

15 May 2025

Lee Reddell

Director Development Services
Welcome Road, Karratha WA 6714
PO Box 219, Karratha WA 6714
lee.reddell@karratha.wa.gov.au

Dear Lee,

RE: DEVELOPMENT APPLICATION – 17(Lot 1926) Ridley Street Bulgarra, WA, 6714

Developed Projects Pty Ltd on behalf of Karratha Development Pty Ltd has the pleasure of this Development Application for 17 (Lot 1926) Ridley Street Bulgarra, WA, 6714.

The Development metrics can be summarised in the table noted below.

Description	Lot No.	Plan/Diagram/DP	Volume	Folio	Area (sqm)
17 Ridley Street	1926	182316	3,014	186	5,105

Site	Zoning	1 Bed x 1 Bath	2 Bed x 2 Bath	3 Bed x 2 Bath	Total
17 Ridley Street	R40	8	20	4	32

The design submitted as the Development Application has been derived from the R-Code requirements and in consultation with the City of Karratha Planning team. Throughout the design process of this Development Application, we have had 2 separate design reviews with both an independent reviewer appointed by the City of Karratha and the City of Karratha Planning representatives on both the 27th November 2024 and 4th December 2024. Subsequently, further clarifications were provided by the City of Karratha Planning team in relation to Landscaping Plan tree species, Waste management guidelines and Stormwater, each of which have been addressed in the below reference documents.

This Development Application includes the following Deliverables as attached:

- **Architects Drawings and Plans:**
 - *Architect Cover A001*
 - *Architect Perspectives A0001*
 - *Site Plan A002*
 - *Layout – Ground Floor A100*
 - *Layout 1st Floor A101*
 - *Building Elevations A201*
 - *Building Elevations A202*
 - *Apartment Module Types A300*
 - *1 Bedroom Apartment A301*
 - *2 Bedroom Apartment A302*
 - *3 Bedroom Apartment A303*
 - *Interior Renderings A304*
 - *Interior Renderings A305*
- **Architects Perspectives – Lot 17 Ridley Street – View 1-5**

- **Landscape Plan – 570 – A100 Rev C**
- **Waste Management Plan – 570 A101 Rev c**
- **Stormwater Management Report – Karratha Apartments, Lot 14 Ridley Street Bulgarra. Stormwater Management Report – Dated 15 May 2025**
- **Bushfire Assessment – AS 3959-2018 Bushfire Attack Level (BAL) Report – Dated 6 May 2025 (Client Reference Number: B20124-25)**

We thank you for the opportunity to submit this Development Application, please advise if you require any further information or clarifications as part of your assessment.

We look forward to work closely with the City of Karratha development team.

Please do not hesitate to contact the undersigned if you have any further queries.

Karratha Development Pty Ltd c/o Developed Project Pty Ltd



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