



Ballina Shire Development Control Plan 2012

Building Line Map Sheet BL_007_020

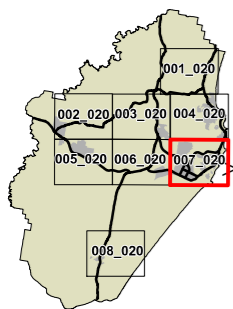
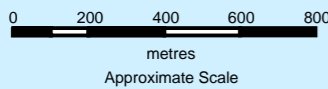
Residential Building Line

- BE Building Envelopes
- Foreshore Building Line Foreshore Building Line
- 3.0 Street Setback 3.0m
- 3.5 Street Setback 3.5m
- 4.0 Street Setback 4.0m
- 4.3 Street Setback 4.3m
- 4.6 Street Setback 4.6m
- 6.0 Street Setback 6.0m
- 7.0 Street Setback 7.0m
- 7.6 Street Setback 7.6m
- 10.0 Street Setback 10.0m
- 20.0 Street Setback 20.0m
- 25.0 Street Setback 25.0m
- Lane Setback 3.5m Lane Setback 3.5m
- Lane Setback 4.6m Lane Setback 4.6m
- 6.0 Lane Setback 6.0m
- Special Area Setbacks (as detailed) Special Area Setbacks (as detailed)

Cadastre
Cadastre 21/04/2021
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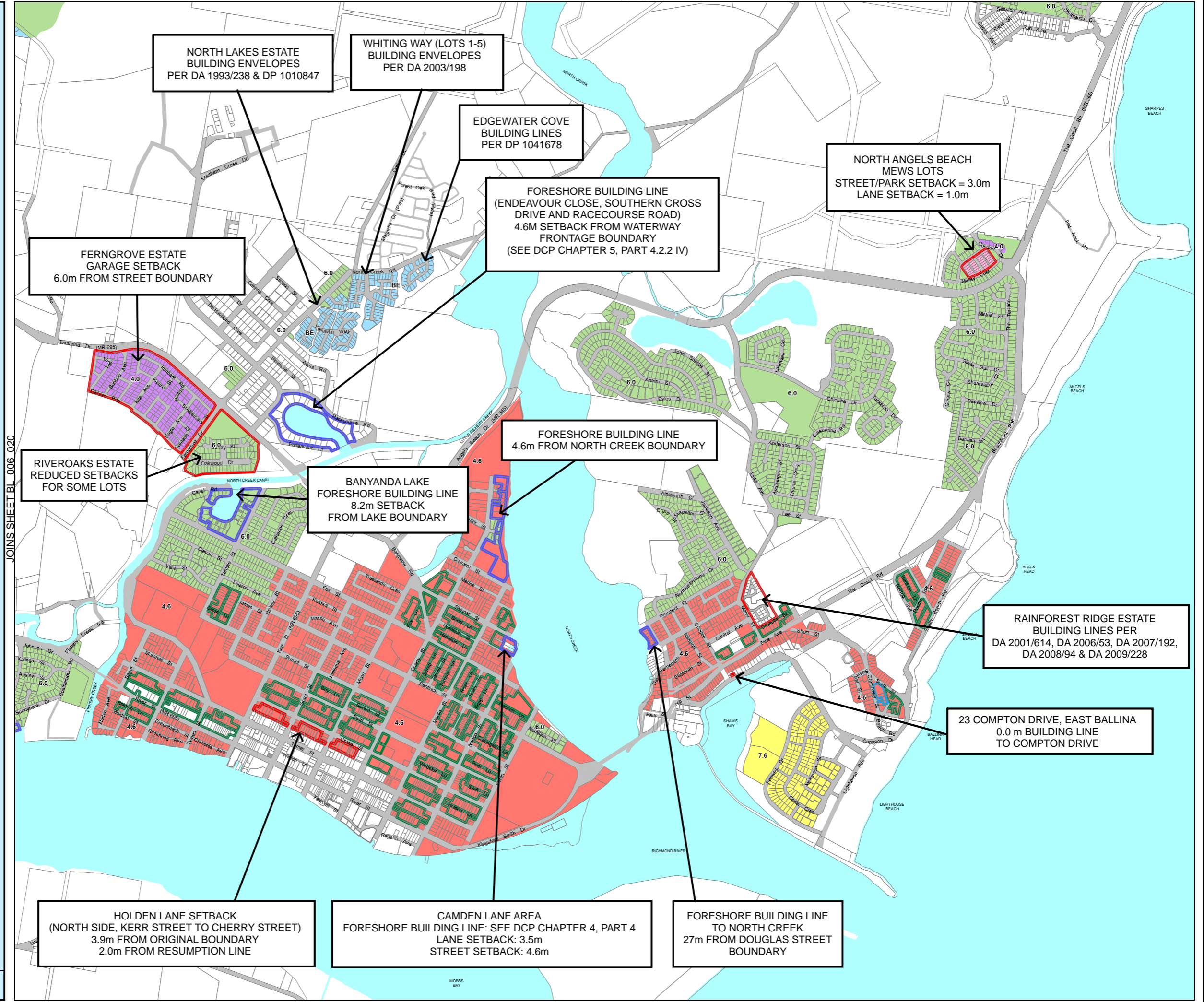
Projection GDA 1994
Zone 56



DISCLAIMER

Although all care is taken in the preparation of this map, Ballina Shire Council accepts no responsibility for any misprints, errors, omissions or inaccuracies.

The information contained within this map is for graphic presentation only and should not be scaled. Accurate measurements should be undertaken by survey.



**NORTH LAKES ESTATE
BUILDING ENVELOPES
PER DA 1993/238 & DP 1010847**

**WHITING WAY (LOTS 1-5)
BUILDING ENVELOPES
PER DA 2003/198**

**EDGEWATER COVE
BUILDING LINES
PER DP 1041678**

**FORESHORE BUILDING LINE
(ENDEAVOUR CLOSE, SOUTHERN CROSS
DRIVE AND RACECOURSE ROAD)
4.6M SETBACK FROM WATERWAY
FRONTAGE BOUNDARY
(SEE DCP CHAPTER 5, PART 4.2.2 IV)**

**NORTH ANGELS BEACH
MEWS LOTS
STREET/PARK SETBACK = 3.0m
LANE SETBACK = 1.0m**

**FERNGROVE ESTATE
GARAGE SETBACK
6.0m FROM STREET BOUNDARY**

**RIVEROAKS ESTATE
REDUCED SETBACKS
FOR SOME LOTS**

**BANYANDA LAKE
FORESHORE BUILDING LINE
8.2m SETBACK
FROM LAKE BOUNDARY**

**FORESHORE BUILDING LINE
4.6m FROM NORTH CREEK BOUNDARY**

**RAINFORREST RIDGE ESTATE
BUILDING LINES PER
DA 2001/614, DA 2006/53, DA 2007/192,
DA 2008/94 & DA 2009/228**

**23 COMPTON DRIVE, EAST BALLINA
0.0 m BUILDING LINE
TO COMPTON DRIVE**

**HOLDEN LANE SETBACK
(NORTH SIDE, KERR STREET TO CHERRY STREET)
3.9m FROM ORIGINAL BOUNDARY
2.0m FROM RESUMPTION LINE**

**CAMDEN LANE AREA
FORESHORE BUILDING LINE: SEE DCP CHAPTER 4, PART 4
LANE SETBACK: 3.5m
STREET SETBACK: 4.6m**

**FORESHORE BUILDING LINE
TO NORTH CREEK
27m FROM DOUGLAS STREET
BOUNDARY**