



Total Lot Size: 13239m²
 Total Garden Area: 5957m² = 45%
 Garden Area

NOTES:
 Garden area is defined as:
 Any area on a lot with a minimum dimension of 1 metre that does not include:
 a) a dwelling or residential building, except for: an eave, fascia or gutter that does not exceed a total width of 600mm; a pergola; unroofed terraces, patios, decks, steps or landings less than 800mm in height; a basement that does not project above ground level; any outbuilding that does not exceed a gross floor area of 10 square metres; and domestic services normal to a dwelling or residential building;
 b) a driveway; or
 c) an area set aside for car parking

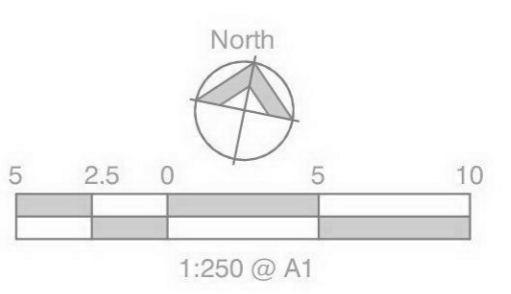
Version	Description	Drafted	Checked	Issue Date
04	Amendments made as per council's suggestion	TF	BB	31/01/2023
03	Amendments made as per council's RFI dated 2/12/2022	TF	BB	19/12/2022
02	Amendments made as requested by council	TF	BB	17/11/2022
01	Prepared for planning purposes	TF	MH	20/07/2022

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GARDEN AREA PLAN
 PROPOSED DEVELOPMENT
 501-515 & 517-521 POLICE ROAD, MULGRAVE
 MONASH CITY COUNCIL
 28654 P8
 Version 04

SUBJECT TO APPROVAL