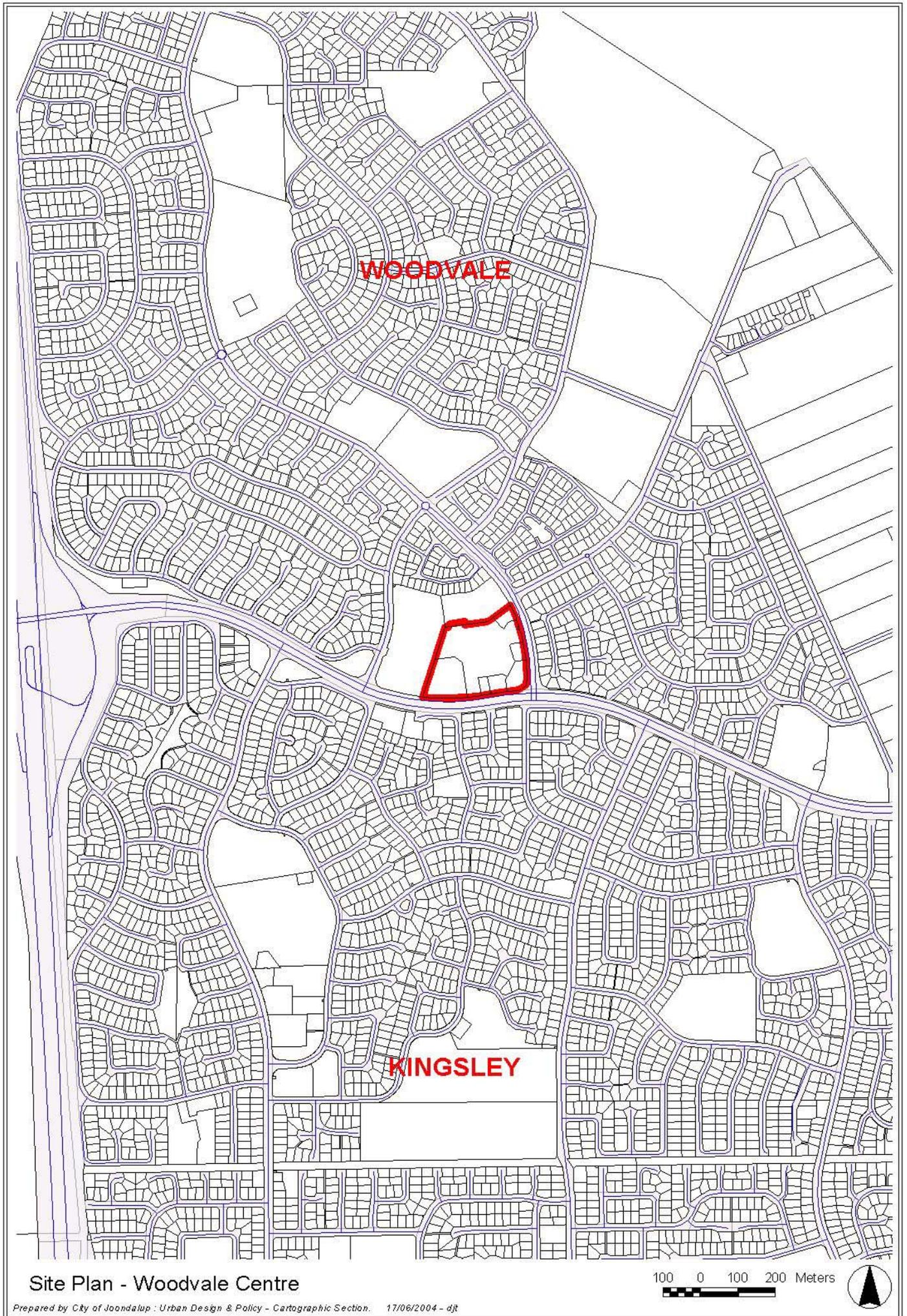


District Planning Scheme No.2

50 0 50 Meters

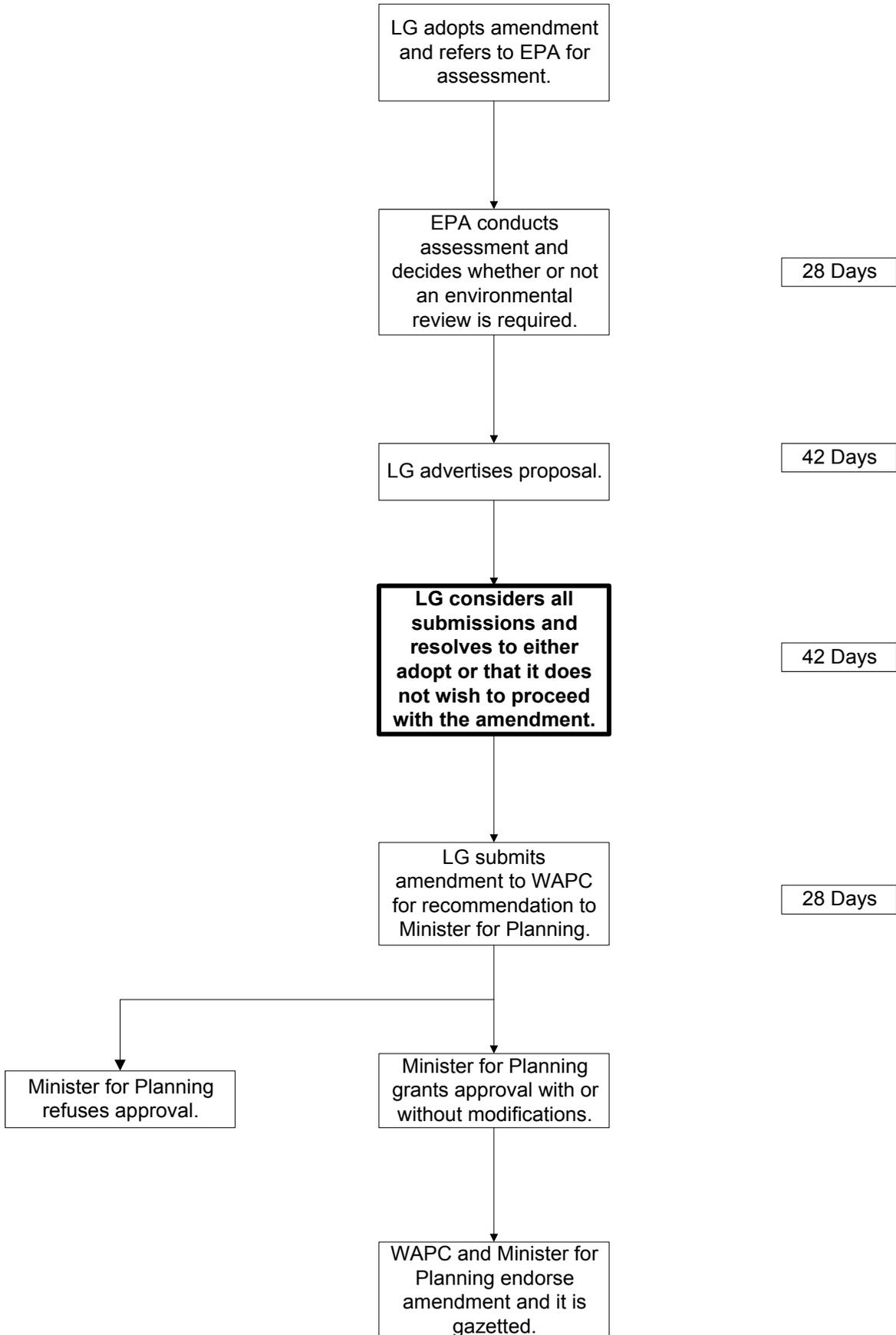


Site Plan - Woodvale Centre

100 0 100 200 Meters



**Scheme Amendment Process**



**AMENDMENT NO 27**  
**SCHEDULE OF SUBMISSIONS FOLLOWING ADVERTISING**  
**(CLOSED 27 OCTOBER 2004)**

NO	NAME OF SUBMITTOR	DESCRIPTION OF AFFECTED PROPERTY	SUBMISSION SUMMARY	COUNCIL'S RECOMMENDATION
1	Western Power	N/A	No objection.	Noted.
2	BSD, on behalf of BP Australia	941 (Lot 1) Whitfords Avenue, Woodvale (BP Service Station)	<p>No objection provided retail floorspace allocation for Lot 1 be increased from 200m<sup>2</sup> to 430m<sup>2</sup>. Rationale behind this request is as follows;</p> <ul style="list-style-type: none"> <li>• The further 230m<sup>2</sup> increase retail floorspace allocation (total of 430m<sup>2</sup>) for Lot 1 is considered marginal.</li> <li>• The increase sought would not exceed the overall retail floorspace limit of 10,000m<sup>2</sup> adopted for the Woodvale Centre under the City's Centres Strategy.</li> <li>• The current retail floorspace to land ratio associated with Lot 1 is lower than the ratios of the other lots subject to the proposed amendment. The requested retail floorspace increase (further 230m<sup>2</sup>), and resultant floorspace to land ratio would be generally consistent with that allocated to Lot 7 (Woodvale Park Medical Centre).</li> </ul>	<p>Agreed. Modify Amendment 27 accordingly.</p> <p>In order to allocate a fair and equitable amount of retail floorspace across all lots subject to the proposed amendment (particularly having due regard to floorspace to land area ratio), the requested increase in retail floorspace associated with Lot 1 is considered acceptable.</p> <p>The requested increase is considered acceptable given that it represents a marginal increase and collectively, the total retail floorspace allocation for the entire Woodvale Centre remains under the 10,000m<sup>2</sup> retail floorspace restriction applicable (9820m<sup>2</sup>)</p> <p>Given the very minor nature of the requested modification to the proposed amendment, further advertising of the modification is not required.</p>