INFORMATION ON THIS PLAN IS TO BE USED AS A GUIDE ONLY FOR THE DESIGN PROCESS. APPROVED EDP PLANNING CONTROLS NEED TO BE CHECKED AGAINST PRECINCT CODE UPLIFTS. PLANS 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.

Ginninderry
BUILDING & SITING CONTROLS PLAN

SCALE 1:200 @A4

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BUILDING & SITING CONTROLS PLAN

SCALE 1:200 @A4
BLOCK INFORMATION

**STAGE**: 2B1
**ZONE**: R2.3
**SECTION**: 44
**BLOCK**: 01
**CLASSIFICATION**: MID SIZE

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**NOTE**:
- 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. Approved EDP planning controls need to be checked against precinct code uplifts. Plans 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.

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

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

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

**Services**
- Refer to Block Disclosure Plan for location of service access to this block. Proposed Fencing and Courtyard Walls to integrate service ties and meters.

**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

- **Construction and Finish**
  - Inter-allotment fencing to be max 1.8m high timber paling fencing or lapped and capped timber paling fencing.
  - If Colorbond is used, the profile must be Neetascreen or a mini orb profile colour "Basalt". refer to Ginninderry Design Requirements

- **Optional - North Facing Blocks**
  - Maximum height 1.5m | Minimum setback 0m (50%) and 0.8m (50%) | refer to Fencing Controls Plan

**Return Boundary Fencing to Building Line or Side Fence**

**SITEMARKING**

- **FRONT BOUNDARY**
- **REAR LANE**
- **SIDE BOUNDARY 2**

**SCALE**
1:200 @A4

**Ginninderry**
BLOCK PLANNING CONTROLS
FENCING CONTROLS PLAN