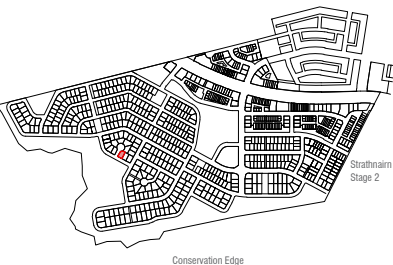


## KEY MAP

■ SITE LOCATION



## LEGEND



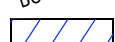
Block Boundary



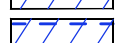
Garage Location



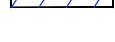
Boundary Defined by SDHC



Easement



Min 1.8m clear Sewer Maintenance Access Route  
Required Refer Block Details Plan and ICON  
building requirements



Water tank requirements  
**BLOCK SIZE (M²)**    **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



BAL 19 Building Standard  
refer to EDP Planning Controls Plan



## MINIMUM BOUNDARY SETBACKS

----- Single Dwelling Housing Development Code (SDHC)  
front setbacks: refer to Rule 11:  
Table 3C for mid blocks  
side and rear setbacks: refer to Rule 12:  
Table 6B for mid blocks

----- Macnamara Stage 1 EDP  
refer to the Planning EDP Controls Plan  
All floor levels - external wall or unscreened element  
(Excluding Garages/Carports)

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

Articulation Elements (Articulation Zone)  
refer to 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

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

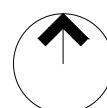
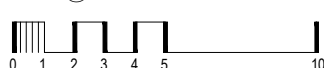
## BLOCK INFORMATION

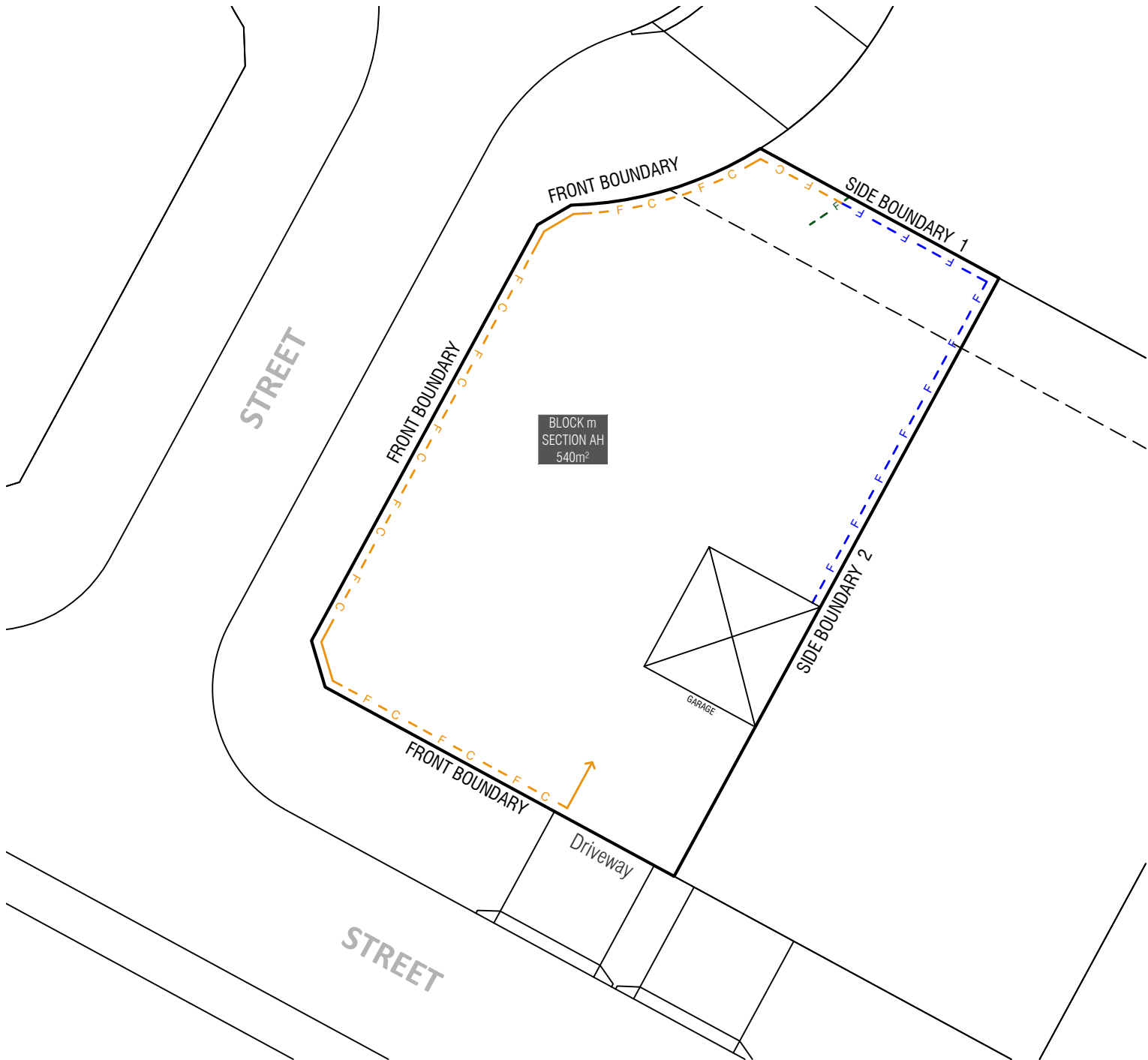
STAGE	1D
ZONE	RZ3
SECTION	AH
BLOCK	m
CLASSIFICATION	MID-SIZE/LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

REV DRAWN CHECKED APPROVED DATE  
C 8N DZ CS 17/04/23

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





### KEY MAP

SITE LOCATION

### LEGEND

- Block Boundary
- Garage Location
- BOUNDARY Boundary Defined by SDHDC

### BOUNDARY FENCING

- Side, Rear Fencing**  
Maximum height 1.8m from NGL | Minimum setback 0m (100%) | **Min 1m behind the front building line**  
**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 Miniscreen and colour "Jasper". Refer to Ginninderry Housing Design Requirements (Macnamara)
- Street facing side gate/fence**  
Maximum height 1.8m | **Min 1m behind the front building line**  
**Construction and Finish**  
To be open form (min 10mm gaps) either treated hardwood, powder coated aluminum. Refer to Ginninderry Housing Design Requirements (Macnamara)
- F5, Courtyard Wall** Refer to EDP Fencing Controls Plan  
Mandatory height: 1.5m  
Minimum Boundary Length: 50%  
Minimum setback from boundary: Nil

**No fences are permitted forward of the building line. Courtyard walls are permitted in instances where specified in the Macnamara Precinct Map & Code and SDHDC or MUHDC (whichever is applicable)**

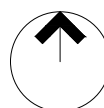


Return Boundary Fencing to Building Line or Side Fence

BLOCK INFORMATION	
STAGE	1D
ZONE	RZ3
SECTION	AH
BLOCK	m
CLASSIFICATION	MID-SIZE/LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
B	8N	DZ	CS	17/04/23
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



**BLOCK PLANNING CONTROLS**  
**FENCING CONTROLS PLAN**