

09/10/2014  
C72

## SCHEDULE 1 TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE

Shown on the planning scheme map as NRZ1.

### LANDSCAPE RESIDENTIAL 1

#### 1.0

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#### Minimum subdivision area

The minimum lot size for subdivision is 800 square metres

#### 2.0

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#### Permit requirement for the construction or extension of one dwelling on a lot

|  | Requirement    |
|--|----------------|
| Permit requirement for the construction or extension of one dwelling on a lot                | None specified |
| Permit requirement to construct or extend a front fence within 3 metres of a street on a lot | None specified |

#### 3.0

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#### Requirements of Clause 54 and Clause 55

|                        | Standard    | Requirement  |
|------------------------|-------------|--|
| Minimum street setback | A3 and B6   | None specified   |
| Site coverage          | A5 and B8   | 20 percent   |
| Permeability           | A6 and B9   | 70 percent   |
| Landscaping            | B13         | Provide 1 tree per 250 square metres of lot size with at least 1 tree in the front setback (with trees >4 metres height and > 3 metres canopy at maturity)   |
| Side and rear setbacks | A10 and B17 | Rear setback and one side setback: 2 metres at ground level plus 0.3 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres; and<br><br>Other side setback: 1 metre at ground level plus 0.3 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres. |
| Walls on boundaries    | A11 and B18 | 0 metres   |
| Private open space     | A17         | None specified   |
|                        | B28         | None specified   |
| Front fence height     | A20 and B32 | 1.2 metres   |

#### 4.0

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#### Number of dwellings on a lot

None specified

#### 5.0

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#### Maximum building height requirement for a dwelling or residential building

None specified

#### 6.0

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#### Application requirements

The following application requirements apply to an application for a permit under clause 32.09, in addition to those specified in clause 32.09 and elsewhere in the scheme:

- Landscape plan showing how the proposal meets the requirements of the schedule.

**7.0**

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**Decision guidelines**

The following decision guidelines apply to an application for a permit under clause 32.09, in addition to those specified in clause 32.09 and elsewhere in the scheme:

- The desired built form outcomes in this area.