

11/04/2013
C161

SCHEDULE 2 TO THE DESIGN AND DEVELOPMENT OVERLAY

Shown on the planning scheme map as **DDO2**.

POUND - SHRIVES ROADS, HAMPTON PARK RESIDENTIAL AREA

1.0

Design objectives

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- To ensure buildings are designed to respond to and integrate with the local character and built form in terms of building height, scale, built form and siting.
- To ensure that the traffic generated by medium density residential development does not detrimentally affect the safety, efficiency or amenity of the local road network.
- To provide for safe and efficient vehicular access/egress to/from properties adjoining Pound Road and Shrives Road.
- To protect the amenity of residents by providing substantive landscape buffers to adjoining arterial roads.

2.0

Buildings and works

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No permit required

A permit is not required to construct a building or construct or carry out works for any of the following uses provided that it is set back at least 10 metres from the road frontage, which includes provision for a 6-metre-wide tree reserve across the property frontage:

- A single dwelling.
- Alterations or additions to an existing dwelling.
- A dependent person's unit.

A permit is not required to construct a fence.

Permit required

An application to construct a building or construct or carry out works should meet the following requirements:

- Buildings that front Pound Road or Shrives Road should be set back at least 10 metres, which includes provision for a 6-metre-wide tree reserve across the property frontage.
- Any multi-dwelling development on lots with dual frontage to Pound and Shrives Roads, must restrict vehicular access to Shrives Road only.

3.0

Subdivision

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A permit is required to subdivide land.

The subdivision of land that fronts Pound Road or Shrives Road must provide for a 6-metre-wide tree reserve.