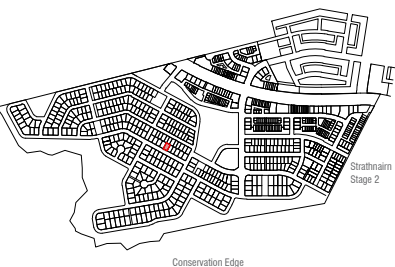


KEY MAP

 SITE LOCATION



LEGEND



Block Boundary



Garage Location



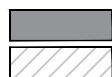
Boundary Defined by SDHDC

Water tank requirements	
BLOCK SIZE (M ²)	MANDATORY MINIMUM TANK SIZE (L)
251 ≤ 350	2,000
351 ≤ 599	4,000
600 ≤ 800	8,000
> 801	10,000

Blocks 500sqm < 550sqm subject to mid size block provisions by EDP Planning Controls Plan

INDICATIVE BUILDING FOOTPRINTS

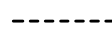
(based on min. building setbacks. This does not take into account plot ratio or building envelopes)



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



1.5m or nil setback for garage for mid size blocks
refer to SDHDC Rule 15, Table 6B



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

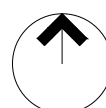
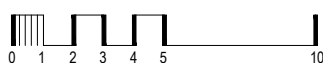
BLOCK INFORMATION

STAGE	1B
ZONE	RZ3
SECTION	AG
BLOCK	ao
CLASSIFICATION	LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
B	BN	DZ	CS	18/04/23

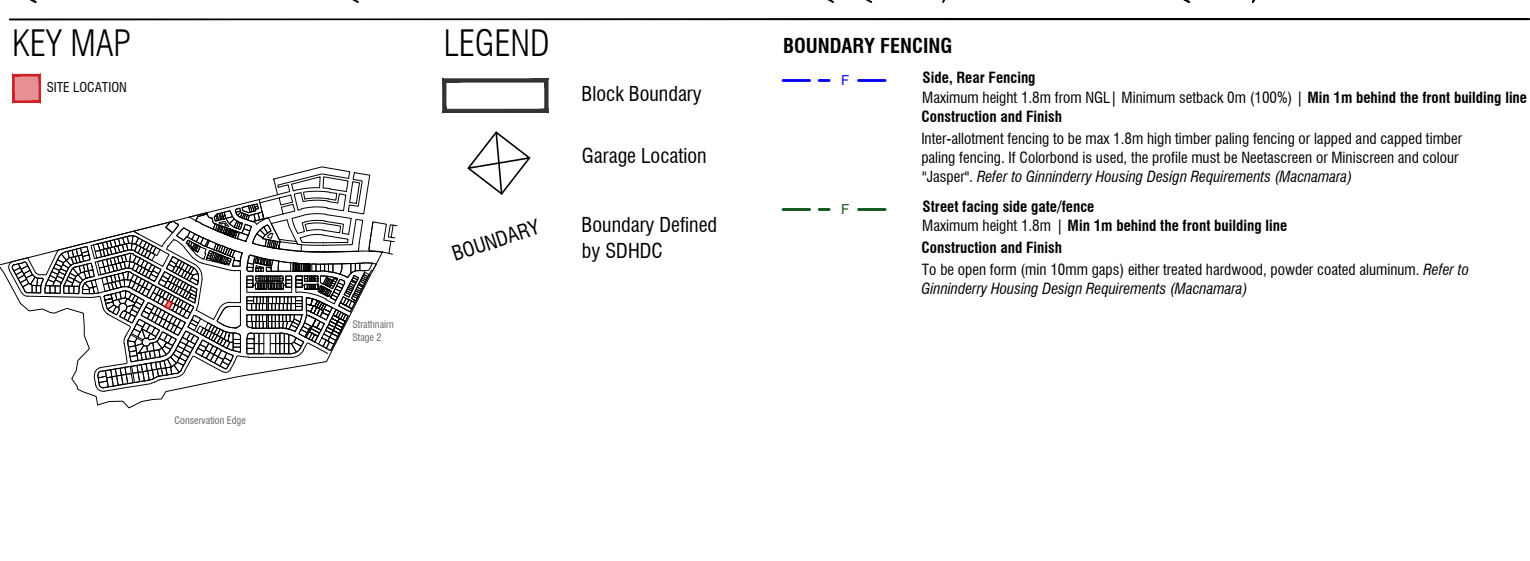
DO NOT SCALE OFF DRAWINGS. DIMENSIONS ARE IN METRES.
INFORMATION ON THIS PLAN IS TO BE USED AS A GUIDE ONLY
FOR THE DESIGN PROCESS. APPROVED EDP PLANNING
CONTROLS NEED TO BE CHECKED AGAINST PRECINCT CODE
UPLIFTS. PLANS TO BE READ IN CONJUNCTION WITH THE
TERRITORY PLAN ALONG WITH BLOCK DISCLOSURE PLANS
AND THE GINNINDERRY DESIGN REQUIREMENTS TO CONFIRM
ALL CURRENT CONTROLS PERTAINING TO YOUR BLOCK.

SCALE
1:250 @A4



Ginninderry

BLOCK PLANNING CONTROLS
BUILDING & SITING CONTROLS PLAN



STAGE	1B
ZONE	RZ3
SECTION	AG
BLOCK	ao
CLASSIFICATION	LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

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 GINNIDERRY DESIGN REQUIREMENTS TO CONFIRM ALL CURRENT CONTROLS PERTAINING TO YOUR BLOCK.

