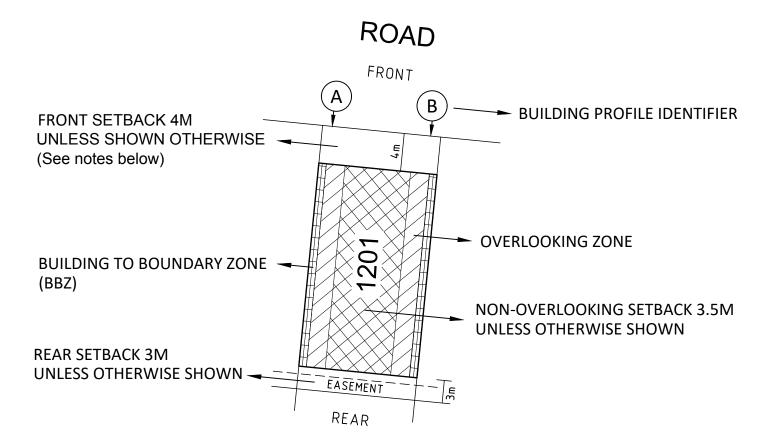
PLAN NUMBER **PS905192T/S2** 

# **BUILDING ENVELOPE PLAN**

### LEGEND

## EXAMPLE OF TYPICAL BUILDING ENVELOPE SETBACKS



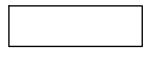
### NOTATIONS

- The front and side setbacks are measured to the outermost walls of the buildings.
- Garages must be setback a minimum of 5.0m from the front street boundary unless otherwise noted.
- Walls less than 1.0m from the boundary must be within 200mm of the boundary.
- Building to Boundary Zone to one boundary only unless terrace profile nominated.

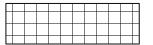
### ADDITIONAL NOTATIONS (for Lots marked with $\star$ ):

- With the exception of garages with access from a laneway, garages must be located or setback behind the front facade of the home.

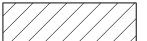
Refer "Diagrams and Plans" in this document for further definitions.



Single Storey Building Envelope Note: Garages must be setback a minimum 5m from main street frontage



Building to Boundary Zone



Overlooking Zone - Habitable room windows or raised open spaces are a source of overlooking

### 0



Non-Overlooking Zone - Habitable room windows or raised open spaces are not a source of overlooking



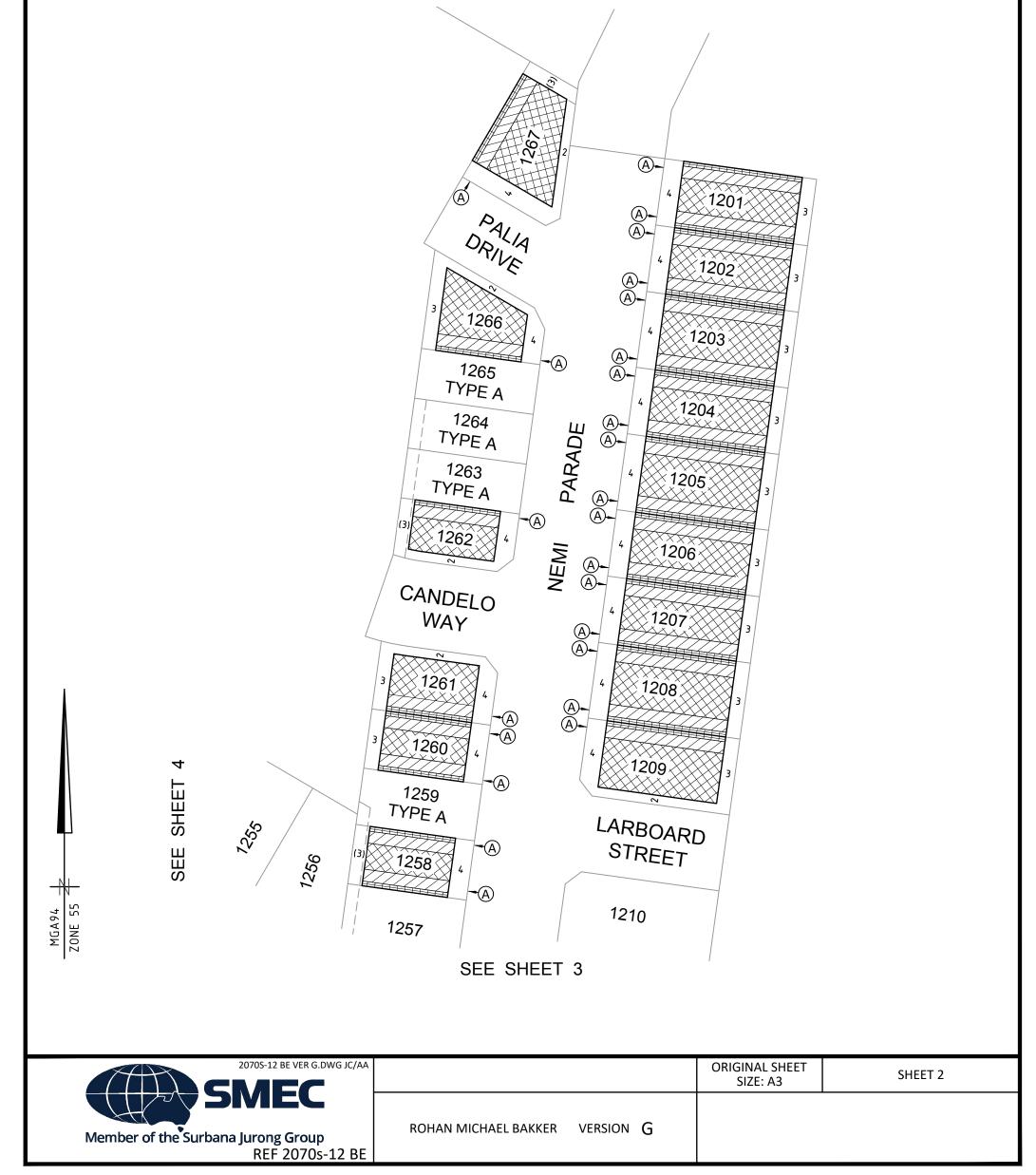
Double Storey Building Requirement

2070S-12 BE VER G.DWG JC/AA		ORIGINAL SHEET SIZE: A3	SHEET 1
Member of the Surbana Jurong Group REF 2070s-12 BE	ROHAN MICHAEL BAKKER VERSION ${f G}$		

PLAN NUMBER PS905192T/S2

### NOTATIONS

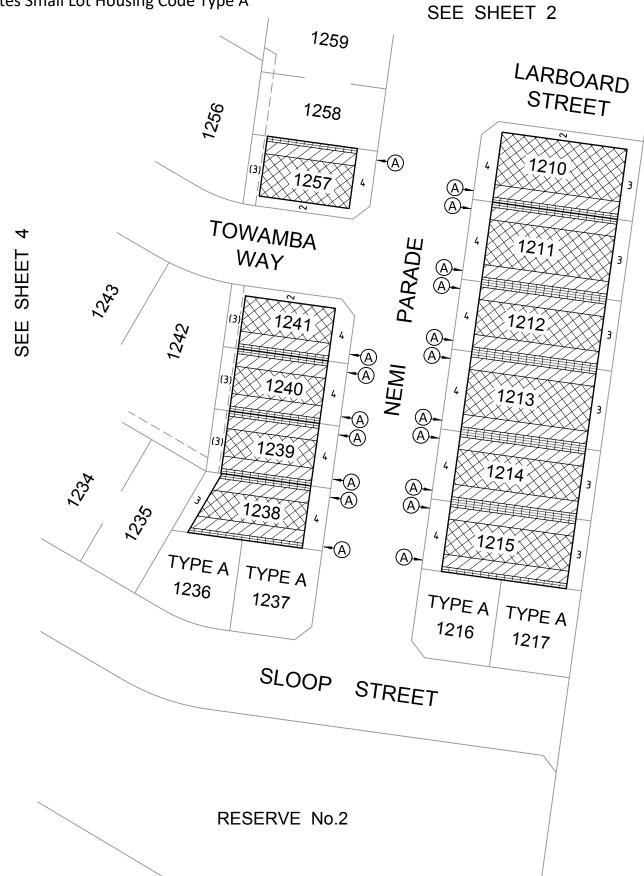
- Where a profile when applied covers an easement, the portion of the profile within the easement cannot be considered for approval / built upon. This may vary in the circumstances where building on the easement receives prior written consent by the relevant authority.
- The Building Envelopes on this plan are shown enclosed by continuous thick lines.
- Profile type (A) is contained in "Profile Diagram" in this document.
- TYPE A denotes Small Lot Housing Code Type A



PLAN NUMBER PS905192T/S2

### NOTATIONS

- Where a profile when applied covers an easement, the portion of the profile within the easement cannot be considered for approval / built upon. This may vary in the circumstances where building on the easement receives prior written consent by the relevant authority.
- The Building Envelopes on this plan are shown enclosed by continuous thick lines.
- Profile type (A) is contained in "Profile Diagram" in this document.
- TYPE A denotes Small Lot Housing Code Type A

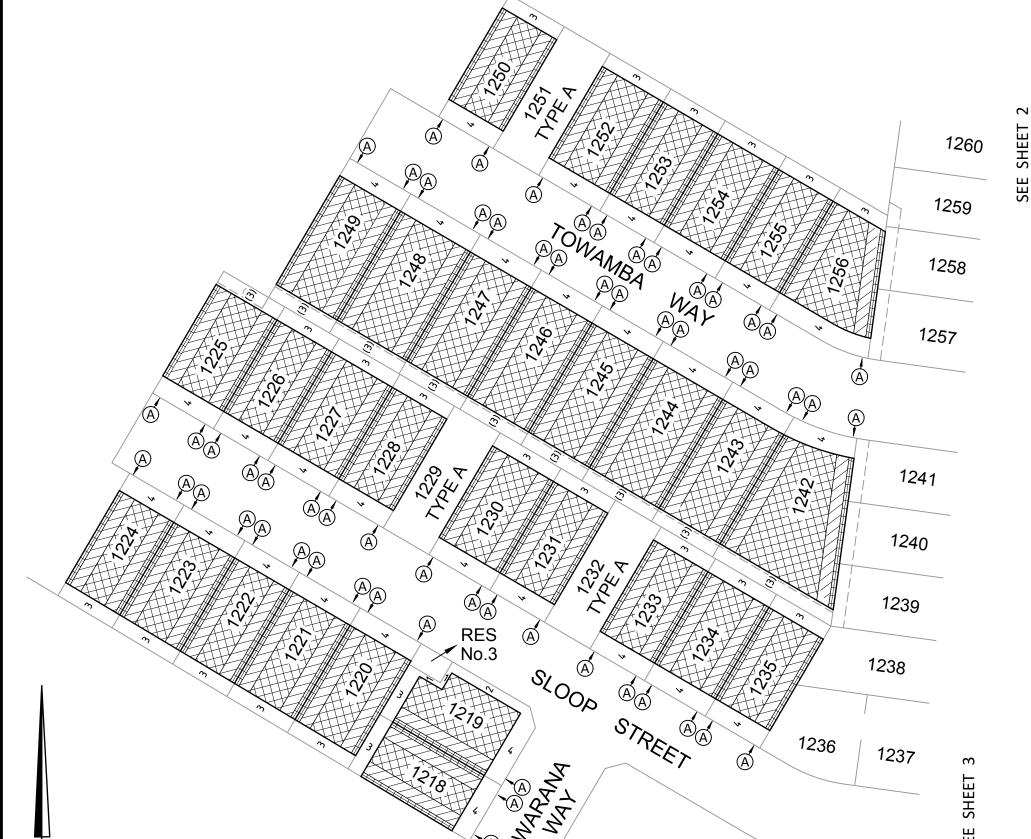


MGA94			
2070S-12 BE VER G.DWG JC/AA		ORIGINAL SHEET SIZE: A3	SHEET 3
Member of the Surbana Jurong Group REF 2070s-12 BE	ROHAN MICHAEL BAKKER VERSION G		

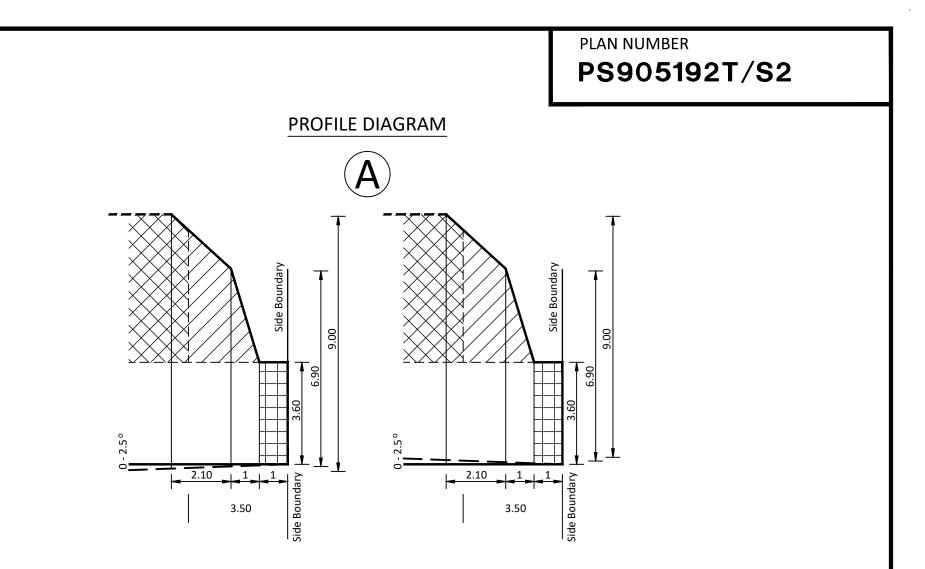
PLAN NUMBER **PS905192T/S2** 

### NOTATIONS

- Where a profile when applied covers an easement, the portion of the profile within the easement cannot be considered for approval / built upon. This may vary in the circumstances where building on the easement receives prior written consent by the relevant authority.
- The Building Envelopes on this plan are shown enclosed by continuous thick lines.
- Profile type (A) is contained in "Profile Diagram" in this document.
- TYPE A denotes Small Lot Housing Code Type A



MGA94		RESERVE No.	2
2070S-12 BE VER G.DWG JC/AA		ORIGINAL SHEET SIZE: A3	SHEET 4
SMEC	ROHAN MICHAEL BAKKER VERSION <b>G</b>		
Member of the Surbana Jurong Group REF 2070s-12 BE			



2070S-12 BE VER G.DWG JC/AA			ORIGINAL SHEET SIZE: A3	SHEET 5
	ROHAN MICHAEL BAKKER	VERSION G		
Member of the Surbana Jurong Group	NOTAN MICHAEL DARREN	VENSION O		
REF 2070s-12 BE				