02/06/2023
C54mans

SCHEDULE TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE

Shown on the planning scheme map as **NRZ 1** .

Garden Contemporary Areas

1.0 Neighbourhood character objectives

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To maintain the moderate scale of existing dwellings using contemporary façade articulation and a consistent palette of muted materials, colours and tones.

To support front and rear setbacks that are generous to allow significant tree and vegetation planting.

To encourage new development to retain views to landscapes beyond the residential areas.

To support garages that are recessed from the ground floor façade to not visually dominate dwellings or landscapes.

To encourage fencing that is low, permeable and does not obstruct views to dwellings and front gardens.

2.0 Minimum subdivision area

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None specified.

3.0 Requirements of Clause 54 and Clause 55

08/09/2025
VC282

	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

None specified.

5.0 Application requirements

03/05/2024
VC255

None specified.

6.0 Decision guidelines

03/05/2024
VC255

None specified.