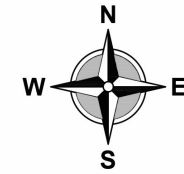








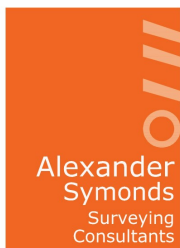
RIVERVIEW



**STAGE 2A
BUILDING ENVELOPES**



-  Denotes garage can be built on boundary. If not on boundary 900mm minimum setback applies.
-  Denotes single storey setback. (Note: Front setback measured to front facade - excluding verandah, portico porch etc.)
-  Denotes second storey setback
- Areas beyond the indicated setbacks such as verandahs porticos, terraces, pergolas, balconies etc, will be assessed on merit by the encumbrance manager.
- D** Denotes preferred driveway location.
- Minimum front setback to garage 5.5 metres. Maximum garage length 8.0m if built on boundary.
- Envelopes show the minimum setback requirements and driveway locations only. Council and Development Plan requirements must also be adhered to with respect to site coverage and private open space.
-  Denotes 900mm setback to rear boundary for any outbuilding, shed etc unless rear wall is brick or rendered masonry.



Dwg: A033915BEP WEBSTER STAGE 2A REV A
Rev: A
Date: 10.06.2020