

## BROOKVALE BOUNDARY SETBACKS

Any building shall comply with the setback distances from internal boundaries and road boundaries as set out in Table below. Any non-compliance with these will require a resource consent.

| ALLOTMENTS 500m <sup>2</sup> TO 700m <sup>2</sup>   |                       |            |
|---|-----------------------|------------|
| BUILDING TYPE                                       | SETBACK FROM BOUNDARY |            |
|   | INTERNAL              | ROAD / ROW |
| Dwelling or principal building                      | 2m                    | 4m         |
| Garage: wall length <7m and door faces road or ROW  | 1m                    | 5.5m       |
| Garage: wall length <7m and door faces internal bdy | 1m                    | 2m         |
| Garage: wall length >7m and door faces road or ROW  | 2m                    | 5.5m       |
| Garage: wall length >7m and door faces internal bdy | 2m                    | 4m         |
| Accessory building: wall length <7m                 | 1m                    | 2m         |
| Accessory building: wall length >7m                 | 2m                    | 4m         |

| ALLOTMENTS 400m <sup>2</sup> TO 499m <sup>2</sup> |                       |            |
|---|-----------------------|------------|
| BUILDING TYPE                                     | SETBACK FROM BOUNDARY |            |
|   | INTERNAL              | ROAD / ROW |
| Dwelling or principal building                    | 2m                    | 3m         |
| Any garage: door faces road or ROW                | -                     | 5.5m       |
| Accessory building: wall length <7m               | -                     | -          |

**Note:**

Where a garage is proposed on a corner site (two road frontages), only one wall may be located up to 2m from a road boundary, provided that that wall does not contain a vehicle door and is less than 7m in length. All other walls are to be set back at least 4m from the road boundary, with walls containing a vehicle door set back 5.5m from the road boundary.

**Dwelling:**

Any building or buildings or any part of a building or buildings which is used as a self-contained area for accommodation or residence by one or more persons.

**Principal Building:**

Any building or buildings which is/are used as part of the primary activity or activities on the site. Principal buildings include dwellings but do not include accessory buildings.

**Accessory Building:**

Any building which is separate from the principal building on the site. This extends to include a sleepout (but not a family flat), garage or carport (whether freestanding or attached to any other building) shed, glasshouse, fence over 2 metres in height, swimming pool or similar structure.