15/06/2017
C98

SCHEDULE 3 TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE

Shown on the planning scheme map as **NRZ3** .

WOODEND TOWNSHIP RESIDENTIAL PRECINCT, WOODEND GARDEN SETTING PRECINCT AND PART OF WOODEND BUSH RURAL LIVING PRECINCT

1.0
15/06/2017
C98

Neighbourhood character objectives

Woodend Township Residential Precinct

To facilitate a diverse range of housing comprising of one and two storey detached dwellings.

To encourage tree-lined streets with informal edges.

To encourage landscaped front and rear gardens with mature vegetation, including canopy trees.

To support low front fences that allow views of front gardens.

Woodend Garden Setting Precinct

To encourage landscaped front and rear gardens with mature vegetation, including canopy trees.

To retain a consistent pattern of detached dwellings with low pitched roofs and maintain the area's single storey scale, and allow vegetation to dominate.

To support absent or low front fences that allow front gardens to merge into the nature strip.

Part of Woodend Bush Living Precinct (Goldies Lane)

To encourage dwellings that integrate with the topography and informal bush setting of the area.

To maintain semi-rural streetscapes with rural style fencing and informal road treatments.

To maintain the semi-rural interface between the large bush lots located south of the township boundary and the more densely developed residential parts of Woodend.

To conserve vegetation as the dominant characteristic with the retention of large canopy trees.

2.0
10/09/2021
C131macr

Minimum subdivision area

None specified.

3.0
08/09/2025
VC282

Requirements of Clause 54 and Clause 55

	Standard	Requirement
Minimum street setback	A2-1	None specified
	B2-1	None specified
Site coverage	A2-5	None specified
	B2-5	None specified
Private open space	A3-2	None specified
	B3-5	None specified
Front fence height	A2-7 and B2-8	None specified

4.0 Maximum building height requirement for a dwelling, small second dwelling or residential building

03/05/2024
VC255

A building used as a dwelling, small second dwelling or a residential building must not exceed a height of 9 metres and 2 storeys.

5.0 Application requirements

03/05/2024
VC255

None specified.

6.0 Decision guidelines

03/05/2024
VC255

None specified.