

05/07/2018
C163**SCHEDULE 3 TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE**Shown on the planning scheme map as **NRZ3**.**INCLUSIONARY HOUSING PILOT – 40 MOUNT VIEW ROAD, BORONIA****1.0 Neighbourhood character objectives**05/07/2018
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None specified.

2.0 Minimum subdivision area05/07/2018
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None specified.

3.0 Permit requirement for the construction or extension of one dwelling or a fence associated with a dwelling on a lot05/07/2018
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Requirement	
Permit requirement for the construction or extension of one dwelling on a lot	None specified
Permit requirement to construct or extend a front fence within 3 metres of a street associated with a dwelling on a lot	None specified

4.0 Requirements of Clause 54 and Clause 5505/07/2018
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	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	Private open space consisting of an area of 80 square metres or 20 per cent of the area of the lot, whichever is the lesser, but not less than 60 square metres. At least one part of the private open space should consist of secluded private open space with a minimum area of 40 square metres and a minimum dimension of 5 metres at the side rear of the dwelling with convenient access from a living room.
	B28	Private open space consisting of: An area of 80 square metres with one part of the private open space to consist of secluded private open space at the side or rear of the dwelling or residential building with minimum area of 60 square metres with a minimum dimension of 5 metres of secluded private open space with

	Standard	Requirement
		convenient access from a living room.
Front fence height	A20 and B32	Streets in a Road Zone Category 1: 2 metres Other streets: 1.2 metres

5.0 **Maximum building height requirement for a dwelling or residential building**

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None specified.

6.0 **Application requirements**

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The following application requirements apply to an application for a permit under clause 32.09, in addition to those specified in clause 32.09 and elsewhere in this scheme:

- An application must be accompanied by a landscape concept plan. The plan must be drawn to scale and include the location of all buildings and works to be constructed on the land and details of all proposed landscaping, including species selection.

7.0 **Decision guidelines**

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None specified.