KEY MAP
- SITE LOCATION

LEGEND
- Block Boundary
- Garage Location
- Boundary Defined by SDHDC or MUHDC

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 Rule11: Table 3C for mid blocks
  - Side and rear setbacks: refer to Rule12: Table 6B for mid blocks

- Articulation Elements (Articulation Zone)
  - Refer to SDHDC Rule 11: Table 3C for mid blocks

- Boundary
  - 1.5m or nil setback to a max length of 13m refer to SDHDC Rule 15, Table 6B

- Upper Floor Level - Side and Rear Boundary - Screened
- Upper Floor Level - Side and Rear Boundary Unscreened

BLOCK INFORMATION
- REVISION
- DRAWN
- CHECKED
- APPROVED
- DATE

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 SDP PLANNING CONTROLS NEED TO BE CHECKED AGAINST PRECINCT 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.

SCALE
1:250 @A4
Block Information:

- **Stage**: 2A1
- **Zone**: RZ1
- **Section**: BE
- **Block**: t
- **Classification**: MID SIZE
- **Residential Typology**: SINGLE DWELLING

**Key Map**:
- Site Location

**Legend**:
- **Block Boundary**: Block Boundary
- **Garage Location**: Garage Location

**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

**Private Open Space (POS)**
- Refer to SDHDC R39 for mid size blocks

**Principle Private Open Space (PPOS)**
- Refer to SDHDC R41 and Table 8

**Scale**: 1:250 @A4

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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.

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**Address**

Ginninderry

**Version**

BLOCK PLANNING CONTROLS FENCING CONTROLS PLAN