

Building heights

Existing building heights



Proposed building heights



Within the Health Precinct heights of up to 32metres are permissible in areas shown with 14metre height limits, except for those properties sharing a boundary with Patrician Brothers College which are limited to 26 metres, subject to a minimum site area of 2,000 square metres

LEGEND

[White box]	NO HEIGHT LIMIT
[Green box]	J - 9m
[Yellow box]	N - 14m
[Orange box]	Q - 20m
[Red box]	T - 26m
[Dark red box]	U - 32m
[Purple box]	V - 38m
[Dark purple box]	W2 - 44m
[Light purple box]	Y - 50m
[Pink box]	AA - 64m

Additional building heights

Building heights with a minimum 2,000 sqm lot size



Incentive building heights on key sites



LEGEND

- NO HEIGHT LIMIT
- AC - 100m
- W2 - 44m

Incentive Height of Buildings

Incentive sites at the corner of Main Street and Sunnyside Road and Sunnyside Road and Newton Road have a permissible height increase to 44 metres for a maximum floorplate of 1,000 square metres subject to meeting design excellence competition provisions.