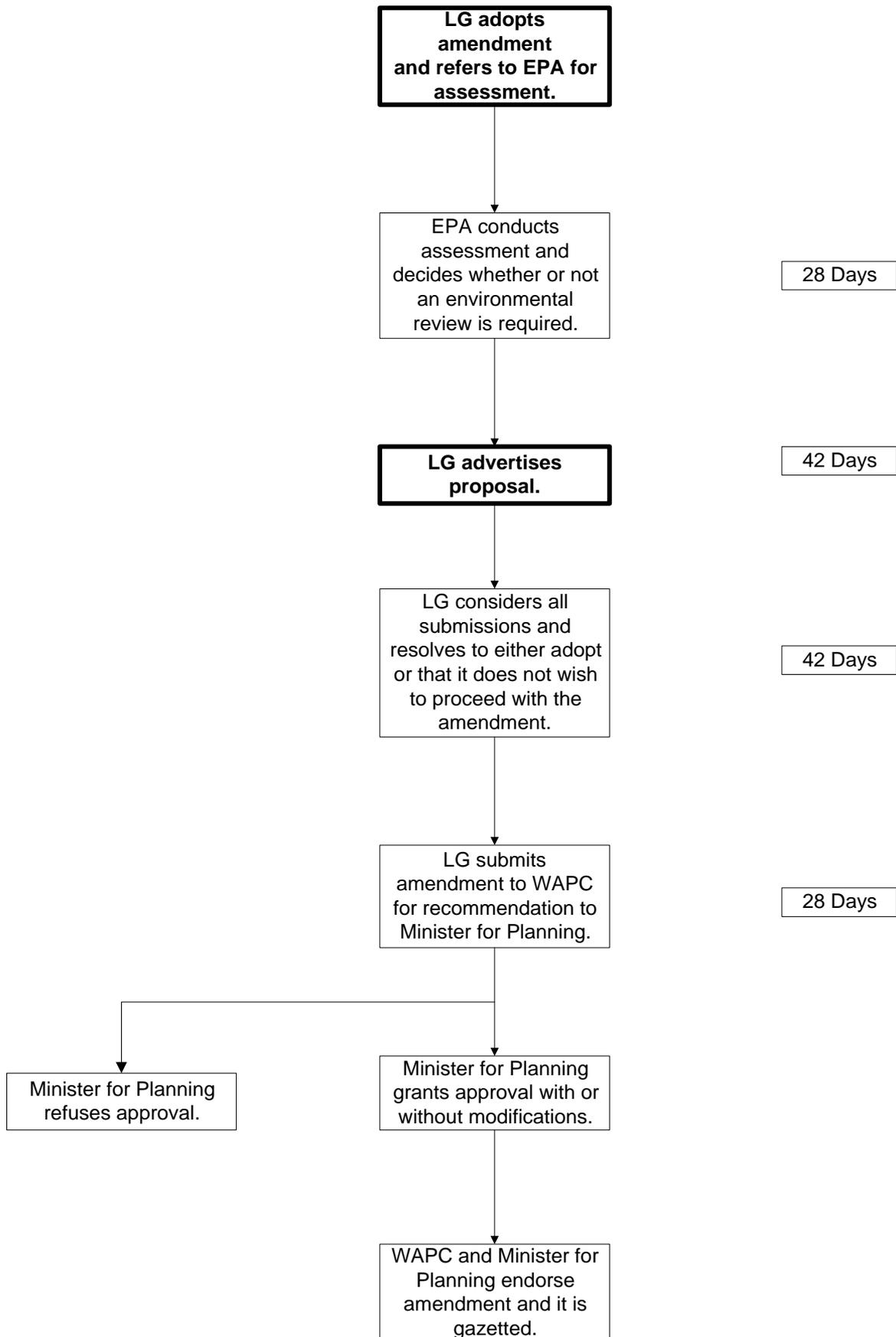




Scheme Amendment Process



**PROPOSED AMENDMENT NO 45
SCHEDULE OF SUBMISSIONS (CLOSED 17 MARCH 2010)**

NO	NAME OF SUBMITTER	DESCRIPTION OF AFFECTED PROPERTY	SUBMISSION SUMMARY	OFFICER OR COUNCIL'S RECOMMENDATION
1	Western Power	N/A	No objection	Noted
2	W & J Rowley	2/25 Burregah Way Duncraig 6023	No objection	Noted
3	C Campbell	no address provided	Object <ul style="list-style-type: none"> Commercial area should be confined to the shopping centre. 	Noted <ul style="list-style-type: none"> Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use.
4	J Lyon	no address provided	No objection <ul style="list-style-type: none"> Second practitioner would have little impact on parking and traffic flow. 	Noted <ul style="list-style-type: none"> A second practitioner will increase traffic flow and requires suitable parking.
5	J Cadee	108 Marine Terrace Sorrento 6020	Support <ul style="list-style-type: none"> Have had no trouble parking within property boundary. Two practitioners will have no real visual impact on the suburb. 	Noted <ul style="list-style-type: none"> There is currently one practitioner approved so it is expected that parking can be accommodated on site.
6	M Jones	no address provided	Support <ul style="list-style-type: none"> Well established business providing specialist health services. 	Noted
7	R Black	49 Melene Road Duncraig 6023	Support <ul style="list-style-type: none"> Class sizes are limited to the number of parking bays. Much needed health service. 	Noted
8	V Chickonoski	no address provided	Object <ul style="list-style-type: none"> Centre is used for Pilates and is very busy at times. Increased traffic is unwelcomed. Commercial property creeping into a residential area is unsavoury. 	Noted/Partial support <ul style="list-style-type: none"> A second practitioner will increase traffic. Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use.
9	T Mussell	30 Albacore Drive	Support	Noted

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		Sorrento 6020	<ul style="list-style-type: none"> • Have never found parking an issue. • Class sizes are limited to the number of parking bays. • Second practitioner will allow more clients to be treated when Pilates is not on. 	<ul style="list-style-type: none"> • There is currently one practitioner approved so it is expected that parking can be accommodated on site. • A second practitioner will increase traffic.
10	K Still	64 Bernedale Way Duncraig 6023	Support <ul style="list-style-type: none"> • There is sufficient parking. • Two practitioners will not increase traffic flow. • Car noise and people disturbance is greater from MacDonalds. 	Noted <ul style="list-style-type: none"> • There is currently one practitioner approved so it is expected that parking can be accommodated on site. • A second practitioner will increase traffic. • Not relevant to this proposal.
11	M Bailey	28 Burragah Way Duncraig 6023	Object <ul style="list-style-type: none"> • Burragah Way is already a busy street and more commercial services will increase traffic. • The streetscape may be compromised by further commercial development and will result in verge parking. 	Noted/Partial support <ul style="list-style-type: none"> • A second practitioner will increase traffic. • Cars associated with the business are not permitted to park on the verge.
12	K Wheeler	13A Mary Street Waterman	Support <ul style="list-style-type: none"> • Practice runs on time so there is no parking or traffic problems. 	Noted <ul style="list-style-type: none"> • There is currently one practitioner approved so it is expected that parking can be accommodated on site.
13	S Aspland	no address provided	Support	Noted
14	J Hull	8 Engadine Way Duncraig 6023	Object <ul style="list-style-type: none"> • Location on the corner is unsuitable as clients pull into the road junction creating a hazard. • Parking structure is not suitable for more than 3 cars, and will result in verge parking 	Noted/Partial support <ul style="list-style-type: none"> • Reversing into a roundabout is not ideal and may have a negative impact on traffic flow and amenity. • There are 10 bays on site of which 3 are tandem bays. • Cars associated with the business are not permitted to park on the verge.
15	name supplied	address supplied	Object	Noted/Partial support

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			<ul style="list-style-type: none"> • Did not purchase a property to be amongst commercial premises. • Commercial property encroaching onto a residential area. 	<ul style="list-style-type: none"> • Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use.
16	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> • Business will have a detrimental effect on the surrounding residents, properties and on traffic safety. • Vehicles back out onto Burrageh Way and Kariong Circuit. • Due to layout of parking, vehicles are often blocked in. • Vehicles park on the verge which damages lawn, and prevents residential visitors from parking. • Will increase traffic. 	<p>Noted/Partial Support</p> <ul style="list-style-type: none"> • Reversing into a roundabout is not ideal and may have a negative impact on traffic flow and amenity. • There are 10 bays on site of which 3 are tandem bays. Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Cars associated with the business are not permitted to park on the verge. • A second practitioner will increase traffic.
17	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> • Increased parking on street verge causes reticulation breakage. • Increased traffic. 	<p>Noted/Partial Support</p> <ul style="list-style-type: none"> • Cars associated with the business are not permitted to park on the verge. • A second practitioner will increase traffic.
18	K Lafferty	no address provided	<p>Object</p> <ul style="list-style-type: none"> • Property is too small for a bigger business. • Access to the property is bad. • Not enough parking. • Increase in verge parking. 	<p>Noted/Partial Support</p> <ul style="list-style-type: none"> • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Reversing into a roundabout is not ideal and may have a negative impact on traffic flow and amenity.

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				<ul style="list-style-type: none"> • The amount of parking required for a medical centre will be assessed as part of a development application. • Cars associated with the business are not permitted to park on the verge.
19	P & V Hansen	5 Kariong Circuit Duncraig 6023	Object <ul style="list-style-type: none"> • Allowing a business premises will set a dangerous precedent for all residents. • Will increase traffic and noise. 	Noted/Partial support <ul style="list-style-type: none"> • Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use. • A second practitioner will increase traffic.
20	name supplied	address supplied	Object <ul style="list-style-type: none"> • Will increase traffic. • If Burragah Way and Kariong Circuit are changed to cul de sacs, through traffic would not be an issue. • Detrimental effect on the amenity of the area. 	Noted/Partial support <ul style="list-style-type: none"> • A second practitioner will increase traffic. • Not relevant to this application. • An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
21	T Weston	17 Burragah Way Duncraig 6023	Object <ul style="list-style-type: none"> • Increased traffic. • Increase in verge parking. • Physiotherapist should lease a space in the medical centre. • Deleterious effect on property values. 	Noted/Partial Support <ul style="list-style-type: none"> • A second practitioner will increase traffic. • Cars associated with the business are not permitted to park on the verge. • Impact on property values is not a valid planning consideration.
22	name supplied	address supplied	Object <ul style="list-style-type: none"> • Existing car park is inadequate. • Clients park on the street verge. • Reticulation is damaged. • Increased traffic. 	Noted/Partial support <ul style="list-style-type: none"> • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Cars associated with the business are not

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				<p>permitted to park on the verge.</p> <ul style="list-style-type: none"> • A second practitioner will increase traffic.
23	B S & N B Shah	1 Woronga Place Duncraig 6023	<p>Object</p> <ul style="list-style-type: none"> • Business should be located in a commercial area. • Car park layout is badly designed. • Cars park on the street verge. Damages lawn and reticulation. • Traffic will increase. • Councillors have not taken note of the objections of the immediate neighbours. • Increase in noise. • Detrimental affect on the residential amenity of the area. • Centre offers 20 classes a week. • Four consultants already practice at the premises. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use. • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Cars associated with the business are not permitted to park on the verge. • A second practitioner will increase traffic. • An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
24	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> • Parking and access is inadequate • Expansion of a commercial area into a residential area. May encourage further commercial applications. • Increase in verge parking. • Unreasonable effect and risk to the neighbourhood 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use. • Cars associated with the business are not permitted to park on the verge.
25	T & G M Peters	24 Burregah Way	Object	Noted/Partial support

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		Duncraig 6023	<ul style="list-style-type: none"> • Increase in traffic. • Area is residential. There is ample space in Duncraig Village. • Increased noise. • Increase in verge parking 	<ul style="list-style-type: none"> • A second practitioner will increase traffic. • Cars associated with the business are not permitted to park on the verge.
26	J Spence-Bate	59A Kariong Circuit Duncraig 6023	<p>Object</p> <ul style="list-style-type: none"> • Parking will overflow into Kariong Circuit • Parking on my verge. • Centre offers 20 Pilates classes a week. • Councillors went against the recommendation not to initiate the amendment. • Four consultants already practice at the premises. • Detrimental affect on property value. • Increase in traffic. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Cars associated with the business are not permitted to park on the verge. • Impact on property values is not a valid planning consideration. • A second practitioner will increase traffic.
27	S Nesbit	9/22 Oatley Turn Duncraig 6023	<p>Object</p> <ul style="list-style-type: none"> • Roads are not wide enough and entrance to car park is too close to the roundabout. • Detrimental effect on the residential amenity of the area. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Reversing into a roundabout is not ideal and may have a negative impact on traffic flow and amenity. • An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
28	J Pollard	no address provided	<p>Support</p> <ul style="list-style-type: none"> • Is a client and has never experienced any parking problems. 	<p>Noted</p> <ul style="list-style-type: none"> • There is currently one practitioner approved so it is expected that parking can be accommodated on site.
29	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> • Detrimental effect on the residential amenity of the area. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
30	C Pollacchi	94 Lowanna Way	Support	Noted

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	U Blankenburg	Armadale 6112	<ul style="list-style-type: none"> No problems with parking 	<ul style="list-style-type: none"> There is currently one practitioner approved so it is expected that parking can be accommodated on site.
31	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> Should remain a residential area. Increase in traffic. Detrimental effect on the residential amenity of the area. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> A second practitioner will increase traffic. An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
32	C McBride	No address provided	<p>Object</p> <ul style="list-style-type: none"> Another medical is not necessary, there is already one. Increase in traffic and noise Inadequate parking, causing verge parking and damage to lawn and sprinklers. Detrimental effect on the residential amenity of the area. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> Number of medical centres is not a valid planning consideration. A second practitioner will increase traffic. Cars associated with the business are not permitted to park on the verge. An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
33	L K Tay	3 Woronga Place Duncraig 6023	<p>Object</p> <ul style="list-style-type: none"> Will change the character and amenity of residential streets. Often up to 6 cars parked on the street verges. 20 Pilates classes are being held per week from 6am to 8pm. There are 3 physiotherapists currently working there. Should be housed in a centre designed for that purpose, such as a Recreation Centre. Property is located on a roundabout which is very busy. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> Cars associated with the business are not permitted to park on the verge. The City has determined that Pilates classes do not fall within the consulting rooms land use and this issue will be addressed separately. Reversing into a roundabout is not ideal and may have a negative impact on traffic flow

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			<ul style="list-style-type: none"> • An increase in traffic and verge parking will compromise the safety of other road users. • The practice already disregards its existing approval, the problem will only become worse if more practitioners are allowed to operate there. 	<p>and amenity.</p> <ul style="list-style-type: none"> • The premises is currently approved for consulting rooms and there should only be one physiotherapist there at any one time.
34	L & D Croot	4 Beddi Road Dun Craig 6023	<p>Object</p> <ul style="list-style-type: none"> • Property is zoned Residential not Commercial. • Would increase noise, disturbance and privacy issues. • Existing car parking layout is inadequate (tandem parking) which encourages verge parking. • There is an existing Medical Centre across the road. • Burrarah Way is a busy street and does not need additional traffic and parking problems. • Detrimental effect on the residential amenity of the area. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Council has discretion to approve certain non-residential land uses in the residential zone. The premises is already approved for a non-residential land use, however the amendment will intensify this use. • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Number of medical centres is not a valid planning consideration. • An increase in traffic, noise and poor access to the site may have a detrimental effect on residential amenity.
35	name supplied	address supplied	<p>Object</p> <ul style="list-style-type: none"> • Disappointed Councillors have ignored staff and residents. • Parking on verge causes damage to reticulation. • Lack of parking. • Clients park in the Dun Craig Medical Centre. • Parking layout means clients reverse into the roundabout. 	<p>Noted/Partial support</p> <ul style="list-style-type: none"> • Cars associated with the business are not permitted to park on the verge nor in the Medical Centre car park. • Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be adequate for an additional practitioner. • Reversing into a roundabout is not ideal and may have a negative impact on traffic flow

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			<ul style="list-style-type: none"> Tandem parking is not practical and results in only 5 useable bays. 	and amenity. <ul style="list-style-type: none"> There are 10 bays on site of which 3 are tandem bays.
36	L Georgeff	7 Barker Place Karrinyup 6018	Object <ul style="list-style-type: none"> Used to live in Burregah Way. Often more than 10 people attending classes. Many clients use the Medical Centres car park. Burregah Way has problems with traffic this will increase the problems. Appears to be 4 physiotherapists working at the practice. Appointments are available with more than one physiotherapist at the same time. Do not comply with current approval. Will result in increased traffic and parking issues. 	Noted/Partial support <ul style="list-style-type: none"> Cars associated with the business are not permitted to park on the verge nor in the Medical Centre car park. The premises is currently approved for consulting rooms and there should only be one physiotherapist there at any one time. A second practitioner will increase traffic.
Late Submissions				
37	Water Corporation	N/A	No objection	Noted
38	P Seymour	22A Hope Street Watermans Bay	Support <ul style="list-style-type: none"> Practice is professionally run with appointments and class times and sizes well organised. Has not experienced problems with parking. 	Noted <ul style="list-style-type: none"> There is currently one practitioner approved so it is expected that parking can be accommodated on site.
39	L Sparta	3/59 Kariang Circuit Duncraig 6023	Object <ul style="list-style-type: none"> Badly located corner lot with a roundabout. Parking area is badly designed with tandem parking. Street parking not possible because of the 	Noted/Partial support <ul style="list-style-type: none"> Car parking and access would need to be reassessed in the event that an application is made for an additional practitioner. Current manoeuvring space made not be

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			roundabout. <ul style="list-style-type: none">• Cars will park on the verge.• There are already 4 physiotherapists working there.	adequate for an additional practitioner. <ul style="list-style-type: none">• There are 10 bays on site of which 3 are tandem bays.• Cars associated with the business are not permitted to park on the verge.

