

KEY MAP

SITE LOCATION



LEGEND

- Block Boundary
- Garage Location
- BOUNDARY Boundary Defined by SDHDC
- Blocks 500sqm < 550sqm subject to mid size block provisions 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

- Single Dwelling Housing Development Code (SDHDC) front setbacks: refer to Rule 11: Table 3C for mid blocks side and rear setbacks: refer to Rule 12: Table 6B for mid blocks
- Articulation Elements (Articulation Zone) refer to SDHDC Rule 11: Table 3C for mid blocks
- 1.5m or nil setback to a max length of 13m refer to SDHDC Rule 15, Table 6B
- Upper Floor Level - Side and Rear Boundary - Screened
- Upper Floor Level - Side and Rear Boundary Unscreened

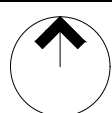
BLOCK INFORMATION

STAGE	2A1
ZONE	RZ1
SECTION	BE
BLOCK	o
CLASSIFICATION	LARGE SIZE
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
A	DZ	CS	AK	22/11/19

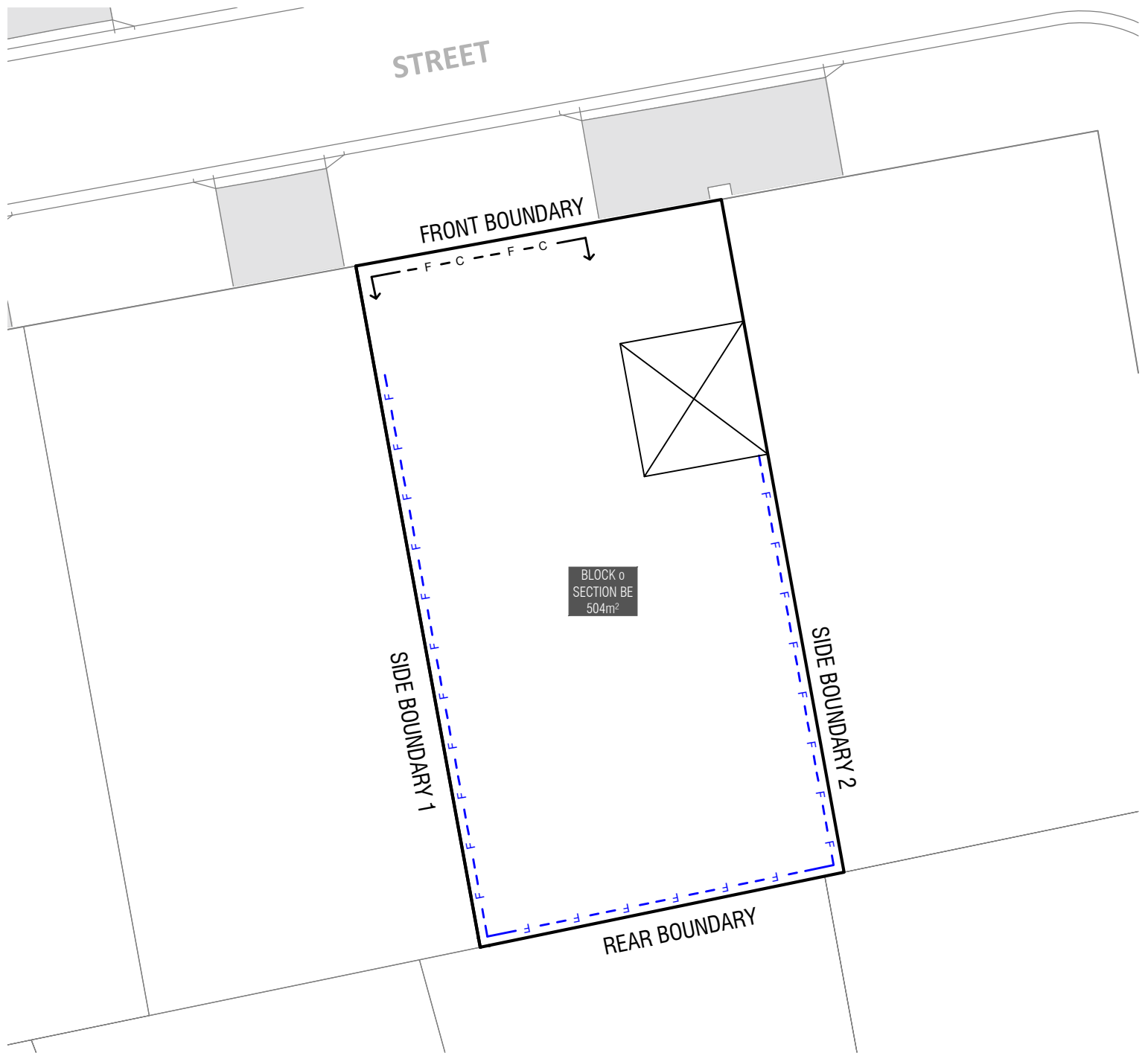
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SCALE
1:250 @A4



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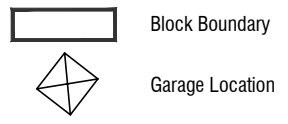
**BLOCK PLANNING CONTROLS
BUILDING & SITING CONTROLS PLAN**



KEY MAP



LEGEND



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

PRINCIPLE PRIVATE OPEN SPACE (PPOS)
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

Optional - North Facing Blocks
Maximum height 1.5m | Minimum setback 0m (50%) and 0.6m (50%)
refer to Fencing Controls Plan

Return Boundary Fencing to Building Line or Side Fence

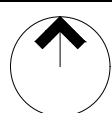
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