

KEY MAP



LEGEND

- Block Boundary
- Garage Location
- BOUNDARY**
 Boundary Defined by SDHDC
- Blocks 500sqm < 550sqm subject to mid size block provisions by Planning Controls Plan
- Easement
- Min 1.8m clear Sewer Maintenance Access Route Required Refer Block Details Plan and ICON building requirements
- INDICATIVE BUILDING FOOTPRINTS**
(based on min. building setbacks. This does not take into account 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
- Strathnairn Stage 2 EDP refer to the Planning Controls Plan
- Articulation Elements (Articulation Zone) refer to Planning Controls Plan
- 1.5m or nil setback refer to SDHDC Rule 15, Table 6B
- Upper Floor Level - Side and Rear Boundary - Screened
- Upper Floor Level - Side and Rear Boundary - Unscreened

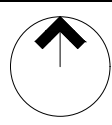
BLOCK INFORMATION

STAGE	2A3
ZONE	RZ1
SECTION	55
BLOCK	3
CLASSIFICATION	LARGE SIZE
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
A	DZ	AK	CS	06/11/19
B	AK	AK	CS	10/10/20

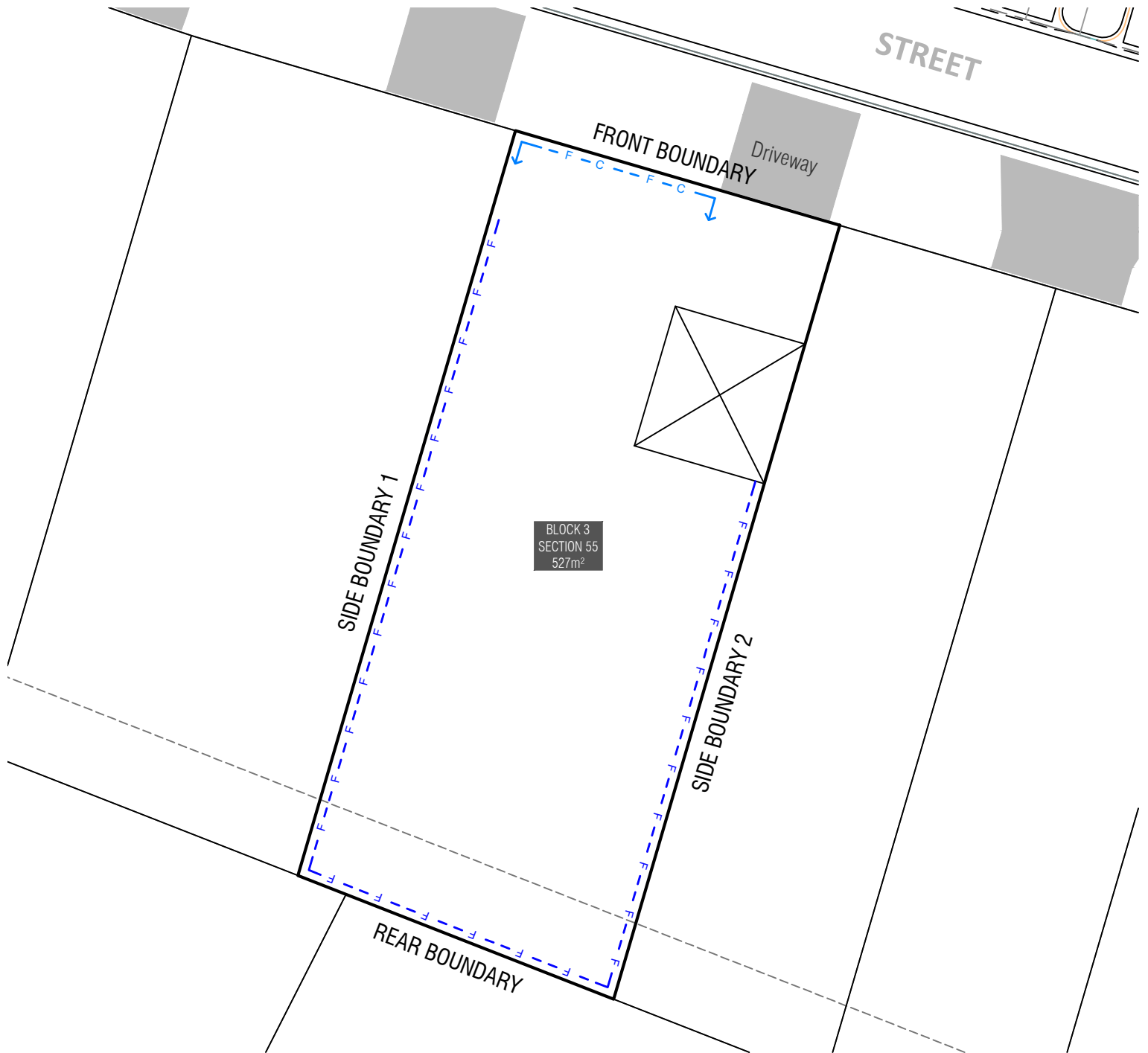
DO NOT SCALE OFF DRAWINGS. DIMENSIONS ARE IN METRES.
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SCALE
1:250 @A4



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BLOCK PLANNING CONTROLS
BUILDING & SITING CONTROLS PLAN



KEY MAP



LEGEND



PRIVATE OPEN SPACE (POS)
refer to SDHDC:
R39 for mid size blocks

PRINCIPLE PRIVATE OPEN SPACE (PPOS)
refer to SDHDC R41 and Table 8

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
- Optional - North Facing Blocks**
Maximum height 1.5m | Minimum setback 0m (50%) and 0.8m (50%)
refer to Fencing Controls Plan
- Return Boundary Fencing to Building Line or Side Fence**

BLOCK INFORMATION

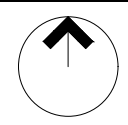
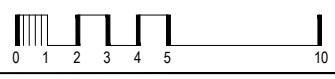
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