

**ASSESSMENT CRITERIA Regulation 80 – Walls and Carports on Boundaries**

The Minister for Planning (in his Minister's Guideline: MG/12. June 2005) has set out the objective and decision guidelines that Council must have regard to when considering varying a design and siting standard.

**Note:** If any matter set out in the guideline is not met, then Council must refuse consent.

To assist Council in determining if the objective and decision guidelines have been met, please describe how your application meets the following appropriate assessment criteria.

**Objective:** To ensure that the location, length and height of a wall on a boundary respects the existing or preferred neighbourhood character and limits the impact on the amenity of existing dwellings.

**Decision Guidelines:** (a) the location, length and/or height of the wall will be appropriate taking into account the prevailing location, length and/or height of boundary walls of existing buildings on nearby allotments; or

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**Decision Guidelines:** (b) the location, length and/or height of the wall will be more appropriate taking into account the preferred character of the area, where it has been identified in the relevant planning scheme; or

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**Decision Guidelines:** (c) the slope of the allotment and or existing retaining walls or fences reduce the effective height of the wall; or

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**Decision Guidelines:** (d) the wall abuts a side or rear lane; or

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**Decision Guidelines:** (e) the increased wall height is required to screen a box gutter; or

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**Decision Guidelines:** (f) the location, length and/or height of the wall(s) will not result in a significant impact on the amenity of existing dwellings on nearby allotments; and

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**Decision Guidelines:** (g) the location, length and height of the wall is consistent with a building envelope that has been approved under a planning scheme or planning permit and/or included in an agreement under Section 173 of the Planning and Environment Act 1987; and

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**Decision Guidelines:** (h) the location, length and height of the wall is consistent with any relevant neighbourhood character objective, policy or statement set out in the relevant planning scheme.

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**INFORMATION PRIVACY:** The information supplied on this form is shared with the Victorian Building Authority, the Electoral Commission and other government agencies as required by law and in accordance with Council's Privacy Policy which is published at [www.whittlesea.vic.gov.au](http://www.whittlesea.vic.gov.au).