REAR LANE

SIDE BOUNDARY 1

SIDE BOUNDARY 2

FRONT BOUNDARY

BLOCK 3
SECTION 3
358m²

DRAWN
CHECKED
SCALE
REV
DATE

1:200 @A4

1A
122B
3
3

MINIMUM BOUNDARY SETBACKS

Boundary Defined by SDHDC
Nominated Boundary by SPC
Part of Integrated Development Parcel by SPC

Upper Floor Level - Side and Rear Boundary - Screened
Upper Floor Level - Side and Rear Boundary Unscreened

Articulation Elements (Articulation Zone)

1.5m or nil setback to a max length of 13m

SDHDC Rule 11, Table 3C

SIDE & REAR SETBACKS: refer to Rule 11, Table 3C
SIDE & REAR SETBACKS: refer to Rule 12, Table 6B

1.5m or nil setback to a max length of 13m
refer to SDHDC Rule 12, Rule 15, Table 6B

INDICATIVE BUILDING FOOTPRINTS
(based on min. building setbacks only)

Lower Floor Level
Upper Floor Level

BLOCK INFORMATION

STAGE
ZONE
SECTION
CLASSIFICATION
CLASSIFICATION

Ginninderry
BUILDING & SITING CONTROLS PLAN

SITE LOCATION

KEY MAP

LEGEND

Block Boundary
Garage Location
Boundary Defined by SDHDC
Nominated Boundary by SPC
Part of Integrated Development Parcel by SPC

Ginninderry

DO NOT SCALE OFF DRAWINGS. DIMENSIONS ARE IN METRES. INFORMATION ON THIS PLAN IS TO BE USED AS A GUIDE ONLY FOR THE DESIGN PROCESS. TO BE READ IN CONJUNCTION WITH THE TERRITORY PLAN TO CONFIRM ALL CURRENT CONTROLS PERTAINING TO YOUR BLOCK.
REAR LANE

FRONT BOUNDARY

SIDE BOUNDARY 1

SIDE BOUNDARY 2

BLOCK 3
SECTION 3
358m²

FRONT BOUNDARY

STREET

BLOCK INFORMATION

LEGEND

KEY MAP

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

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

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

Ginninderry
BLOCK PLANNING CONTROLS
FENCING CONTROLS PLAN