

Townhouse and Low-Rise Code

Written Statement checklist



Under clause 55.01 (Application requirements) of the planning scheme an application must be accompanied by “a written statement outlining which standards are met and which are not

met. If a standard is not met, the written statement must include an explanation of how the development meets the corresponding objective having regard to the corresponding decision guidelines”.

This checklist can be used to complete the written statement.

Where all the applicable standards shaded in grey are met, an objector has no right of appeal.

Standard	Is standard fully met?	Does an objector have a right of appeal?	If the standard is not met, provide a written statement that includes an explanation of how the development meets the corresponding objective having regard to the corresponding decision guidelines
Standard B2-1 Street setback (Clause 55.02-1)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-2 Building height (Clause 55.02-2)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-3 Side and rear setbacks (Clause 55.02-3)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-4 Walls on boundaries (Clause 55.02-4)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-5 Site coverage (Clause 55.02-5)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-6 Access	☒ Yes	☐ Yes, if standard not met	

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Standard	Is standard fully met?	Does an objector have a right of appeal?	If the standard is not met, provide a written statement that includes an explanation of how the development meets the corresponding objective having regard to the corresponding decision guidelines
(Clause 55.02-6)		☐ No, if standard met	
Standard B2-7 Tree canopy (Clause 55.02-7)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B2-8 Front fences (Clause 55.02-8)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B3-1 Dwelling diversity (Clause 55.03-1)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-2 Parking location (Clause 55.03-2)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-3 Street integration (Clause 55.03-3)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-4 Entry (Clause 55.03-4)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-5 Private open space (Clause 55.03-5)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-6 Solar access to open space (Clause 55.03-6)	☒ Yes	No, irrespective of whether the standard is met or not.	

Standard	Is standard fully met?	Does an objector have a right of appeal?	If the standard is not met, provide a written statement that includes an explanation of how the development meets the corresponding objective having regard to the corresponding decision guidelines
Standard B3-7 Functional layout (Clause 55.03-7)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-8 Room depth (Clause 55.03-8)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-9 Daylight to new windows (Clause 55.03-9)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-10 Natural ventilation (Clause 55.03-10)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-11 Storage (Clause 55.03-11)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B3-12 Accessibility for apartment developments (Clause 55.03-12)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B4-1 Daylight to existing windows (Clause 55.04-1)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B4-2 Existing north-facing windows (Clause 55.04-2)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	

Standard	Is standard fully met?	Does an objector have a right of appeal?	If the standard is not met, provide a written statement that includes an explanation of how the development meets the corresponding objective having regard to the corresponding decision guidelines
Standard B4-3 Overshadowing secluded open space (Clause 55.04-3)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B4-4 Overlooking (Clause 55.04-4)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B4-5 Internal views (Clause 55.04-5)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B5-1 Permeability and stormwater management (Clause 55.05-1)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B5-2 Overshadowing domestic solar energy systems (Clause 55.05-2)	☒ Yes	☐ Yes, if standard not met ☐ No, if standard met	
Standard B5-3 Rooftop solar energy generation area (Clause 55.05-3)	☒ Yes	No, irrespective of whether the standard is met or not.	.
Standard B5-4 Solar protection to new north-facing windows (Clause 55.05-4)	☒ Yes	No, irrespective of whether the standard is met or not.	

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Standard B5-5 Waste and recycling (Clause 55.05-5)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B5-6 Noise impacts (Clause 55.05-6)	☒ Yes	No, irrespective of whether the standard is met or not.	
Standard B5-7 Energy efficiency for apartment developments (Clause 55.05-7)	N/A	No, irrespective of whether the standard is met or not.	