MINIMUM BOUNDARY SETBACKS

- Single Dwelling Housing Development Code (SDHDC)
  - front setbacks: refer to Rule 11, Table 3C
  - side and rear setbacks: refer to Rule 12, Table 6B
- Strathnairn Precinct Code (SPC)
  - refer to the SPC - Rule 1 Figure 9
- Articulation Elements (Articulation Zone)
  - refer to SDHDC Rule 11, Table 3C
  - refer to SPC Figure 9

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

BOUNDARY
- Block Boundary
- Garage Location
- Boundary Defined by SDHDC
- Part of Integrated Development Parcel by SPC
  - refer to Figure 14

BLOCK INFORMATION
- Block: 9
- Section: 30
- Classification: MID SIZE
- Housing Type: SINGLE DWELLING
- Stage: 1B
- Zone: RZ3
- Scale: 1:200
- Date: 29/11/19

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DO NOT SCALE OFF DRAWINGS. DIMENSIONS ARE IN METRES.

1.5m or nil setback to a max length of 13m refer to SDHDC Rule 12, Rule 15, Table 6B
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 SPC Table 1, Figure 1

Mandatory Village/Green Link, Courtyard Walls and Fencing
Maximum height: PPOS screen 1.5m | otherwise 1.2m
Minimum setback: 50% @ 0m | 50% @ 0.6m
refer to SPC Rule 8, Table 1, Figure 2

Return Boundary Fencing to Building Line or Side Fence

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

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

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