

<b>Title</b>	<b>Discretion to Modify Development Standards - Non Residential Development</b>
<b>Policy Number</b> (Governance Purpose)	<b>LPP 3.10</b>



## Policy Type

Local Planning Policy

## Policy Purpose

The City of Cockburn Town Planning Scheme No. 3 (TPS 3) allows some discretion to modify development standards or requirements when assessing planning applications. The City must be satisfied that the approval is consistent with orderly and proper planning, the development will not adversely affect the locality, and that the spirit and purpose of the standard will not be departed from.

The purpose of this policy is to provide guidelines for the exercise of Council discretion regarding 'Variations to Site and Development Requirements' of TPS 3.

## Policy Statement

- (1) Pursuant to TPS 3 if a development the subject of a planning application does not comply with a standard prescribed by the TPS 3, the City may have due regard to the following planning principles in approving the applications unconditionally or subject to conditions.
- (2) Planning Principles
  1. The aim, purpose and objective of the standard is adhered to.
  2. That the non-compliance will not have an adverse effect upon the occupiers or users of the development, the inhabitants of the locality or future development of the locality.
  3. The City will consult with any affected owners or occupiers in the locality where it considers that the variation could affect their amenity or function of the adjoining development pursuant to TPS 3.

Strategic Link:	Town Planning Scheme No. 3
Category	Planning - Town Planning & Development
Lead Business Unit:	Development Assessment and Compliance
Public Consultation: (Yes or No)	Yes
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