

Policy number	Policy 451
Policy title	Transitional use
Strategic outcomes supported	EN3 – Enhancing and enabling liveability through planning, urban design and development

Policy objective:

To enable the consideration of temporary uses in an area undergoing redevelopment or regeneration in accordance with an endorsed structure plan, local development plan or Town Planning Scheme provisions.

Policy scope:

This policy to applies to all relevant areas in the Town undergoing transition to an agreed planning direction.

Policy definitions:

Nil.

Policy statement:

1. In areas of the Town undergoing transition to an agreed planning direction as identified by an adopted structure plan, local development plan or Scheme provisions, (eg Burswood Peninsula and the Causeway Precinct) uses will be considered for approval for a temporary period of up to 10 years, as deemed appropriate, based on the following criteria:
 - a. The use provides an interim service or facility that benefits the community;
 - b. The use provides activation and passive surveillance;
 - c. The use promotes economic development of the area by utilising otherwise vacant property/building during the interim period;
 - d. The use promotes social interaction and community development;
 - e. The use is appropriate in the precinct in which it is located and is a use that Council has the ability to approve;
 - f. The use promotes the principles of transit oriented development and/or modal shift; and
 - g. The use does not replicate a similar use permanently approved in proximity to the proposed use.
2. Where a development meets the criteria in (1) above, Council may vary relevant development standards and provisions at the Scheme or Local Planning Policies in order to facilitate development including exercising discretion under Clause 29 'Determination of Non-Complying Applications' of Town Planning Scheme No.1.

Related documents

[Town Planning Scheme No.1](#)

Responsible officers	Coordinator Urban Planning
Policy manager	Manager Development Services
Approval authority	Council
Next evaluation date	February 2027

Revision history

Version	Action	Date	Authority	Resolution number	Report number
1	Adopted	10/10/2017	Council		Item 11.6
2	Amended	20/08/2019	Council	148/2019	Item 10.1
3	Reviewed	15/09/2020	Council	521/2020	Item 15.4
4	Administratively amended	24/08/2023	Delegation		
5	Reviewed	20/02/2024	Council	7/2024	Item 11.3