**Key Map**
- Site Location

**Legend**
- Block Boundary
- Garage Location
- Boundary Defined by SDHDC
- Part of Integrated Development Parcel by Planning Controls Plan

**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

**Minimum Boundary Setbacks**
- Single Dwelling Housing Development Code (SDHDC)
  - Front setbacks: refer to Rule 11: Table 3C for mid blocks
  - Side and Rear setbacks: refer to Rule 12: Table 6B for mid blocks
  - refer to the Planning Controls Plan
  - Lower floor level - external wall or unscreened element
  - Upper floor level (front setbacks) - external wall or unscreened element
  - Upper floor level (side setbacks) - external wall (screened)

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

**Block Information**

**Scale**
1:200 @ A4

**Ginninderry**

**Building & Siting Controls Plan**
Key Map

Legend

<table>
<thead>
<tr>
<th>Symbol</th>
<th>Description</th>
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</thead>
<tbody>
<tr>
<td>Site Location</td>
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</table>

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

Corner Identified for Corner Block Control
- Refer to Fencing Controls Plan

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

Optional - Corner Blocks
- Maximum height 1.5m
- Minimum setback 0m (50%) and 0.8m (50%)
- No fencing within 6m of the corner
- Refer to Fencing Controls Plan

Return Boundary Fencing to Building Line or Side Fence

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.

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