

Australian Capital Territory

# Planning and Development (Technical Amendment—Weston) Plan Variation 2014 (No 1)

**Notifiable Instrument NI2014—222**  
**Technical Amendment No 2014—08**

made under the

*Planning and Development Act 2007*, section 89 (Making technical amendments) s96 (land ceases to be in future urban area)

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This plan variation commences on the day after it is notified.

Variation No 2014-08 to the Territory Plan has been approved by the Planning and Land Authority.

## **Variation to the Territory Plan**

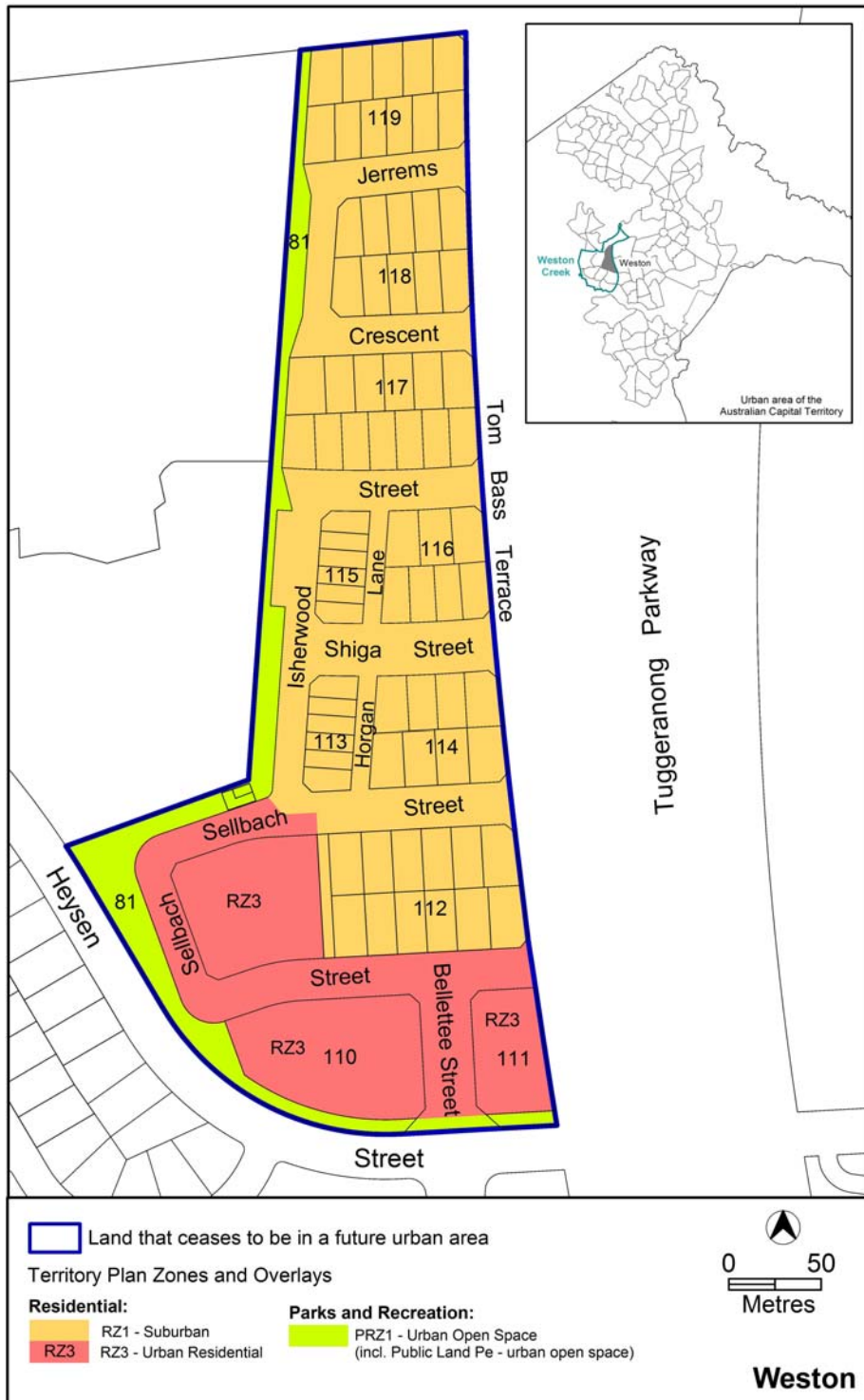
The Territory Plan map is varied as indicated in **Annexure A** to identify the zones that apply to the land ceasing to be in a future urban area.

## **Variation to the Precinct Map and Code**

*Replace* Weston Precinct Map and *insert* new page Figure 3 Weston residential area 2 after Figure 2 of the Weston Precinct Map and Code at **Annexure B** to incorporate ongoing block specific provisions for the area.

Jim Corrigan  
Delegate of the Planning and Land Authority  
21 May 2014

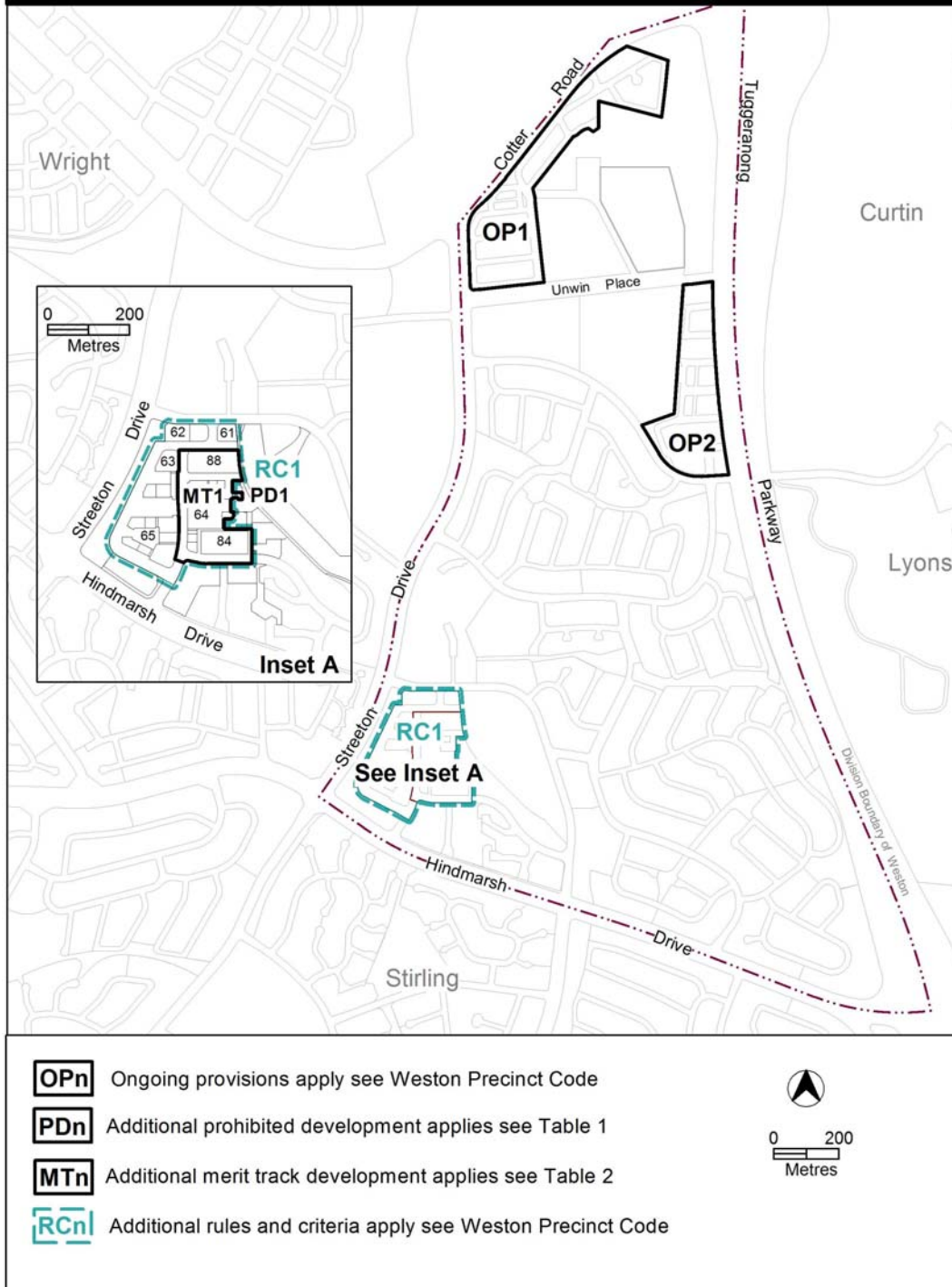
**THIS IS PAGE ONE OF ANNEXURE A  
TO NOTIFIABLE INSTRUMENT NI2014-222**



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 21 May 2014

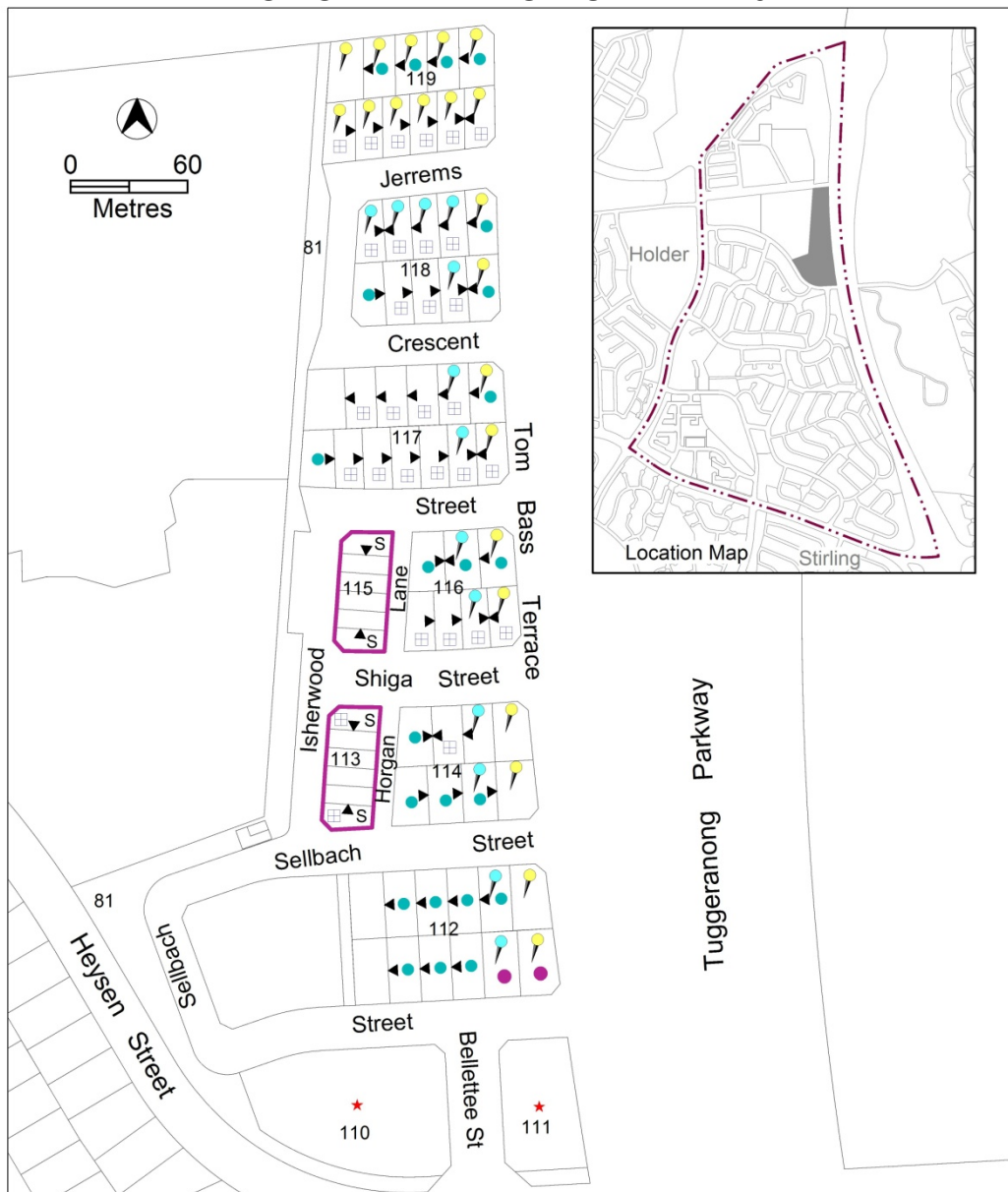
THIS IS PAGE ONE OF ANNEXURE B  
TO NOTIFIABLE INSTRUMENT NI2014-222

# Weston Precinct Map



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21 May 2014

**THIS IS PAGE TWO OF ANNEXURE B  
TO NOTIFIABLE INSTRUMENT NI2014-222**



The following provisions relate to rules and criteria in the Single Dwelling Housing Development Code

- Bushfire Attack Level (BAL)-12.5 kilowatts/m<sup>2</sup> Australian Standard AS3959. Construction of buildings in bushfire prone areas.
- Bushfire Attack Level (BAL)-19 kilowatts/m<sup>2</sup> Australian Standard AS3959. Construction of buildings in bushfire prone areas.
- Side setback-boundary<sup>2</sup>
- Blocks >500sqm <550sqm - subject to mid size block provisions
- Surveillance block
- Blocks potentially affected by noise from external sources
- Enlarged Rain Water Tank Provisions
- Limited development potential blocks

**Note:** Options for development in accordance with the Single Dwelling Housing Code particularly development at the upper floor level may be more limited on these blocks compared to similar sized complying blocks

The following provisions relate to rules and criteria in the Multi Unit Housing Development Code

- Blocks potentially affected by noise from external sources

Jim Corrigan  
 Delegate of the Planning and Land Authority  
 21 May 2014