



Media Release

18 August 2020

City welcomes progression of Cockburn Central West precinct following \$98.6M JDAP mixed-use development approval

The City's vibrant transit-oriented vision for Cockburn Central West continues to take shape following Joint Development Assessment Panel approval of a \$98.6M mixed use proposal, including a 113-room hotel and 262 apartments.

Featuring multiple towers up to nine-storeys in height, the City of Cockburn welcomes the decision following a comprehensive Design Review Panel process involving representatives from the Office of the Government Architect, the City and Development WA.

Development WA are the developers of Cockburn Central West with the precinct having already attracted high quality development, the focus of which is the award-winning \$106M Cockburn ARC facility co-located with the Fremantle Football Club HQ and training ground.

City of Cockburn Acting Planning and Development Services Director Rachel Pleasant said the JDAP decision was a welcome outcome that would help the City continue meeting community expectations for the precinct.

“It also fits within the City's strategic objectives to ensure Cockburn Central is a great place to live, work and either invest in a business or patronise a variety of top quality retail services and offerings.”

The Metro Outer Joint Development Panel approved a Development Application from owner Golden Estate Group at its meeting on 13 August. The three-stage development, with the hotel portion due for establishment in the third and final stage, includes commercial/office floor space, residential apartments and a child care centre.

The development along Commemoration Approach must be substantially commenced within four years, or the approval lapses.



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Ms Pleasant said while Cockburn Central West continued to meet the aspirations of a transit-oriented precinct, the new mixed use approval also addressed congestion issues in Cockburn Central.

“The approval includes a parking management plan which must be submitted to and approved by the City of Cockburn, and implemented in perpetuity to the City’s satisfaction,” she said.

“There will also be a number of bicycle parking bays and end-of-trip facilities to promote active modes of transport. The City also requires a Hotel Management Plan.”

City of Cockburn Mayor Logan Howlett said continued development of the precinct complimented the many years of planning and partnering opportunities with the State Government, Development WA and the private sector.

“It is amazing to see the transformation of this precinct since the opening of the Perth to Mandurah railway line in December 2007 and the subsequent creation of jobs and expansion of the commercial and retail opportunities to the astute investor,” Mayor Howlett said.

“I look forward to other projects that will unfold in the precinct over coming years.”

The latest approval follows a March JDAP approval of a \$23M entertainment development at the intersection of Midgegooroo Avenue and Veterans Parade, including restaurants and cinemas, a long-held desire of the community.

Bethesda Health Care will also progress through Design Review prior to submitting a Development Application for a 40-bed mental health and wellbeing centre and consulting suites on Legacy Way.

Nearby are Cockburn Police Station, the new site for the under-construction Department of Fire and Emergency Services fire station and Yandi Park.

Cockburn Gateway Shopping City has recently obtained structure plan approval for a significant mixed use development including expanded retail, entertainment and dining, and residential.



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The City also plans to relocate its Council and Administration Centre to a site on Veterans Parade, adjacent to Cockburn ARC, in future years.

Further evidence of the ongoing maturation of the Cockburn Central district include the progress of several important City and State Government infrastructure projects.

The \$145m upgrade of Armadale Road (Tapper Road to Anstey Road) is now complete, and the \$237M Armadale and North Lake Road bridge project is due for completion late next year, ensuring east-west regional traffic is diverted from central Cockburn.

The Metronet Cockburn-Thornlie link is slated for completion in 2023, providing further alternative transport to and from this vibrant, sought-after regional southern suburbs hub.

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