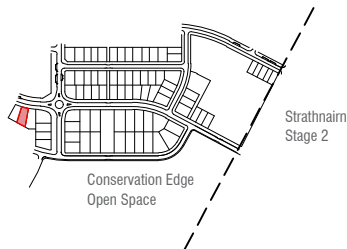


KEY MAP

 SITE LOCATION



LEGEND



Block Boundary



Garage Location



Boundary Defined by SDHDC



Easement



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



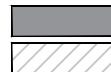
Water tank requirements	
BLOCK SIZE (M²)	MANDATORY MINIMUM TANK SIZE (L)
251 ≤ 350	2,000
351 ≤ 599	4,000
600 ≤ 800	8,000
> 801	10,000



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

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

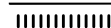
Single Dwelling Housing Development Code (SDHDC)
front setbacks: refer to Rule 11:
Table 3C for mid-size blocks
side and rear setbacks: refer to Rule 12:
Table 6B for mid-size block,



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

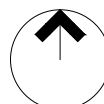
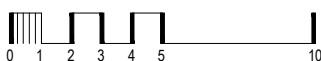
BLOCK INFORMATION

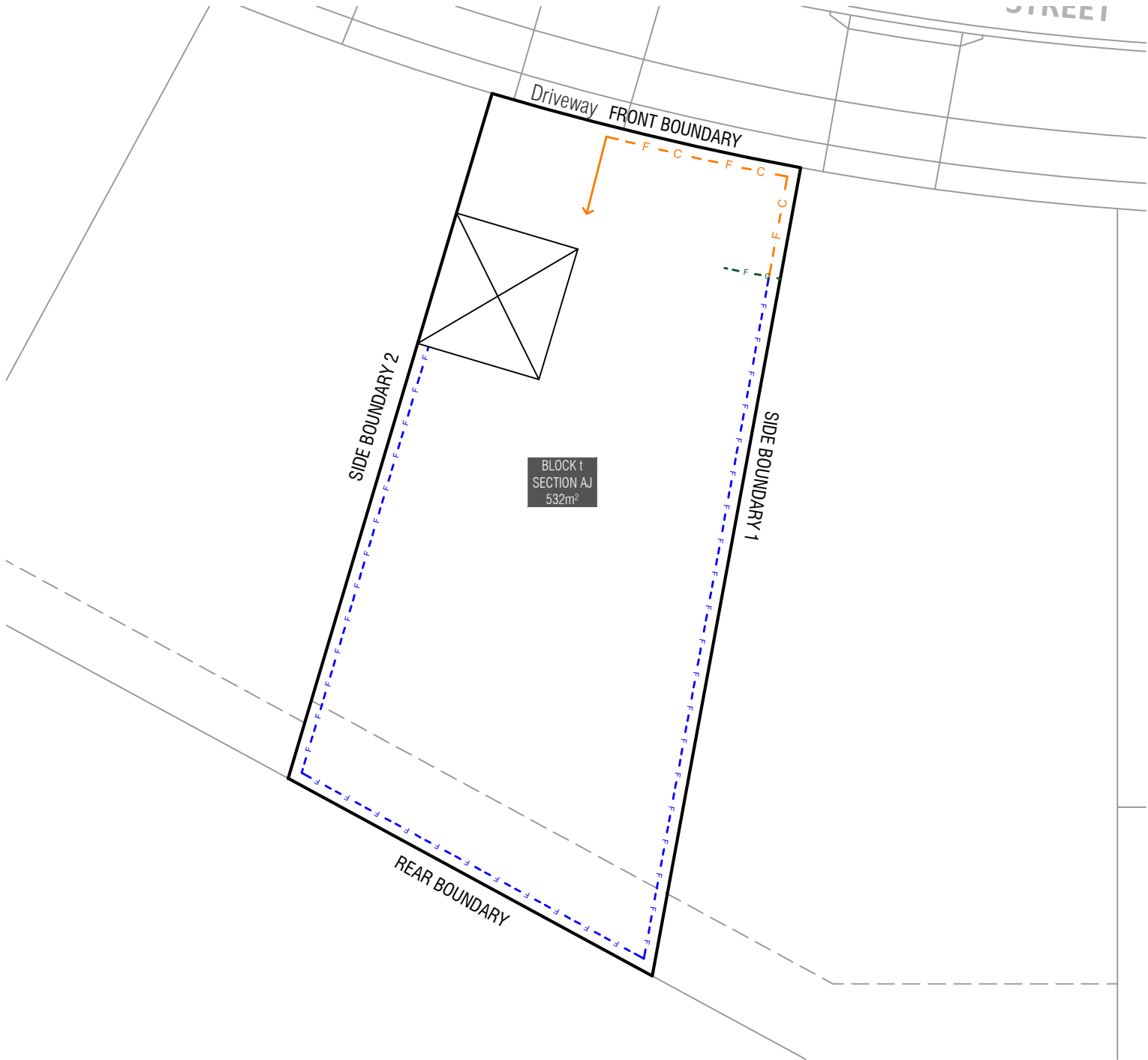
STAGE	1A
ZONE	RZ1
SECTION	AJ
BLOCK	t
CLASSIFICATION	LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
B	8N	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





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	1A
ZONE	RZ1
SECTION	AJ
BLOCK	t
CLASSIFICATION	LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

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

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SCALE

1:250 @A4

BLOCK PLANNING CONTROLS FENCING CONTROLS PLAN