

CARPORTS & GARAGES IN THE FRONT SETBACK

Building Information Sheet #12

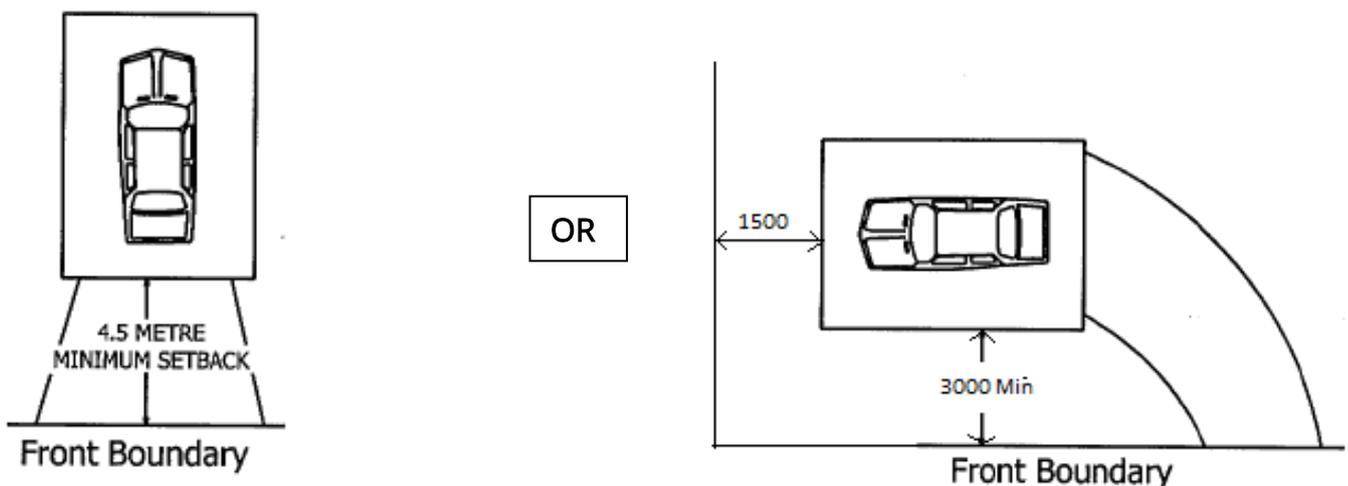
This information is intended to provide guidelines on the setbacks and siting of carports and garages on residential zoned properties only. Carports and garages on non-residential zoned lots shall be setback in accordance with the requirements of Table 2 of the Local Planning Scheme No.3.

Notes:

1. The setback and location of carports and garages shall be in accordance with the requirements of the Residential Design Codes Clause 5.2.1 and 5.2.5 (Where located in a residential area- grouped and single dwellings);
2. The setback and location of carports and garages, where located in a non-residential area, shall be setback in accordance with the requirements of Table 2 – Site Requirements, of Local Planning Scheme No. 3;
3. Carports and garages shall be setback so as not to detract from the streetscape or appearance of the dwelling, or obstruct views of dwellings from the street and vice versa;
4. Garage widths shall not exceed 50% of the width of the front boundary.
5. All carports, garages and outbuildings detached from the residence are to be built in the same materials and character as the residence to which they are appurtenant.
6. Adequate manoeuvring spaces shall be provided to accompany each carport or garage.
7. The size of the car parking space is to be in accordance with Australian Standard AS 2890.1-1993.
8. If the property abuts a primary regional road reserve (a red road under the MRS), or an Other Regional Road Reserve (a blue road under the MRS), then the vehicles will be required to enter and leave the property in a forward motion.

SETBACK DIAGRAMS

Residential R20 setback examples. Please refer to clause 5.2 – Streetscape, of the Residential Design Codes Deemed to comply requirements C1.1 – C1.5.



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