

## site specific layout - lot 15 (garden cluster)

version - 09.01.12

lot area	697 m2
site coverage	maximum 310 m2
building platform	276 m2
building coverage	maximum 220 m2
maximum height II	7 m above existing ground level
maximum height I	4.5 m above existing ground level
ancillary structures	18 m2 - max. height 3.5 m
specific building requirements	no
on site parking /storage etc	available on site within setback areas
driveway / access	shared access with Lot 14
specific landscaping requirements	structural planting

## strategic design requirements and suggestions

- ▲ shared access with lot 14 off Kakapo Court, fixed location
- service area (rubbish storage, heat pump units etc.)
- P long term parking of boats / trailer etc. is possible on the ancillary area or within the setback areas if appropriately screened
- — main outdoor living spaces facing E, N and W
- ◀ views towards mountain ranges NW, W and Mount Iron SE from upper levels
- - - stormwater runoff from roof and impervious surfaces to discharge into LID system at street level
- easement for services
- ancillary area for structures within the setback, can be utilized for attached carport, garage, shed, conservatory
- D esign no specific requirements or limitations

strategic landscaping (street and/or cluster specific) protected

-  structural trees protected (planted by KPRA\*)  
refer to plant schedule for detail
-  buffer planting to safeguard privacy and viewshaft integrity of storm water system, planting by KPRA\*, plants protected, maintenance by lot owner
-  stormwater conveyance - naturalized swale, planted by KPRA\*
-  stormwater conveyance - basalt dish

KPRA\* - Krimoko Park Residents Society

