18/10/2018
C122

SCHEDULE 10 TO CLAUSE 32.08 GENERAL RESIDENTIAL ZONE

Shown on the planning scheme map as **GRZ10** .

WELLINGTON STREET NEIGHBOURHOOD, ST KILDA

1.0 Neighbourhood character objectives

18/10/2018
C122

To reinforce the established two and three storey scale generally west of Upton Road, allowing for new infill development on larger sites consistent with the established neighbourhood character.

To ensure new development maintains the established street rhythm of space between buildings and landscaping in the frontage setback.

To ensure development makes a positive contribution to the creation of Wellington Street as a landscaped (green) pedestrian link.

2.0 Construction or extension of a dwelling, small second dwelling or residential building - minimum garden area requirement

03/05/2024
VC255

Is the construction or extension of a dwelling, small second dwelling or residential building exempt from the minimum garden area requirement?
No

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

The following decision guidelines apply to an application for a permit under Clause 32.08, in addition to those specified in Clause 32.08 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Whether the proposal respects the existing neighbourhood character, including height and form.
- The visual impact and bulk of the proposal and its relationship with adjacent buildings.
- Whether the roof form responds to the streetscape character.
- Whether architectural features contribute positively to the architecture of the building and neighbourhood character.