

DESIGN PRINCIPLE 5.4.1 : VISUAL PRIVACY

There is a portion of the deck that if a 7.5m cone of vision was applied to, it would encroach into the adjoining neighbour's lot. We have located the steps and privacy wall on this side to minimise direct overlooking of active habitable spaces and outdoor living areas of adjacent dwellings achieved through:

- building layout and location;
- design of major openings;
- landscape screening of outdoor active habitable spaces; and/or
- location of screening devices.

P1.2 Maximum visual privacy to side and rear boundaries through measures such as:

- offsetting the location of ground and first floor windows so that viewing is oblique rather than direct;
- building to the boundary where appropriate;
- setting back the first floor from the side boundary;
- providing higher or opaque and fixed windows; and/or
- screen devices (including landscaping, fencing, obscure glazing, timber screens, external blinds, window hoods and shutters).

Yours sincerely,

B. Engineering, Dip. Building Design, Cert. Interior Design,

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For and on behalf of ZENGCAD | Building Design & Drafting.