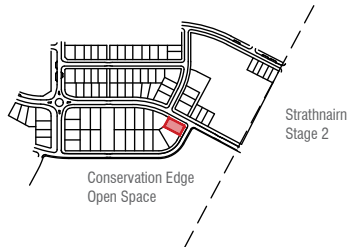


KEY MAP

 SITE LOCATION



LEGEND



Block Boundary



Garage Location



Boundary Defined by SDHDC



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



BAL 19 Building Standard

refer to Belconnen District Declaration

INDICATIVE BUILDING FOOTPRINTS

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

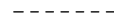


Lower Floor Level



Upper Floor Level

MINIMUM BOUNDARY SETBACKS



Single Dwelling Housing Development Controls (SDHDC)

front setbacks: refer to Control 9:

Table 3 for large blocks

side and rear setbacks: refer to Control 10:

Table 4 for large blocks



Macnamara Stage 1 EDP

refer to the Belconnen District Declaration

All floor levels - external wall or unscreened element (Excluding Garages/Carports)



Articulation Elements (Articulation Zone)

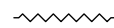
refer to Belconnen District Declaration



Nil or 900mm garage setback for walls maximum 8m in length refer to SDHDC Control 10, Table 4



Upper Floor Level - Side and Rear Boundary - Screened



Upper Floor Level - Side and Rear Boundary - Unscreened

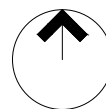
BLOCK INFORMATION

STAGE	1A
ZONE	RZ1
SECTION	6
BLOCK	9
CLASSIFICATION	LARGE BLOCK
HOUSING TYPE	SINGLE DWELLING

REV	DRAWN	CHECKED	APPROVED	DATE
C	SG	CS	CS	21/12/23

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 DISTRICT DECLARATION/SPECIFICATION. PLANS TO BE READ IN CONJUNCTION 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

