

A large photograph of a landscape with tall, golden grasses and several trees. The background shows rolling hills under a bright sky. The text is overlaid on the right side of this image.

Proposed Amendment to
Development Area 12 –
Bayton Madigan Road
(East)

Amendment Maps

Prepared on behalf of DevelopmentWA

March 2026 | 20-172

element. | PART OF **SLR**

Baynton Madigan (East)
 Amendment to Development Area 12 – Baynton Madigan Road (East) Structure
 Plan – OLD MAP

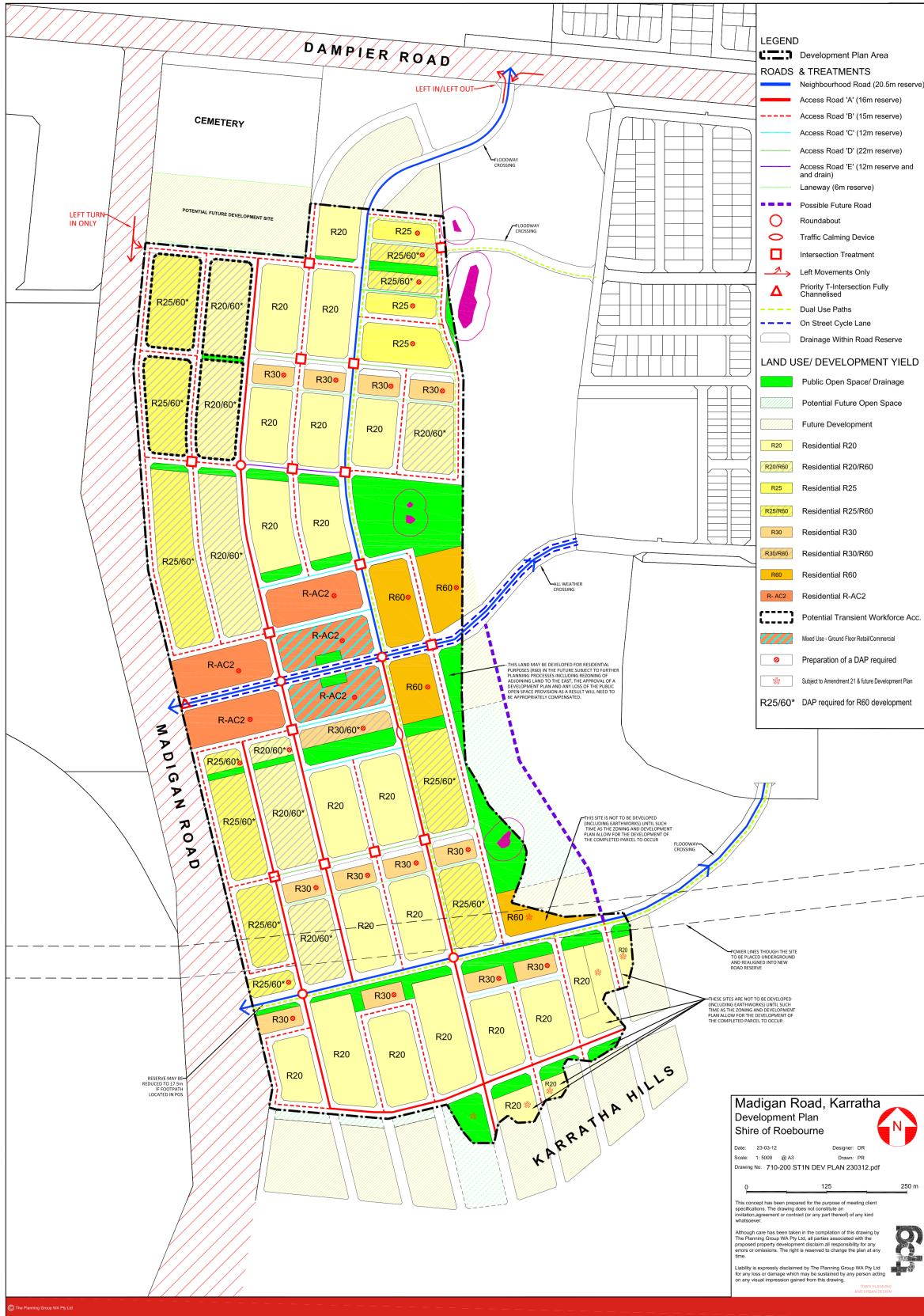


Figure 2 – Development Area 12 - Baynton Madigan Road (East) Structure Plan formerly known as Lot 500 Madigan Road Baynton Development Plan



- Legend**
- Structure Plan Boundary
- Land Use and Density**
- R20 Residential R20
 - R20 / 60 Residential R20 / 60
 - R25 Residential R25
 - R25 / 60 Residential R25 / 60
 - R30 Residential R30
 - R-AC2 Mixed Use (Ground Floor Retail / Commercial)
 - Public Purpose: School
 - Public Open Space and Drainage
 - Future Residential
 - Future Public Open Space
 - Indicative Drainage Area
- Other**
- Future Easement Requirement For Existing 133Kv Power Lines – 40m
 - Heritage Site and 20m Buffer
 - Local Development Plan required for R60 Development
 - Roundabout
 - Intersection Treatment
 - Restricted Movement Intersection (Left In Only)
 - Arterial Road (20.5m)
 - Local Road (17.9m)
 - Local Road (16m)
 - Local Road (15m)
 - Local Road (12m)
 - Access Lane (6m)
 - Future Road Connection
 - Dual Use Path
 - Cycle Path

- Notes**
- Flood Crossing
 - All Weather Crossing
 - Potential future development sites subject to zoning changes
 - Existing power lines shall remain in situ and incorporated as part of the future east-west road reserve



Structure Plan
Madigan Road, Karratha