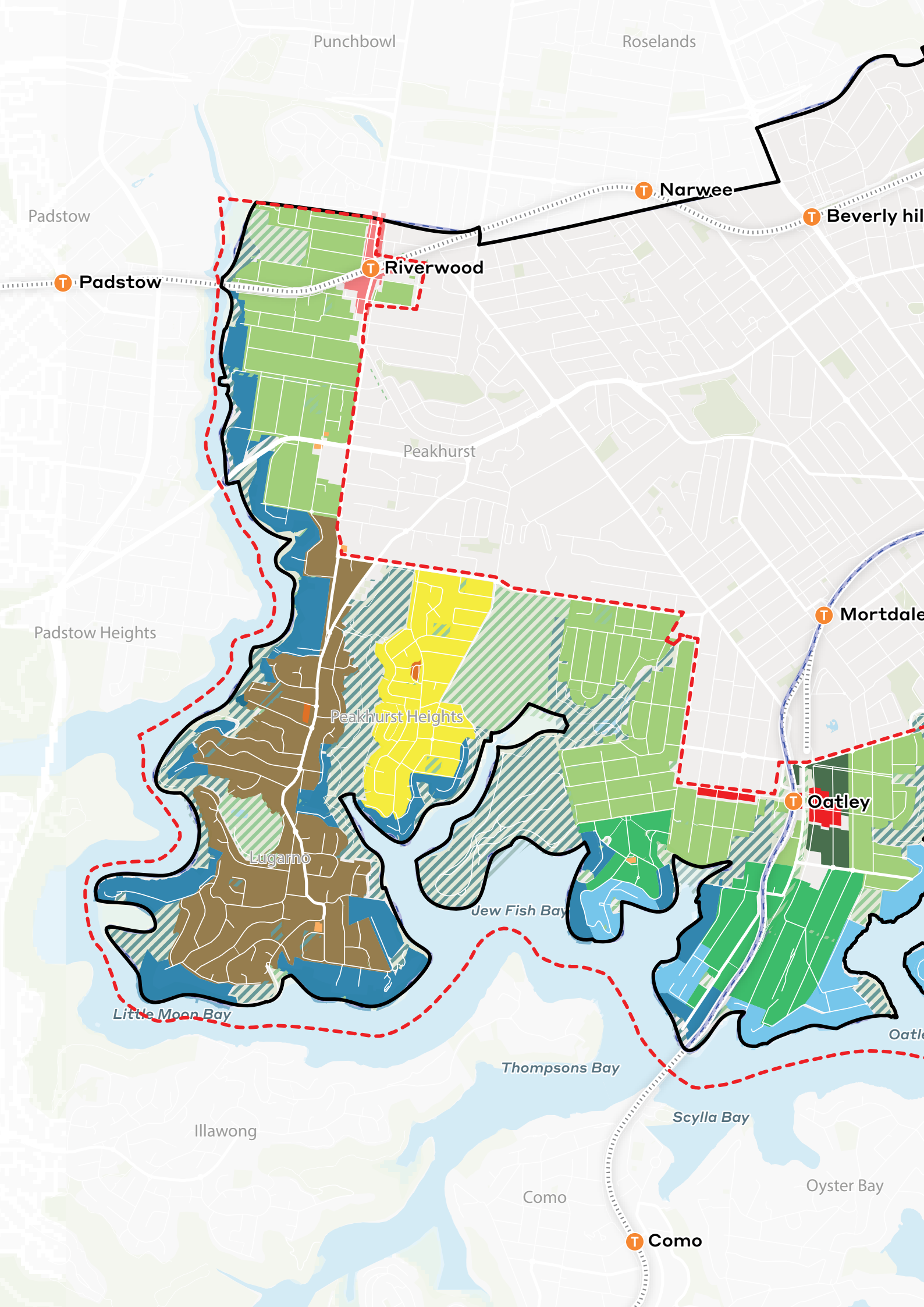


Georges River Neighbourhood Character

Site Survey Matrix

December 2020

(amended August 2023)



Punchbowl

Roselands

Padstow

T Narwee

T Beverly hill

T Padstow

T Riverwood

Peakhurst

Padstow Heights

T Mortdale

Peakhurst Heights

T Oatley

Lugarno

Jew Fish Bay

Little Moon Bay

Thompsons Bay

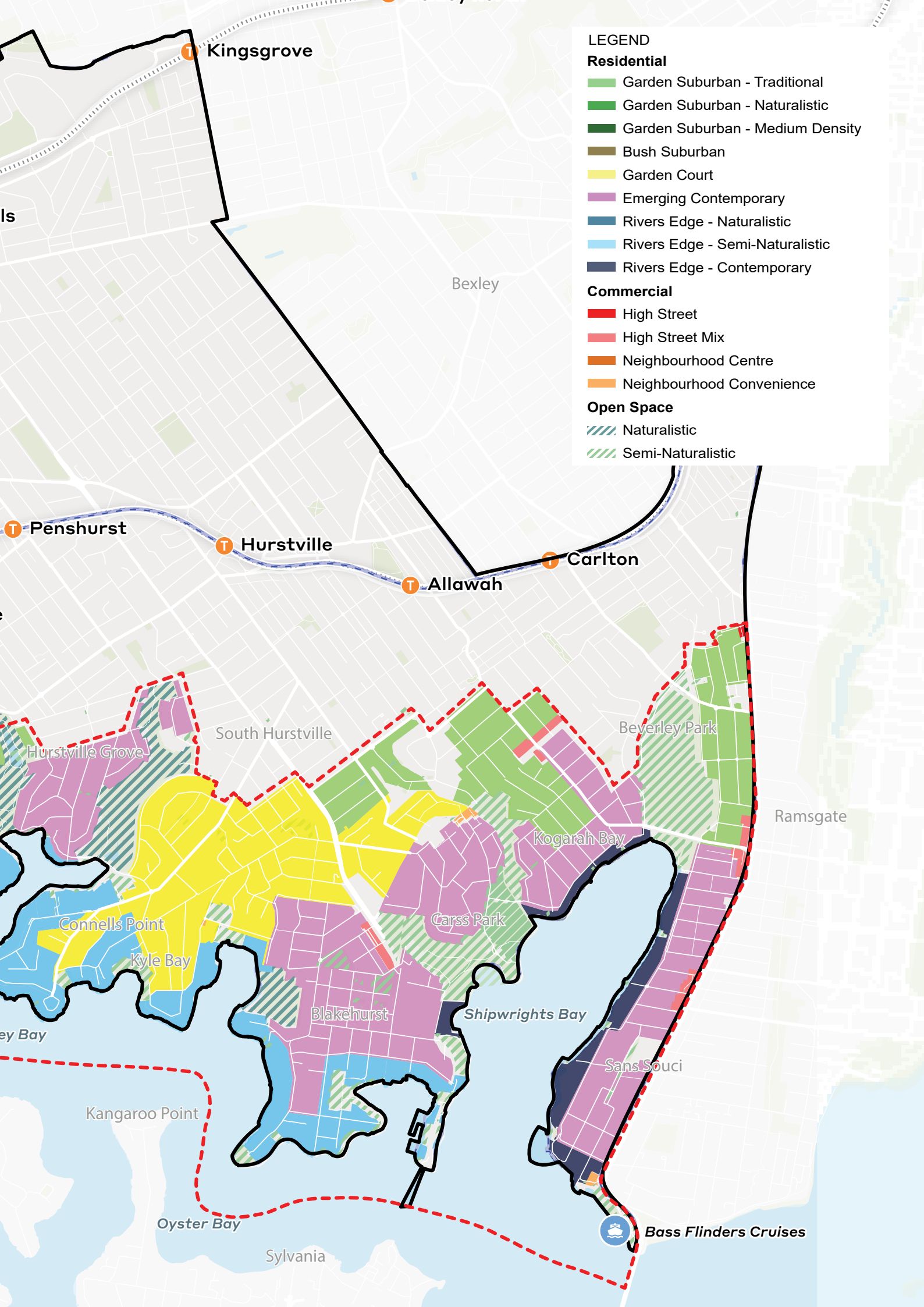
Scylla Bay

Illawong

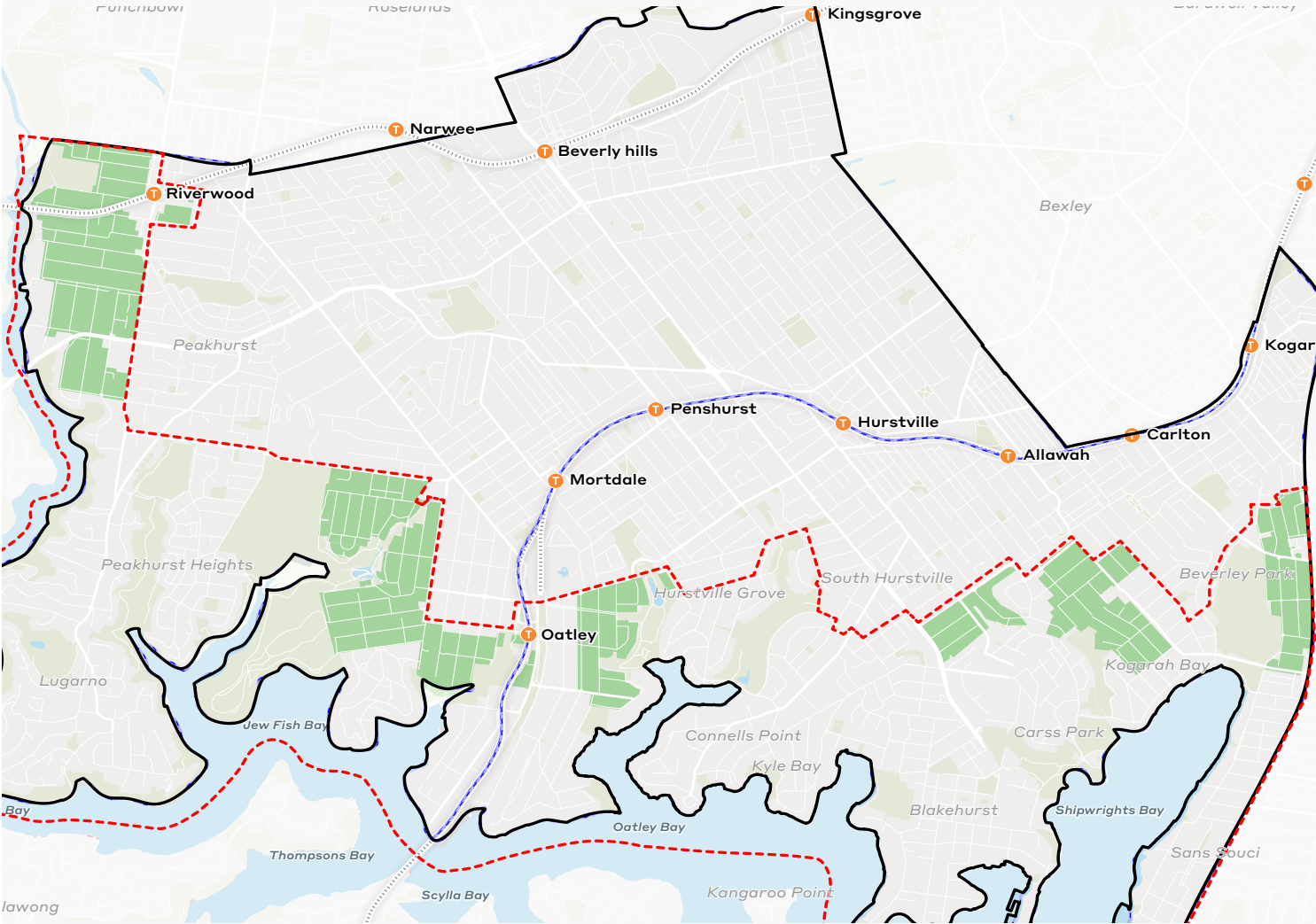
Como

Oyster Bay

T Como



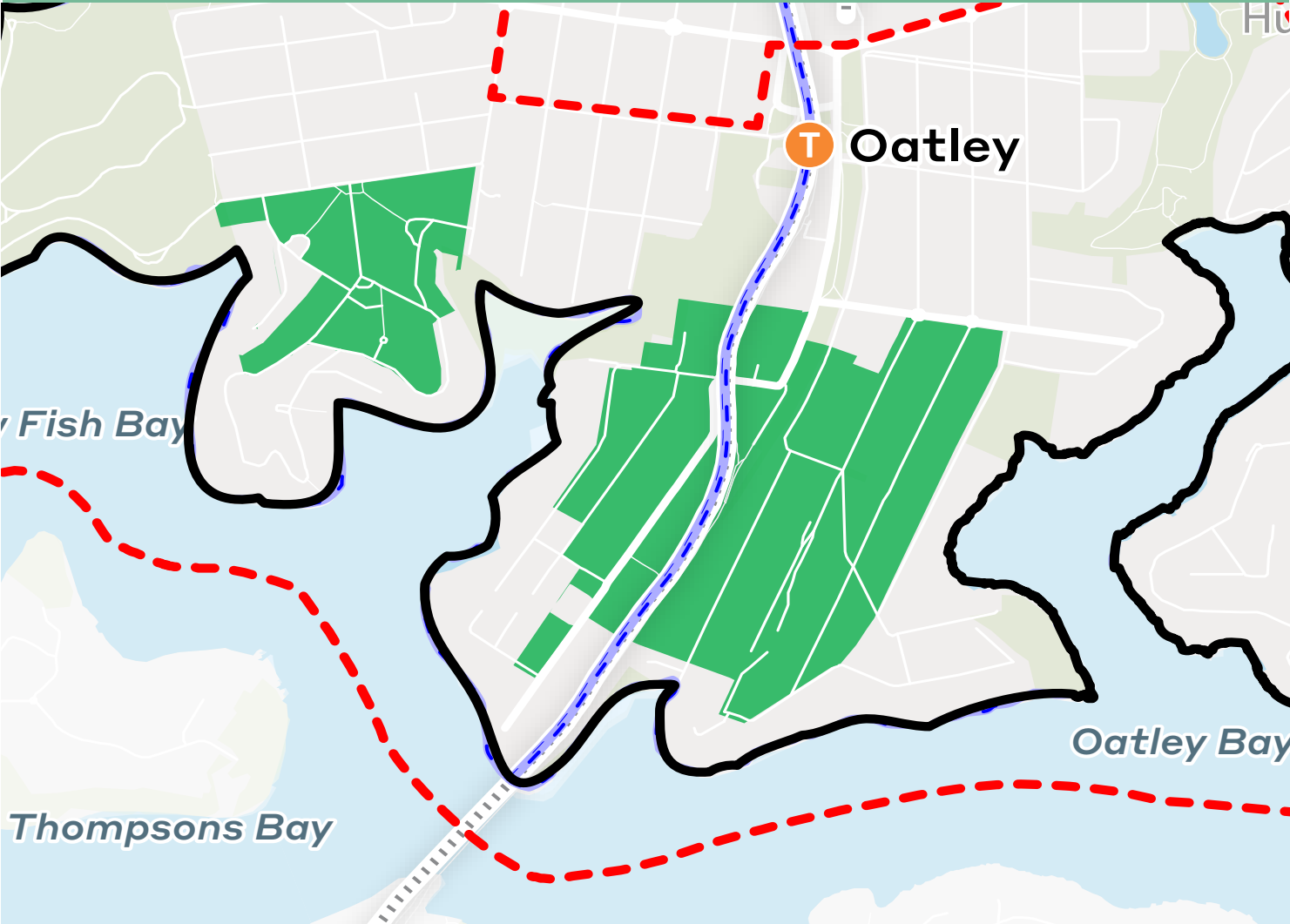
Garden Suburban - Traditional



Built Form					
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	
Setbacks & Siting					
Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		
Consistency of Setbacks	Consistent	Inconsistent	Other		

Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Views varied - closer to water homes maximised location with taller properties ensuring water views. Others, had view in surrounding suburban homes or sections of bush landscape.	

Garden Suburban - Naturalistic

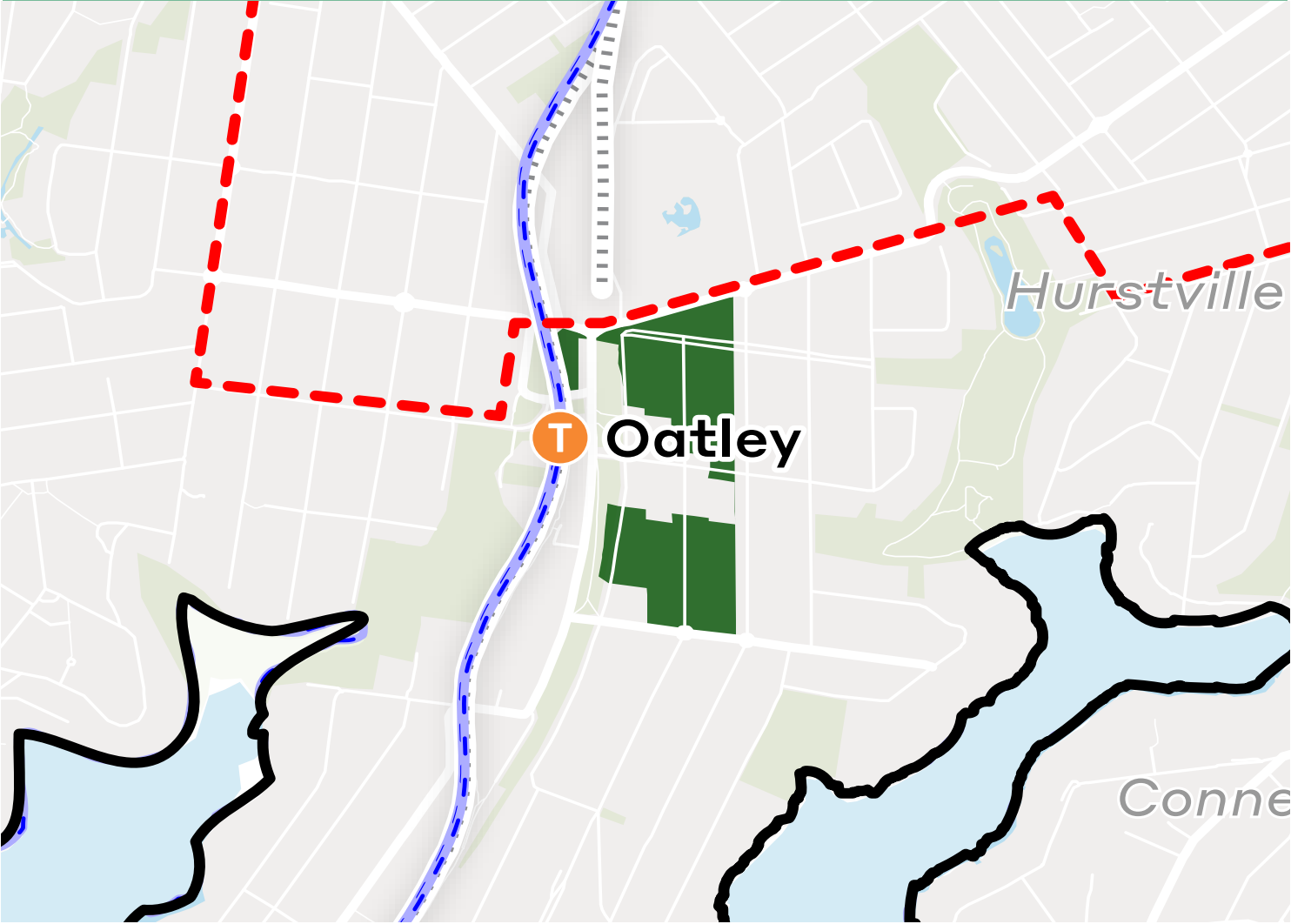


Notes:

Built Form					
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting					
Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		
Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river and reserves across dwellings from higher points - highly vegetated land/green spaces surround areas	

Garden Suburban - Medium Density

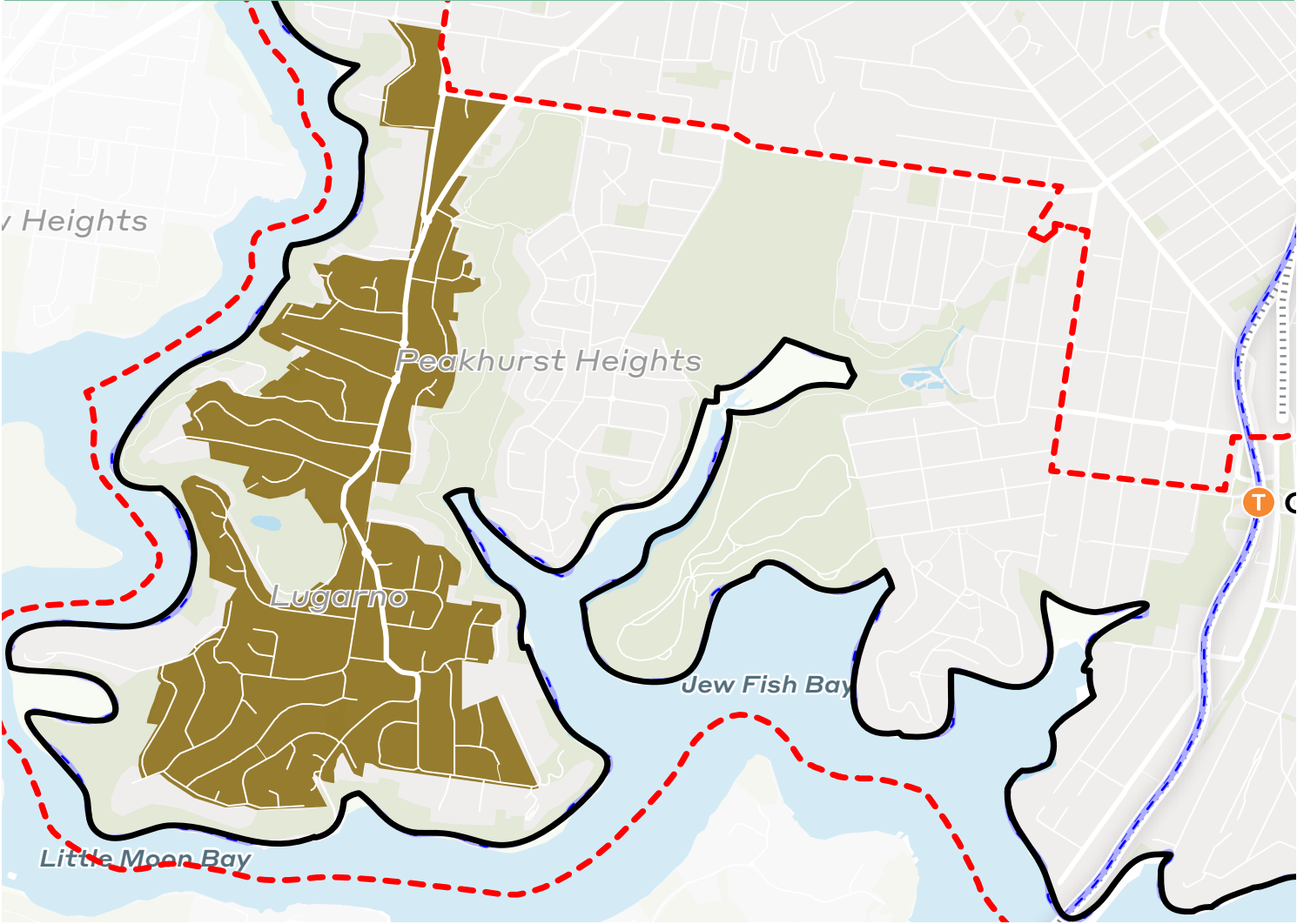


Notes:

Built Form					
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting					
Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		
Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Views across to otherside of street into neighbouring private single storey dwellings	

Bush Suburban

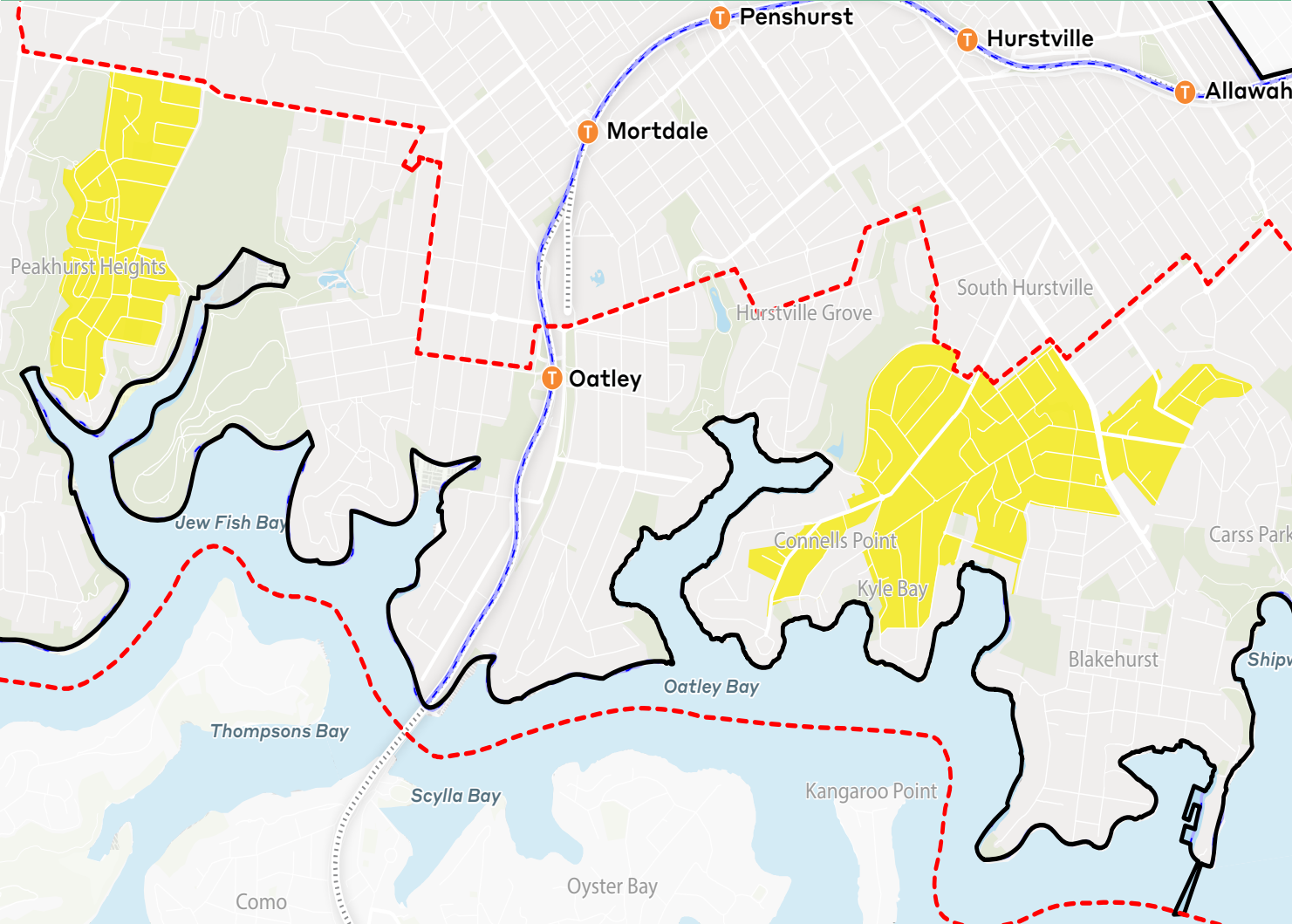


Notes:

Built Form					
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting					
Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		
Consistency of Setbacks	Consistent	Inconsistent	Other	Generally consistent, with inconsistent setbacks on curvilinear streets	
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	Occasional solid front boundary walls on steep inclines
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river and surrounding landscape, views over dwellings from high points	

Garden Court



Built Form

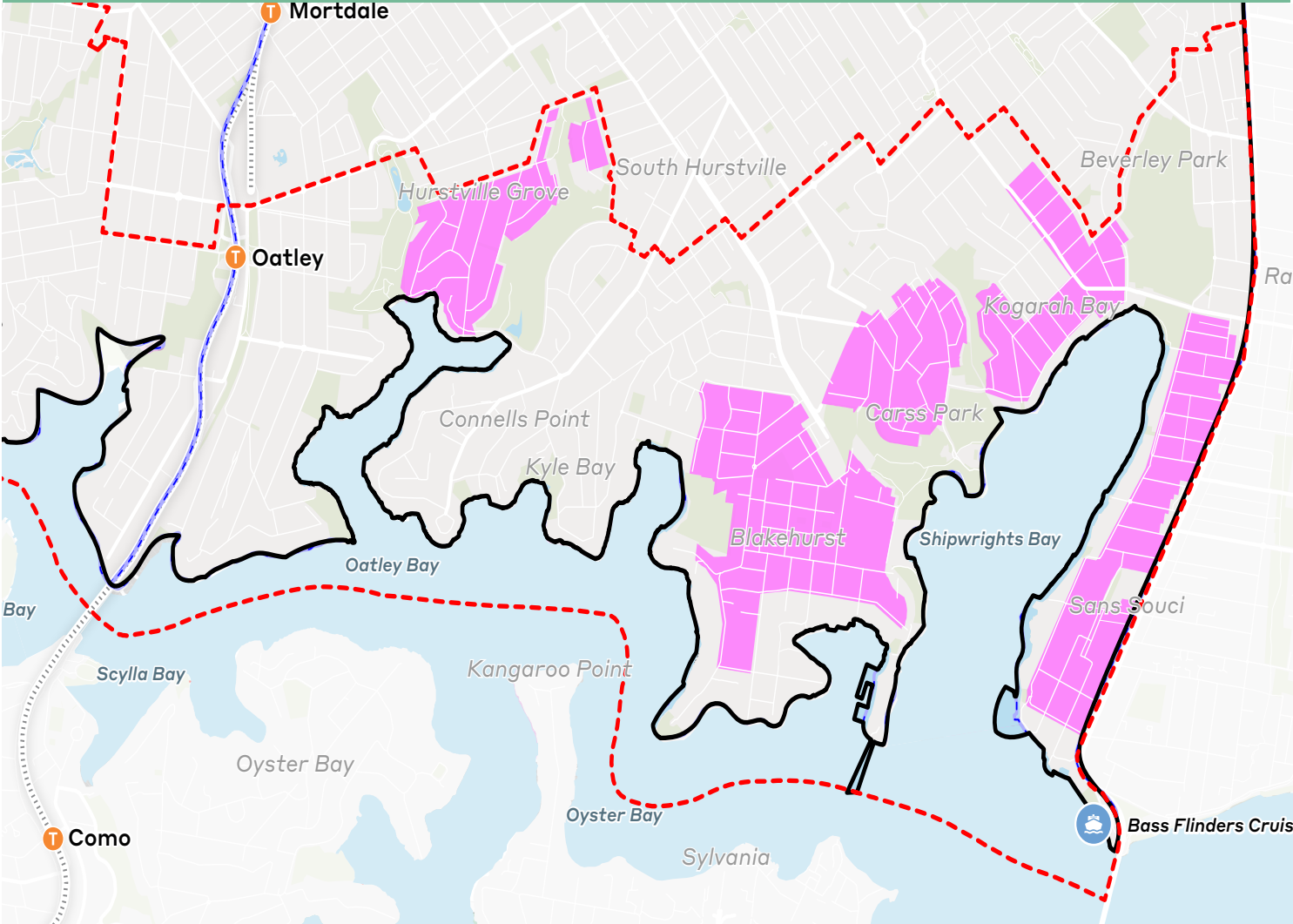
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting

Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		

Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Steeply sloping sections of sites have views of surrounding bush landscape and river below	

Emerging Contemporary



Built Form

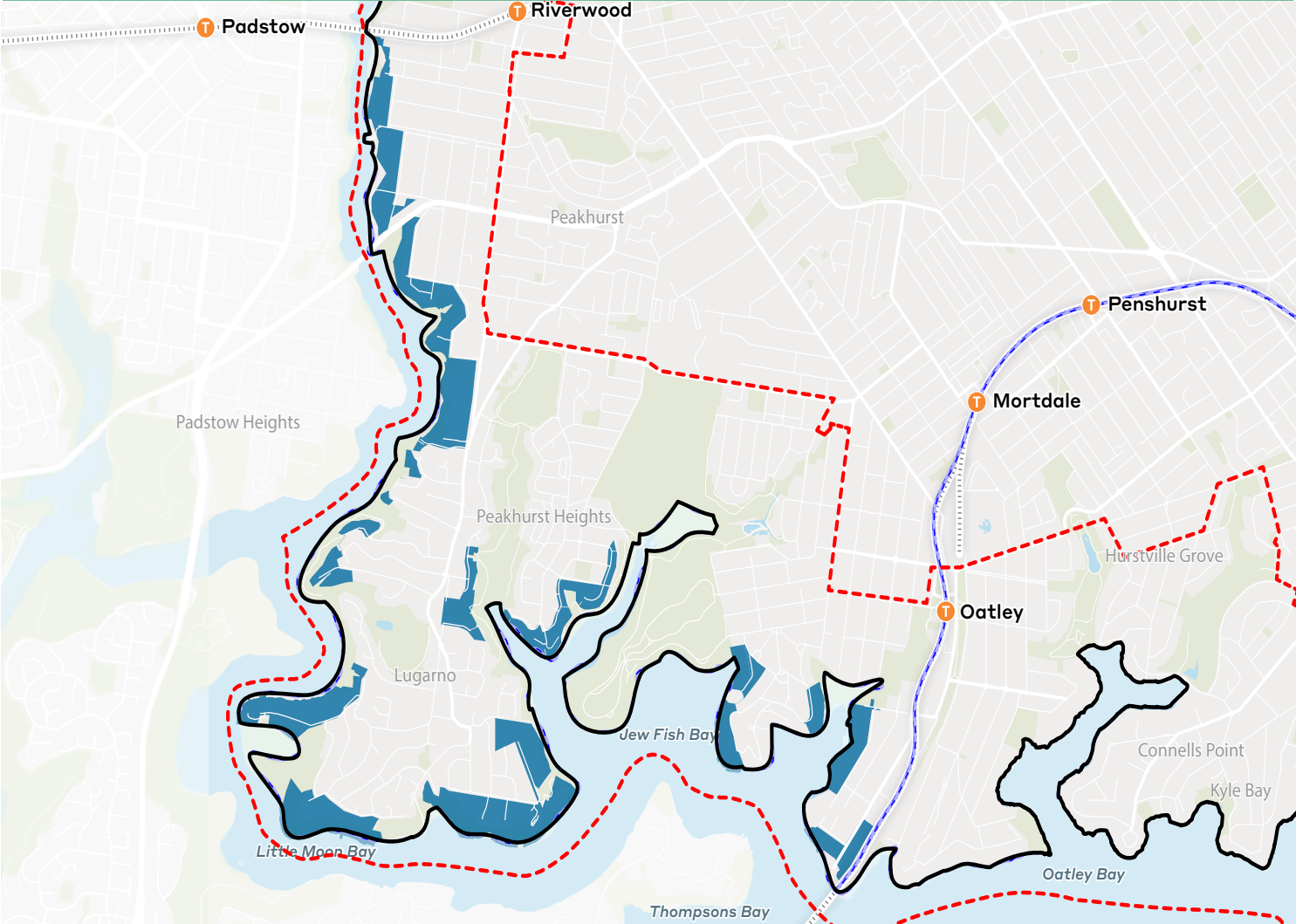
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting

Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		

Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind		
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river from some streets. Dwellings built to maximise views where they are close to the foreshore.	

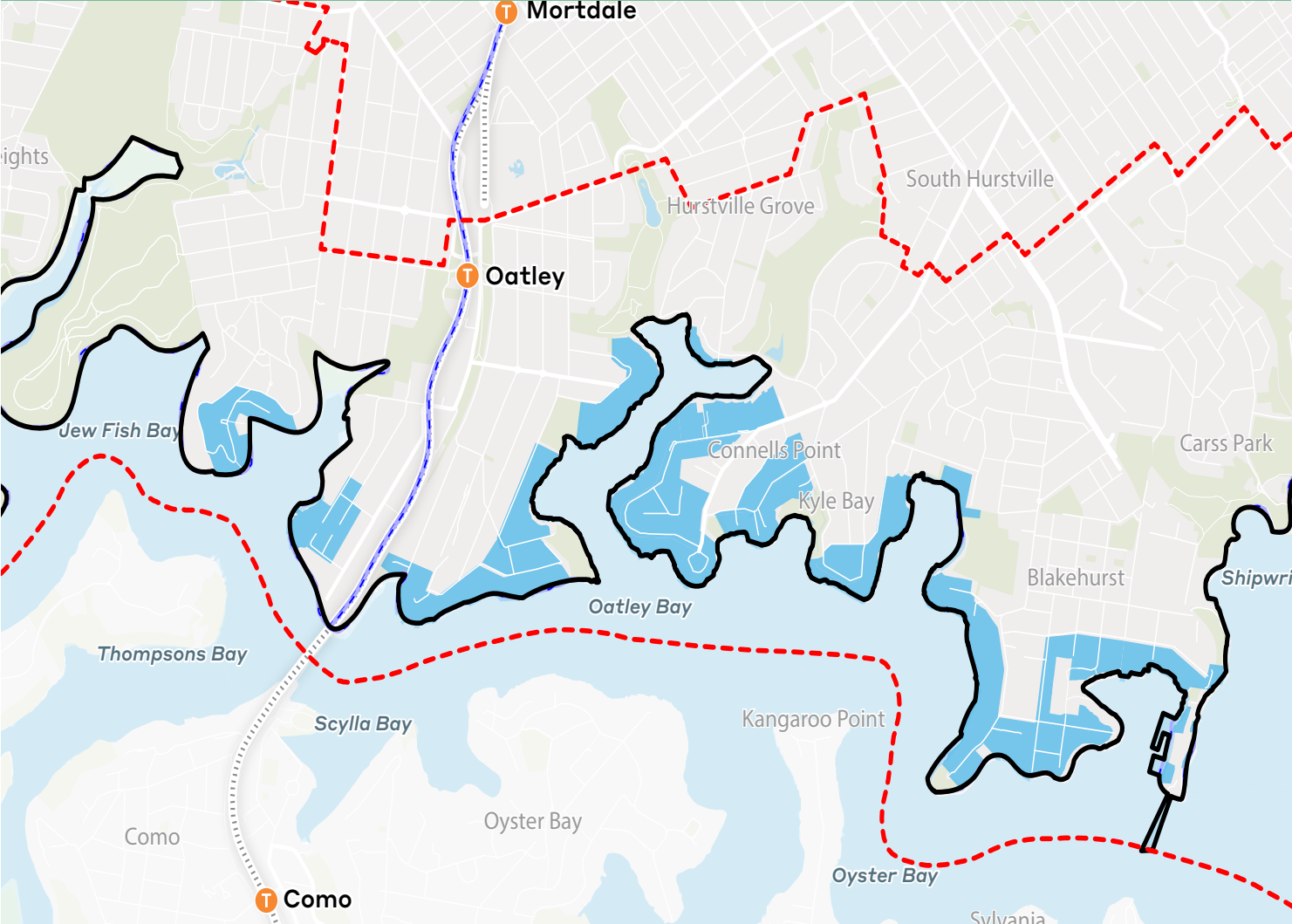
River Edge: Naturalistic



Built Form					
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	
Setbacks & Siting					
Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		

Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind	Varies by building's siting on lot	
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river and surrounding landscape, from street. Views of dwellings from the river, situated amongst dense vegetation.	

River Edge: Semi-Naturalistic



Built Form

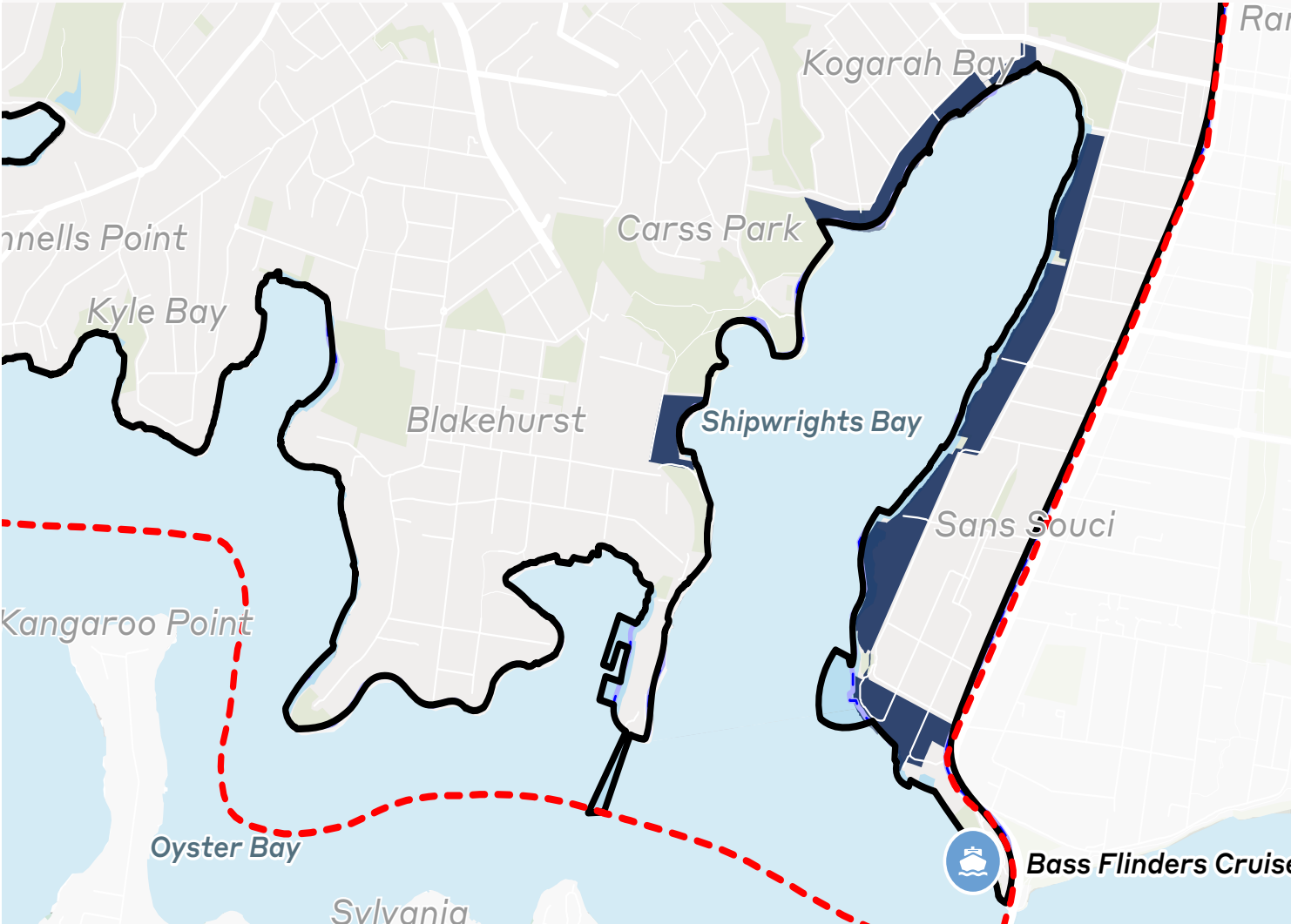
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Other
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting

Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		

Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind	Varies by building's siting on lot	
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river and surrounding landscape, from street. Views of dwellings from the river are more dominant due to lower levels of vegetation.	

River Edge: Contemporary



Built Form

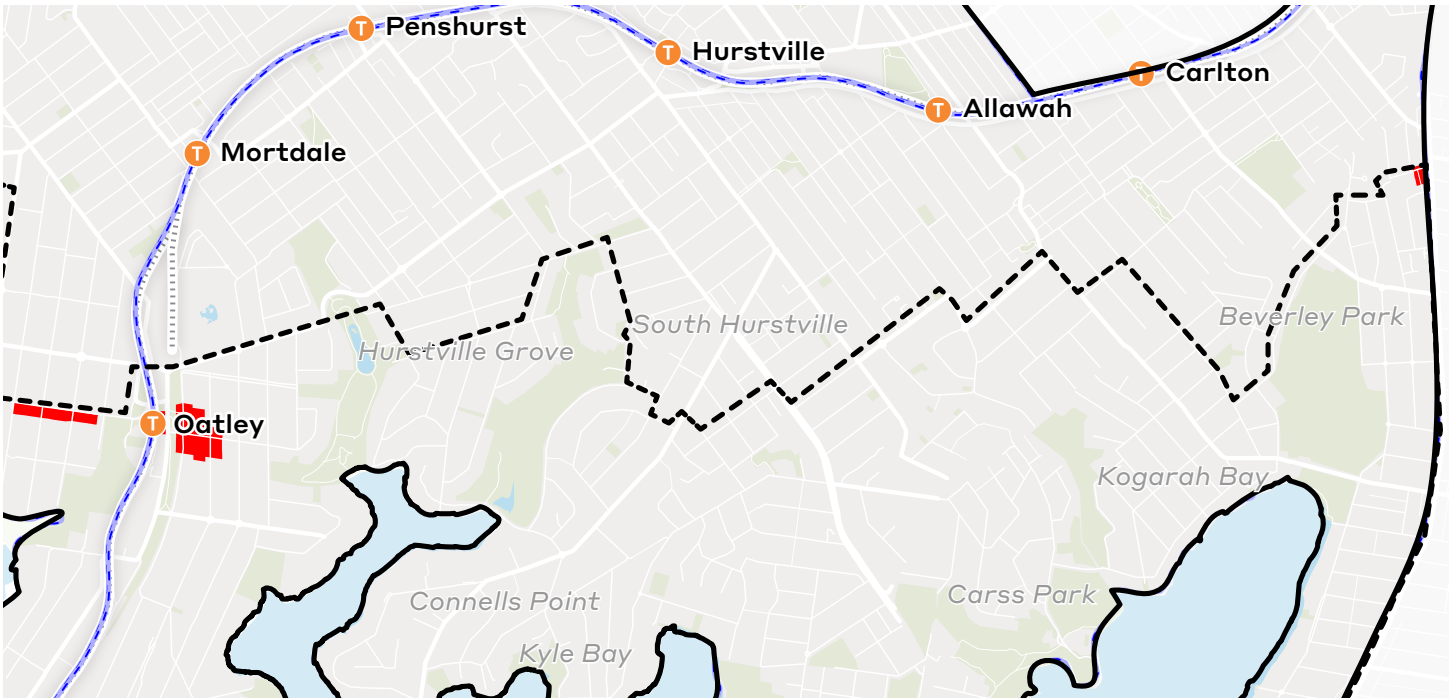
Era of Buildings	Post-war	Modern	Contemporary	Other	
Existing Building Quality	Poor	Good			
Primary Materials	Brick	Weatherboard	Concrete	Fibro	Glass
Roof Form	Hipped	Gabled	Flat	Low Pitch	High Pitch
Roof Material	Tile	Metal	Slate	Other	Concrete
Scale of Existing Development	Single Storey	Double Storey	Three Storey	Four Storey	Five Storey +
Dominant Residential Form	Detached	Semi-Detached	Attached	Other	
Dominant Residential Typology	Single Dwelling	Unit	Townhouse	Apartment	

Setbacks & Siting

Front Setbacks	None	1-3m	3-6m	7-9m	9m+
Side Setbacks (L)	1m	3-4m	4m+		
Side Setbacks (R)	1m	3-4m	4m+		

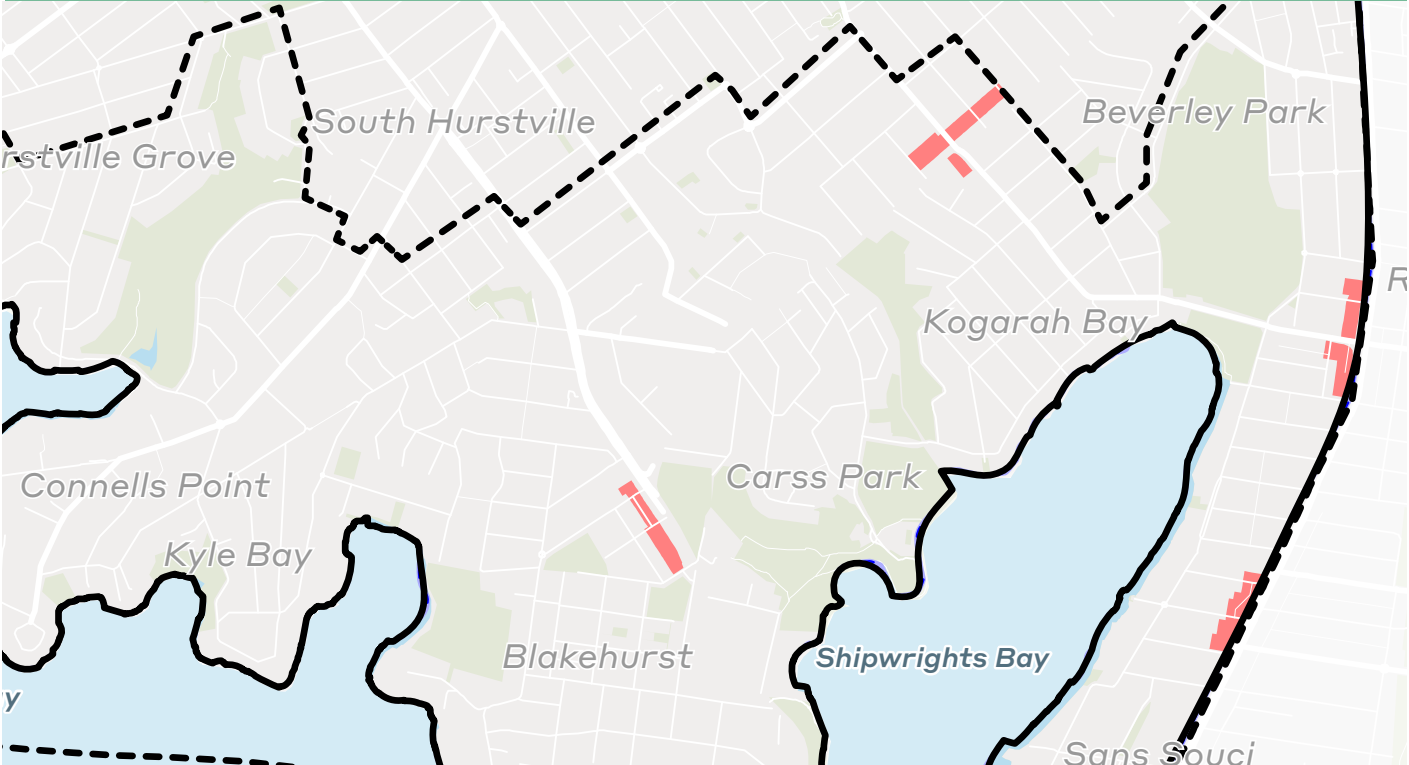
Consistency of Setbacks	Consistent	Inconsistent	Other		
Orientation	Street	Angular	Side	Other	
Frontage Type	Street	River	Both	Notes:	
Dominance of Parking Structures	Equal	Forward	Behind	Varies by building's siting on lot	
Front Setback Landscaping	Permeable	Impermeable	Single Driveway	Double Driveway	Additional Hardscaping
Fencing					
Front Fence Height	None	0.5-1m	1-1.5m	1.5m +	
Front Fence Type	Transparent	Solid	None	Other	
Geology					
Geology	Vegetated	Exposed rock	Cliff Edge	Other	
Topography					
Topography	Flat	Sloping	Undulating	Steep	
Vegetation					
Garden/ Landscaping	Low Level	Established	Formal	Canopy Trees	
Type	Native	Non Native	Mix		
Street Layout and Public Realm					
Road Network	Grid	Curvilinear	Court		
Footpath Presence	Both Sides	One Side	Not Present		
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)	
Drainage	Kerb and Channel	Swale/landscaped	Unmade	Other	
Established Public Landscaping	Low	Medium	High		
Street Tree Planting	Regular	Irregular	Boulevard		
Street Tree Types	Native	Non Native	Formal	Informal	
Views					
Views	Yes	No	Notes:	Intermittent views to river and surrounding landscape, from street. Views of dwellings from the river are more dominant due to lower levels of vegetation.	

Business Zone: High Street



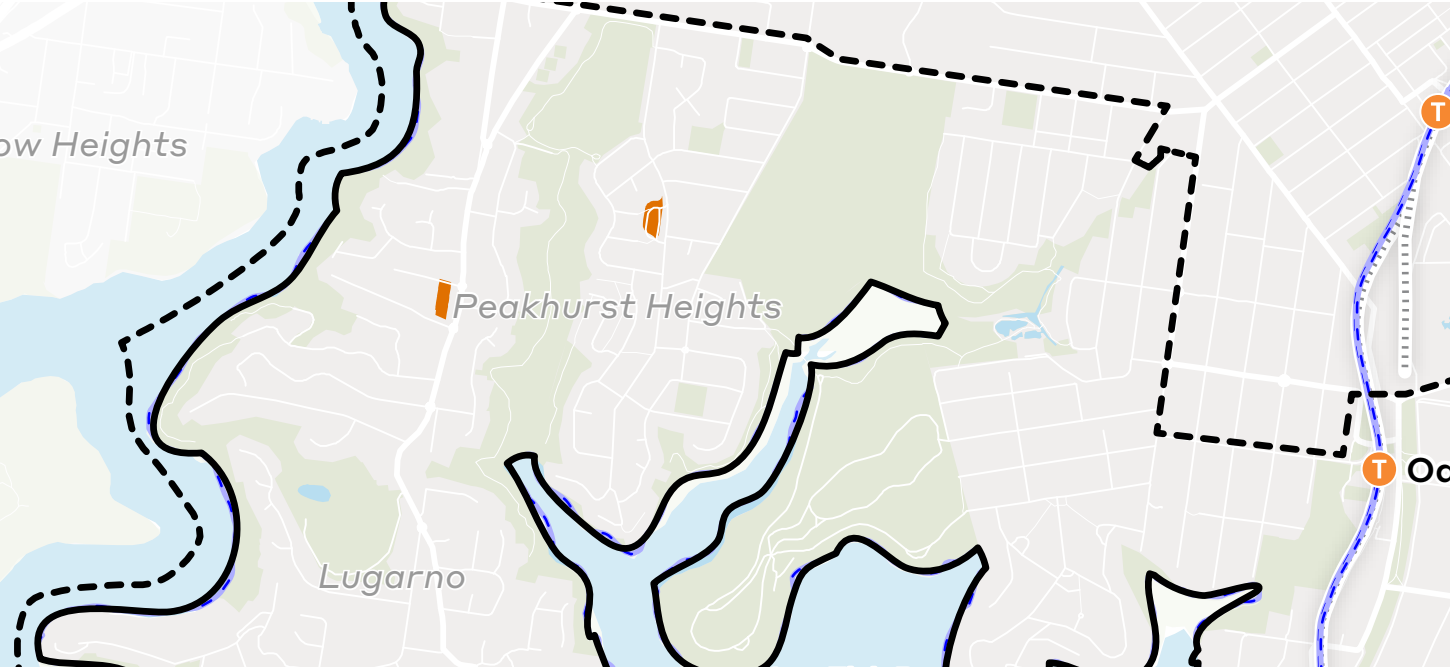
Context and Setting				
Topography	Flat	Undulating	Steep	Gentle Slope
Road Network	Sealed/Unsealed	Strip	Grid	Winding
Drainage	Kerb + Channel	Swale	Other	
Public Space	Open Space	Public Plaza	Creeks	None
Road Reserve	Median Strips	On-street parking	Boulevard of Trees	
Views	No	Yes	Describe: Views to vegetation or residential dwellings at either end of commercial strip.	
Interfaces	Residential	Open Space/Foreshore	Industrial	Commercial
Public Realm				
Public Realm	Footpath: both sides, paved or concrete	Street Tree planting	Lighting: attached to power lines or light poles	Way-finding
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)
Landscaping & Parking				
Formal Landscaping	No	Yes	Location:	
Vegetation	Remnant	Canopy Trees	Native	Exotic
Front Fences	No	Yes		
Permeable Surfaces	No	Yes	Type:	
Parking	Front	Rear	Sleeved	On-street
Built Form				
Building Height	1 storey	2 storeys	3 storeys	4+ storeys
Building Setback for Landscaping	No	Yes		
Front Setbacks	None	1-3m	3-6m	7m+
Side Setbacks	None	1-3m	3-6m	7m+
Materials	Brick	Concrete	Glass	Steel
Era	Interwar	Post War	Modern	Contemporary

Business Zone: High Street Mix



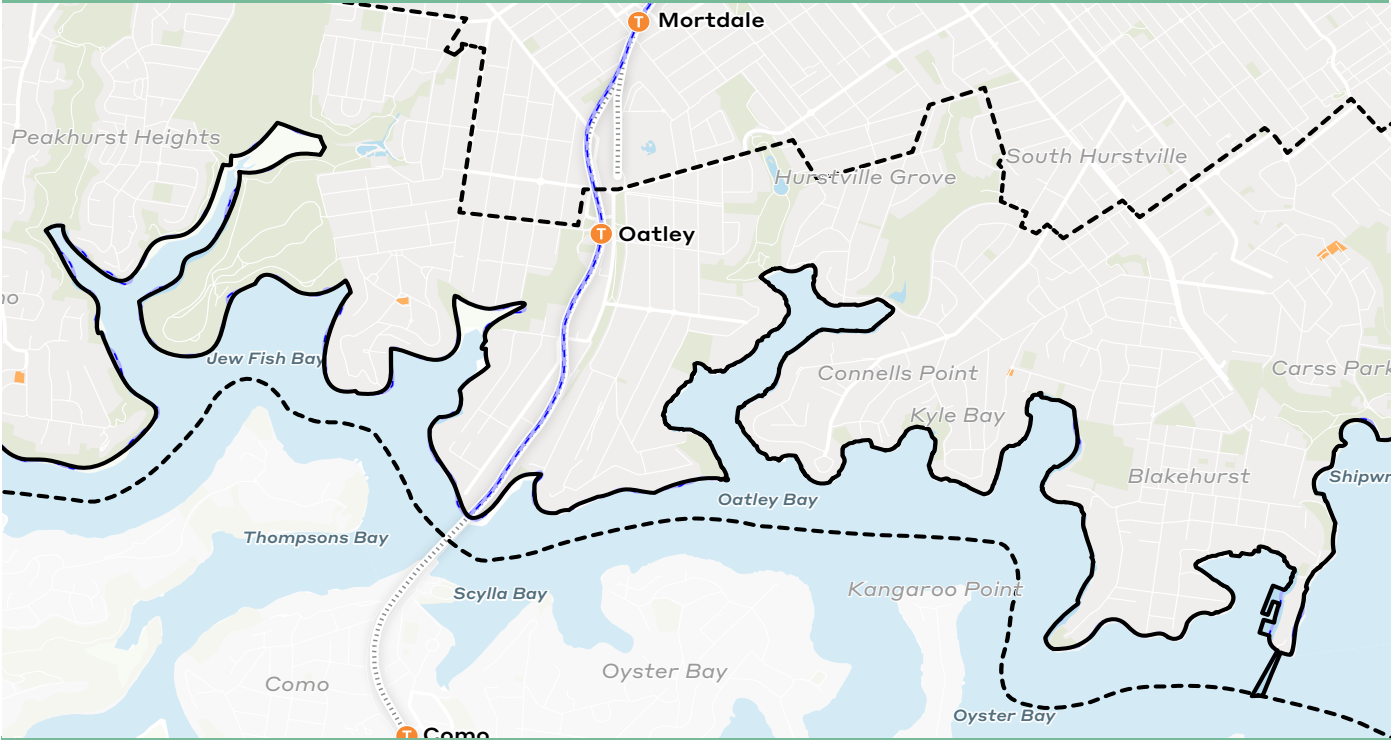
Context and Setting				
Topography	Flat	Undulating	Steep	Gentle Slope
Road Network	Sealed/Unsealed	Strip	Grid	Winding
Drainage	Kerb + Channel	Swale	Other	
Public Space	Open Space	Public Plaza	Creeks	None
Road Reserve	Median Strips	On-street parking	Boulevard of Trees: Occasional, one or both sides	
Views	No	Yes	Describe: Views to vegetation or residential dwellings	
Interfaces	Residential	Open Space/Foreshore	Industrial	Commercial
Public Realm				
Public Realm	Footpath: both sides, paved or concrete	Street Tree planting	Lighting: attached to power lines or light poles	Way-finding
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)
Landscaping & Parking				
Formal Landscaping	No	Yes	Location:	
Vegetation	Remnant	Canopy Trees: occasional	Native	Exotic
Front Fences	No	Yes		
Permeable Surfaces	No	Yes	Type:	
Parking	Front	Rear	Sleeved	On-street
Built Form				
Building Height	1 storey	2 storeys	3 storeys	4+ storeys
Building Setback for Landscaping	No	Yes		
Front Setbacks	None	1-3m	3-6m	7m+
Side Setbacks	None	1-3m	3-6m	7m+
Materials	Brick	Concrete	Glass	Steel
Era	Interwar	Post War	Modern	Contemporary

Business Zone: Neighbourhood Centre



Context and Setting				
Topography	Flat	Undulating	Steep	Gentle Slope
Road Network	Sealed/Unsealed	Strip	Grid	Winding
Drainage	Kerb + Channel	Swale	Other	
Public Space	Open Space	Public Plaza	Creeks	None
Road Reserve	Median Strips	On-street parking	Boulevard of Trees	
Views	No	Yes	Describe: Views to vegetation or residential dwellings	
Interfaces	Residential	Open Space	Industrial	Commercial
Public Realm				
Public Realm	Footpath: one side, paved or concrete	Street Tree planting	Lighting: individual light poles	Way-finding
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)
Landscaping & Parking				
Formal Landscaping	No	Yes	Location: In front setback	
Vegetation	Remnant	Canopy Trees	Native	Exotic
Front Fences	No	Yes		
Permeable Surfaces	No	Yes	Type: Incorporated into landscape design	
Parking	Front	Rear	Sleeved	On-street
Built Form				
Building Height	1 storey	2 storeys	3 storeys	4+ storeys
Building Setback for Landscaping	No	Yes		
Front Setbacks	None	1-3m	3-6m	7m+
Side Setbacks	None	1-3m	3-6m	7m+
Materials	Brick	Concrete	Glass	Steel
Era	Interwar	Post War	Modern	Contemporary

Business Zone: Neighbourhood Convenience



Context and Setting

Topography	Flat	Undulating	Steep	Gentle Slope
Road Network	Sealed/Unsealed	Strip	Grid	Winding
Drainage	Kerb + Channel	Swale	Other	
Public Space	Open Space	Public Plaza	Creeks	None
Road Reserve	Median Strips	On-street parking	Boulevard of Trees	
Views	No	Yes	Describe: Views to vegetation or residential dwellings	
Interfaces	Residential	Open Space	Industrial	Commercial
Public Realm				
Public Realm	Footpath: one side, paved or concrete	Street Tree planting	Lighting: attached to power lines or light poles	Way-finding
Verge	None (footpath on road)	Narrow (approx 1-2m)	Average (approx 1.5-2.5m)	Generous (3m+)
Landscaping & Parking				
Formal Landscaping	No	Yes	Location:	
Vegetation	Remnant	Canopy Trees	Native	Exotic
Front Fences	No	Yes		
Permeable Surfaces	No	Yes	Type: Occasional grass/vegetated kerbside	
Parking	Front	Rear	Sleeved	On-street
Built Form				
Building Height	1 storey	2 storeys	3 storeys	4+ storeys
Building Setback for Landscaping	No	Yes		
Front Setbacks	None	1-3m	3-6m	7m+
Side Setbacks	None	1-3m	3-6m	7m+
Materials	Brick	Concrete	Glass	Steel
Era	Interwar	Post War	Modern	Contemporary

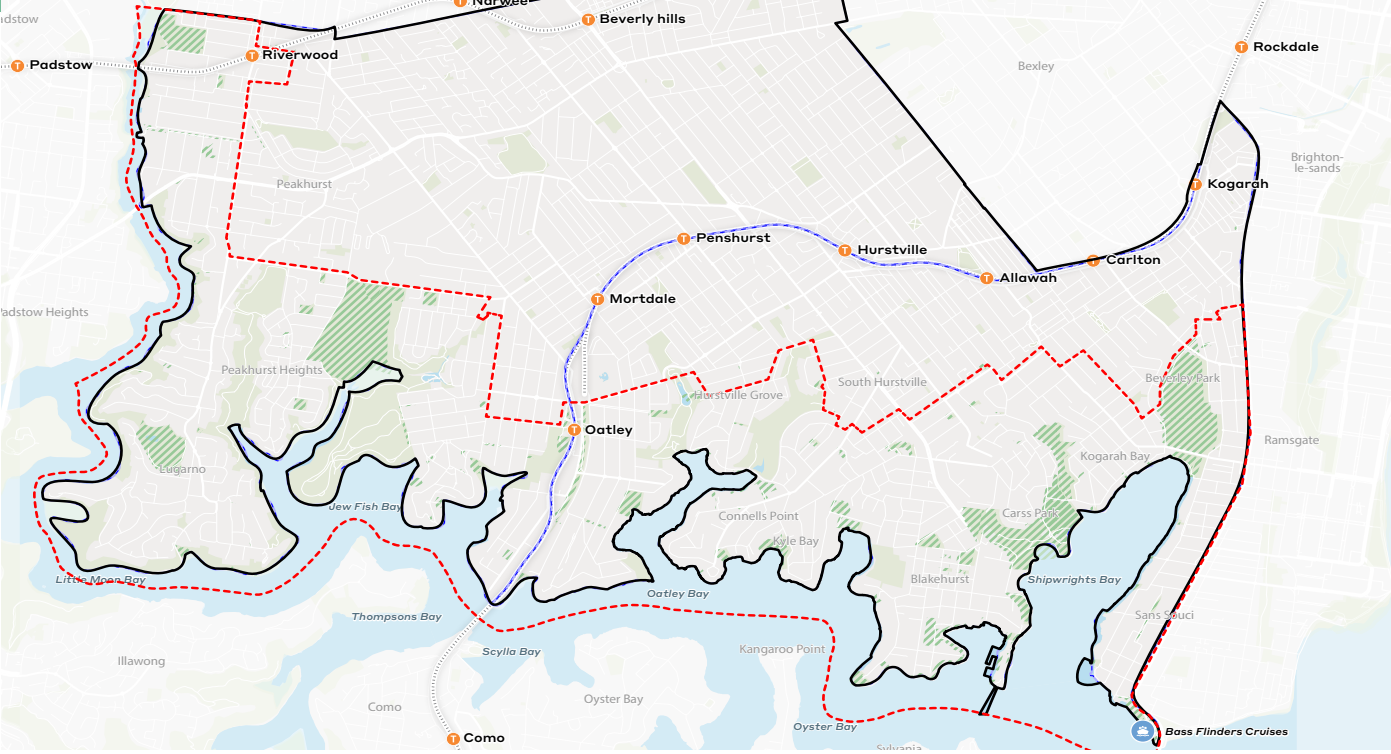
Open Space: Naturalistic



Context and Setting

Topography	Flat	Undulating	Steep	Gentle Slope
Views	No	Yes	Describe: Views to river and surrounding landscape, including dwellings	
Vegetation	High	Medium	Low	Exotic
Use	Passive	Active	Sports Facilities	Outdoor Furniture

Open Space: Semi-Naturalistic



Context and Setting

Topography	Flat	Undulating	Steep	Gentle Slope
Views	No	Yes	Describe: Views to river in locations abutting the foreshore	
Vegetation	High	Medium	Low	Exotic
Use	Passive	Active	Sports Facilities	Outdoor Furniture