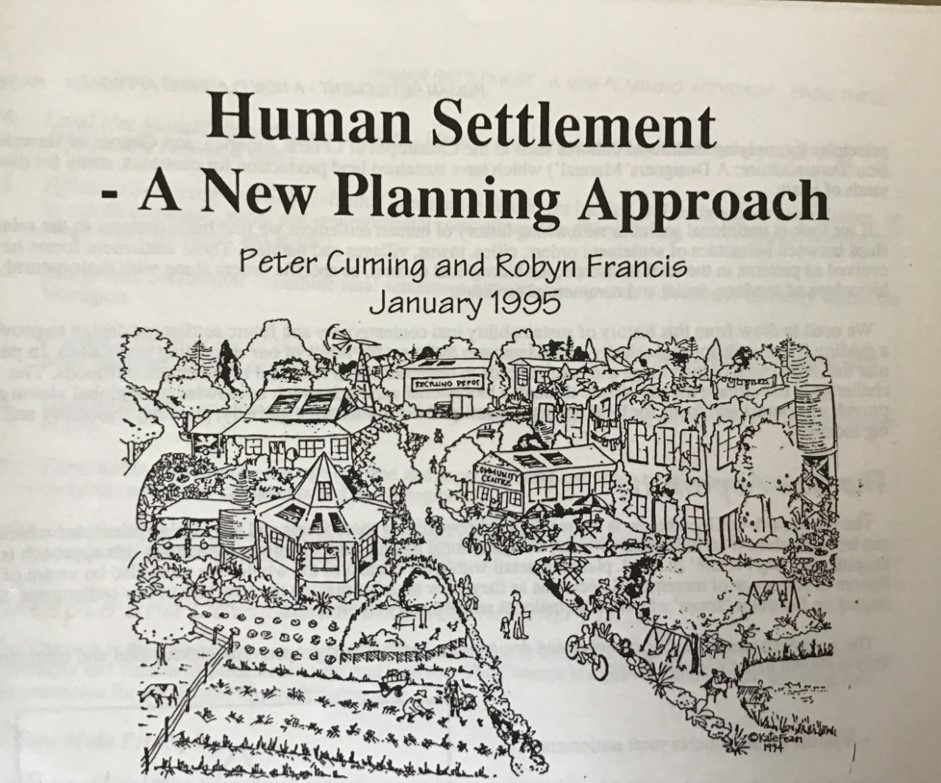
**Huff N Puff Cottage April 2023**

**How it started**



**Step 1**

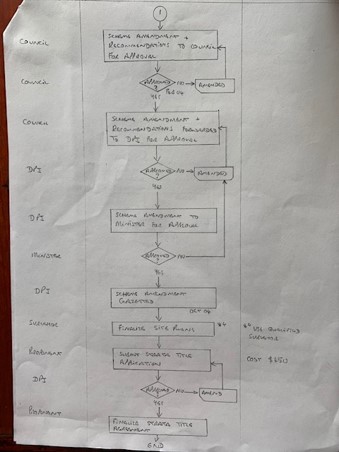
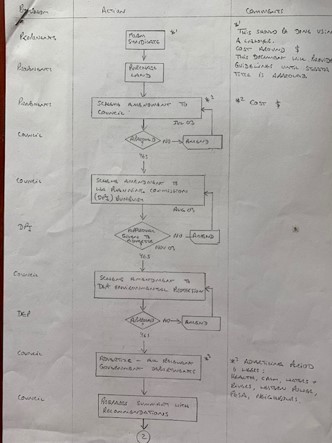
* Sept 2002, six community members formed the "Dawdelup Syndicate".
* Nov 2002. The group signed a syndicate agreement (blue book)
* Purchased 5 acre property on Jayes Road "Hazelbrook".
* 6 homes to be built (4 so far)



**The Process**

|  |  |
| --- | --- |
|  |  |
| 2003 | Prepared Scheme Amendment (did this ourselves) (3) |
| Jul 03 | Council consent to advertise. |
| Aug 03 | Submitted Scheme Amendment to WAPC. “Mature Lifestyle Development” for the over 50’s. |
| Feb 04 | Council adopts and refers to Minister for approval. |
| Sept 04 | Last minute change made by DPI - age increased to 55. |
| Oct 04 | Scheme Amendment approved by WAPC. |
|  | Now Ok to build homes but we own 1/6th of each other’s homes………….no individual titles. |

And then we had to strata title



|  |  |
| --- | --- |
| **Jan 05** | **Submitted Strata Title application to WAPC (did it ourselves)** |
| 2005-2006 | Built four homes |
| Jan 06 | State Administrative Tribunal (4) |
| June 2008 | Strata Title approved. (5) |
| Now | Annual General Meetings (See folder)  When a new person buys, we have to provide Strata package. (6) |

Dawdelup planning meeting



* Cluster Developments
  + 
  + Make it easy.
  + Use poor agricultural land.
  + Included in Shire of Donnybrook-Balingup Rural Strategy.
  + Currently with WA Planning Commission.
  + Next step community consultation

HUFF ‘N PUFF COTTAGE

* The dream begins with 220 strawbales



April 2005 – the pad goes down



28 May 2005 – the structure takes shape.



13 June 05 – the strawbales arrive on site



The first bale goes down



Inside lounge



June 2005 – inside the lounge



26 June 05 - the walls are up



And whipper snippered



And chicken mesh applied



1st coat render



Three coats render applied



8 Aug 05 – final coat of render



September 2005 – I’m in!



December 2005



January 2006



The window view



The wolf………..



October 2008



March 2023

**Final comments**

* Should have had strata title by-laws in place at the very beginning.
* Don’t expect everyone to get on.
* $250 per quarter for maintenance.
* One meeting per year.