

Your Ref  
Our Ref SRT984-06  
Enquiries

*Swan and Canning Rivers Management Act 2006*

**PART 5**

**DETERMINATION OF DEVELOPMENT APPLICATION**

APPLICANT : Paul & Emma Truscott  
APPLICANT'S ADDRESS : 60 Belhaven Terrace  
**QUINNS ROCK WA 6030**  
LAND OWNER : National Trust of Australia (WA)  
LAND DESCRIPTION : Reserve 35112 Johnson Road Maylands  
DEVELOPMENT : Extension of Operating Hours – Tranby House Tearooms  
FORM 1 DATE : 26 January 2008  
FORM 1 RECEIVED : 12 February 2008  
PLANS RECEIVED : N/A  
LOCAL GOVERNMENT : City Of Bayswater  
DETERMINATION : **APPROVAL WITH CONDITIONS**

The application to commence development as described in the proposal received by the Trust dated 12 February 2008 is APPROVED subject to the following conditions:

1. The opening hours being restricted to:  
8.00am to 5.00pm seven days a week (except during daylight saving when closing may be extended to 6.00pm).
2. The applicant shall notify the General Manager, Swan River Trust in writing fourteen (14) days prior to the commencement of extended opening hours.
3. Prior to commencement of extended opening hours, a waste management plan shall be submitted to and approved by the General Manager, Swan River Trust on advice from the City of Bayswater.
4. The approved waste management plan required under Condition 3 shall be implemented.
5. A moveable sign shall be placed near the western access gate, during opening times only, to advise patrons of the proximity of residential homes, the need to keep noise to a minimum and to request that patrons refrain from smoking on the public access path. The precise wording, placement and form of the sign is to be approved by the General Manager, Swan River Trust on advice from the City of Bayswater and the National Trust.

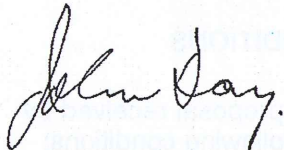
CARING FOR THE SWAN AND CANNING RIVERS

Level 1 Hyatt Centre 20 Terrace Road East Perth Western Australia 6004  
PO Box 6740 Hay Street East Perth 6892 Telephone (08) 9278 0900 Fax (08) 9325 7149  
[www.swanrivertrust.wa.gov.au](http://www.swanrivertrust.wa.gov.au)

6. The tearoom operator and the National Trust shall enforce a no-smoking policy within the buildings and grounds of Tranby Tearooms consistent with special conditions of the National Trust lease.
7. The Tea Rooms shall not be hired as a function venue.

#### ADVICE TO APPLICANT

1. The waste management plan required under Condition 3 shall address, amongst other matters, a strategy for the storage and collection of refuse from the tearooms to protect the amenity of the foreshore and nearby residential properties. The City of Bayswater is to consult with adjoining residential properties during preparation and assessment of the plan.
2. The lessee should endeavour to discourage patrons and employees from smoking in the vicinity of the public access path, to the west of the tearoom building.
3. The tearoom operator should endeavour to ensure that noise is kept to a minimum by patrons leaving the premises.
4. The applicant is advised that this approval relates only to the alteration in trading hours and does not negate the need to comply with other requirements imposed as part of previous planning approvals issued for this site.



JOHN DAY  
ACTING MINISTER FOR ENVIRONMENT;  
YOUTH

20.1.2009.