

KEY MAP



LEGEND

- SITE LOCATION
- Block Boundary
- Garage Location
- BOUNDARY Boundary Defined by SDHDC OR MUHDC
- Mandatory Surveillance Block**
- Where delivered as a Studio Unit above a garage by Planning Controls Plan
- INDICATIVE BUILDING FOOTPRINTS**
(based on min. building setbacks **only** This does not take into account easements or building envelopes)
- Lower Floor Level
- Upper Floor Level

MINIMUM BOUNDARY SETBACKS

- Strathnairn Stage 2 EDP refer to the Planning Controls Plan
Lower floor level - external wall or unscreened element
Upper floor level (front setbacks) - external wall or unscreened element
Upper floor level (side setbacks) - external wall (screened)
- Articulation Elements (Articulation Zone) refer to Planning Controls Plan
- Upper Floor Level - Side and Rear Boundary Unscreened

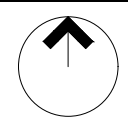
BLOCK INFORMATION

STAGE	2B1
ZONE	RZ 3
SECTION	AJ
BLOCK	i
CLASSIFICATION	MID SIZE
HOUSING TYPE	SINGLE DWELLING OR MULTI UNIT

REV	DRAWN	CHECKED	APPROVED	DATE
A	AK	AK	CS	02/12/19

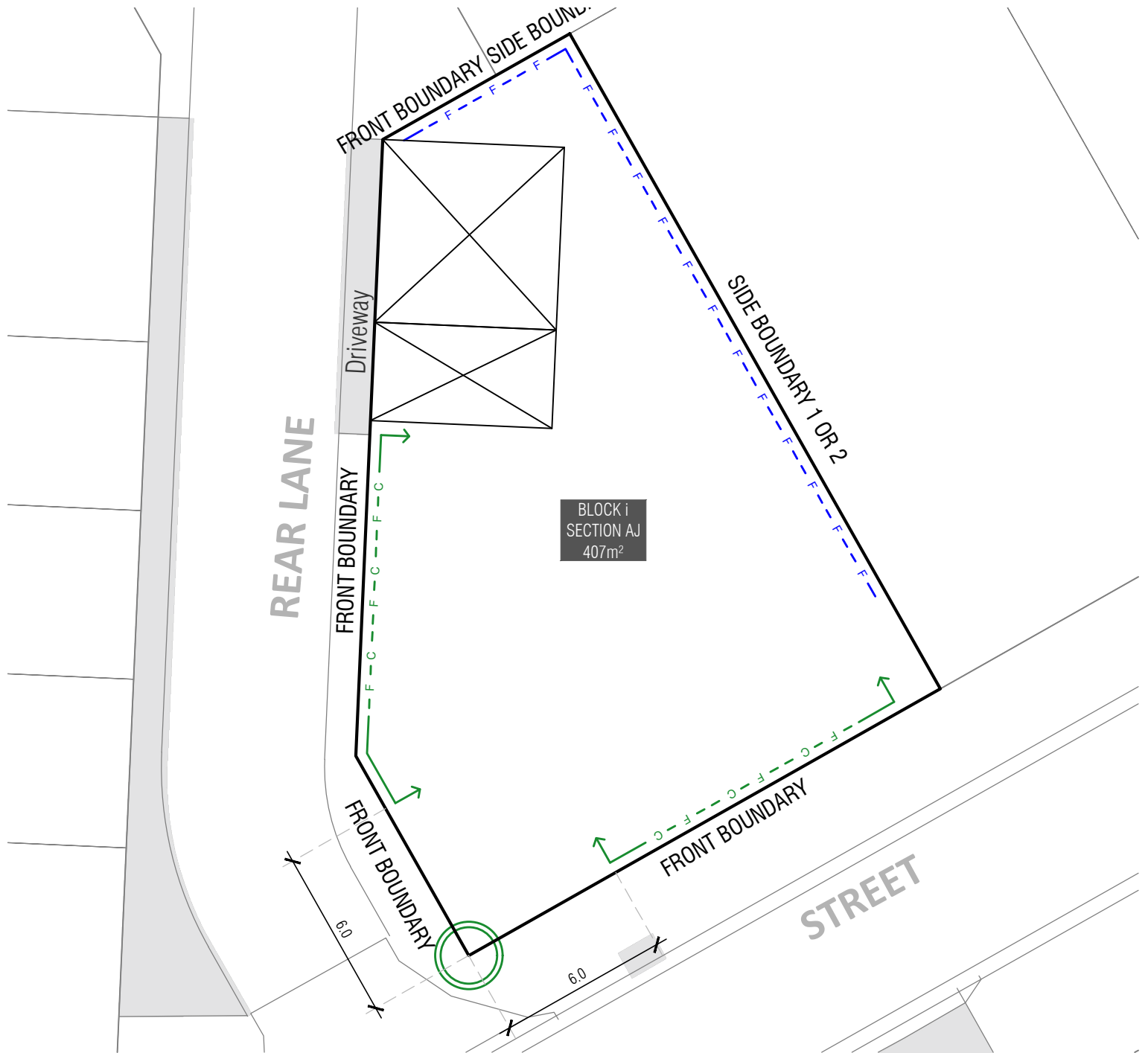
DO NOT SCALE OFF DRAWINGS. DIMENSIONS ARE IN METRES.
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SCALE
1:200 @A4



Ginninderry

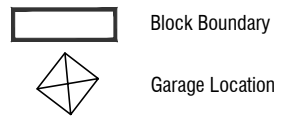
**BLOCK PLANNING CONTROLS
BUILDING & SITING CONTROLS PLAN**



KEY MAP



LEGEND



PRIVATE OPEN SPACE (POS) FOR MULTI UNIT
refer to MUHDC R39

PRINCIPLE PRIVATE OPEN SPACE (PPOS) FOR MULTI UNIT
refer to MUHDC R61 TABLE 9A

PRIVATE OPEN SPACE (POS) FOR SINGLE DWELLING
refer to SDHDC: R39 for mid size blocks

PRINCIPLE PRIVATE OPEN SPACE (PPOS) FOR SINGLE DWELLING
refer to SDHDC R41 and Table 8

BOUNDARY FENCING

Side, Rear and Rear Lane Boundaries
Maximum height 1.8m | Minimum setback 0m (100%) | **Not forward of building line**
refer to EPSDD: Fences and Freestanding Walls Factsheet 2014

Corner Identified for Corner Block Control
refer to Fencing Controls Plan

Optional - Corner Blocks
Maximum height 1.5m | Minimum setback 0m (50%) and 0.6m (50%)
No fencing within 6m of the corner
refer to Fencing Controls Plan

Return Boundary Fencing to Building Line or Side Fence

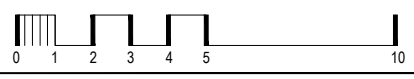
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