

20/07/2017
C121**SCHEDULE 3 TO CLAUSE 32.07 RESIDENTIAL GROWTH ZONE**

Shown on the planning scheme map as **RGZ3**.

RESIDENTIAL AREAS SURROUNDING PROMINENT INTERSECTIONS AND/OR INTERFACING COMMERCIAL AREAS**1.0****Design objectives**20/07/2017
C121

To increase residential densities and provide a range of housing types around activity centres.

To support four storey, 'apartment style' developments on larger lots where ResCode standards can be met and which are located at prominent intersections and/or which interface commercial areas.

To ensure new development is well articulated and upper storey elements are not unduly bulky or visually intrusive when viewed from the public realm.

To provide built form and landscape outcomes that provide for an appropriate transition to surrounding development.

2.0**Requirements of Clause 54 and Clause 55**20/07/2017
C121

	Standard	Requirement
Minimum street setback	A3 and B6	None specified
Site coverage	A5 and B8	None specified
Permeability	A6 and B9	None specified
Landscaping	B13	None specified
Side and rear setbacks	A10 and B17	None specified
Walls on boundaries	A11 and B18	None specified
Private open space	A17	None specified
	B28	None specified
Front fence height	A20 and B32	None specified

3.0**Maximum building height requirement for a dwelling or residential building**20/07/2017
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A building used as a dwelling or a residential building must not exceed a height of 13.5 metres.

4.0**Application requirements**20/07/2017
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None specified.

5.0**Decision guidelines**20/07/2017
C121

None specified.