**Block Information**

- **Stage:** 1C
- **Zone:** RZ1
- **Section:** 34
- **Block:** 10
- **Classification:** Mid Size
- **Residential Type:** Single Dwelling

**Dimensions:**
- **Driveway:** 12.0m
- **Front Boundary:** 20.0m
- **Side Boundary 2:** 12.0m
- **Rear Boundary:** 12.0m
- **SIDE BOUNDARY 2:** 12.0m
- **OPEN SPACE:** 30.0m

**Site Location:**
- **STREET:**
- **GARAGE:**

**Key Map Legend:**
- **Block Boundary**
- **Garage Location**
- **Boundary Defined by SDHDC**
- **Nominated Boundary by SPC**

**Indicative Building Footprints:**
(based on min. building setbacks only)
- **Lower Floor Level**
- **Upper Floor Level**

**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
- Upper Floor Level - Side and Rear Boundary - Screened
- Upper Floor Level - Side and Rear Boundary Unscreened
- Articulation Elements (Articulation Zone) refer to SDHDC Rule 11, Table 3C
- 1.5m or nil setback to a max length of 13m refer to SDHDC Rule 12, Rule 15, Table 6B

**Notes:**
- 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.
- Do not scale off drawings. Dimensions are in metres.

**Drawing:** 1:200 @A4

**Approvals:**
- **Drawn:** A
- **Checked:** AK
- **Approved:** AK
- **Date:** 13/01/20

**Part of Integrated Development Parcel by SPC:** Refer to Figure 14

**Block Planning Controls:**
- Building & Siting Controls Plan

**Ginninderry Design Requirements:**
- Building & Siting Controls Plan
- Block Disclosure Plans
- Terrain Plan

**General:**
- Indicative Building Footprints (based on min. building setbacks only)
- This does not take into account easements or building envelopes.

**Boundary:**
- **Part of Integrated Development Parcel by SPC** Refer to Figure 14
- **Upper Floor Level - Side and Rear Boundary - Screened**
- **Upper Floor Level - Side and Rear Boundary Unscreened**
- **Articulation Elements (Articulation Zone) refer to SDHDC Rule 11, Table 3C**
- **1.5m or nil setback to a max length of 13m refer to SDHDC Rule 12, Rule 15, Table 6B**

**Note:**
- Do not scale off drawings. Dimensions are in metres.
BOUNDARY FENCING

**Site, 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 Gate to Open Space**
- Refer to SPC Rule 7, Figure 7

**Optional Blocks Adjacent to Open Space**
- Maximum height 1.8m
- Minimum setback 0m (100%)
- Refer to SPC Rule 8, Table 1

**Optional Front Boundary Courtyard Wall**
- Maximum height 1.8m
- Minimum setback = 50% of minimum building setback
- Maximum length = 50% of boundary length
- Refer to SDHDC Rule 26

Return Boundary Fencing to Building Line or Side Fence

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**Key Map**
- Site Location
- Block Boundary
- Garage Location

**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

**Block Information**
- Stage: 1C
- Zone: R20
- Section: 34
- Block: 10
- Classification: Mid Size
- Tenure Type: Single Dwelling

**Drawing Details**
- Scale: 1:200 @ A4
- REV: A
- DRAWN: AK
- CHECKED: AK
- APPROVED: AK
- DATE: 13/01/20

**Notice**
- 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.