**Site Location**
- **Driveway**
- **Street**

**Key Map**
- **Boundary**
- **Garage Location**

**Legend**
- **Block Boundary**
- **GARAGE**
- **SIDE BOUNDARY 1 OR 2**
- **SIDE BOUNDARY 1 OR 2**

**Minimum Boundary Setbacks**
- **Single Dwelling Housing Development Code (SDHDC)**
  - Side and Rear Setbacks: refer to Rule 12: Table 7 for compact block
- **Upper Floor Level - Side and Rear Boundary - Screened**
- **Upper Floor Level - Side and Rear Boundary Unscreened**
- **Strathnairn Precinct Code (SPC)**
  - refer to the SPC - Figure 10

**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**

**Block Information**

**Ginninderry**

**Block Planning Controls**

**Building & Siting Controls Plan**

**Scale**: 1:200 @ A4
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 ALONG WITH BLOCK DISCLOSURE PLANS AND THE GINNINDERRY DESIGN REQUIREMENTS TO CONFIRM ALL CURRENT CONTROLS PERTAINING TO YOUR BLOCK.

**BLOCK INFORMATION**

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<tr>
<th>STAGE</th>
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<tr>
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<td>COMPACT SIZE</td>
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<td>SINGLE DWELLING</td>
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**LEGEND**

- **Block Boundary**
- **Garage Location**

**PRIVATE OPEN SPACE (POS)**

- refer to SDHDC: R40 for compact 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

- **Mandatory Village/Green Link, Courtyard Walls and Fencing**
  - Maximum height: PPOS screen 1.5m | otherwise 1.2m
  - Minimum setback: 100% @ 0m
  - refer to SPC Rule 8, Table 1, Figure 2

- Return Boundary Fencing to Building Line or Side Fence

**SITE LOCATION**

- Blocks 21

**SCALE**

- 1:200 @A4

**Ginninderry**

**BLOCK PLANNING CONTROLS**

**FENCING CONTROLS PLAN**