



M A D O X
by mirvac

DESIGN GUIDELINE CHECKLIST

Lot Number: _____

Purchaser Name: _____

Settlement Date: _____

Original Purchaser: _____

Design Elements	YES	NO	COMMENT
Main entry door clearly visible from the street.			
One habitable room window overlooking the primary street.			
Elevation includes a minimum of one of the following feature element/s:			
veranda with a separate roof and supporting posts, pillars or piers			
entry feature e.g. portico, pergola, masonry gateway wall			
balcony			
projecting blade wall			
built-in planter box			
roof feature			
window hood/canopy			
other			
Main windows - square or vertical proportion and consistent in shape and style.			
(Corner lot if applicable) Primary elevation materials/colours continued to the return fence location.			
(Corner lot if applicable) Window opening is provided to a habitable room with clear view of the street.			
(Corner Lot if applicable) Where designs that utilise the secondary street as the primary frontage, both street front elevations meet design guidelines for primary elevations.			
Garage Driveways and Storage	YES	NO	COMMENT
Enclosed car space/s have been provided.			
Carport is fitted with a remote controlled sectional door that is facing the street (if applicable).			
Garage/carport is constructed under the main roof.			
Driveway finish is not constructed of gravel, asphalt or grey concrete.			
Driveway and cross over to be constructed prior to occupancy.			
90mm diameter storm water pipe is provided under the driveway.			
Bin storage area is concealed from public view.			
Garage must be set back behind the main dwelling.			

Roofs	YES	NO	COMMENT
Pitched roof is minimum 24.5° or skillion roof is minimum 5°.			
Overhanging eaves have been provided to all elevations.			
Fencing	YES	NO	COMMENT
Fencing viewed from the street is no higher than 0.9m and is at least 50% visually permeable above 300mm high.			
Fencing materials and colours are consistent or complementary to the primary street elevation's finishes.			
No side fencing (on common boundaries) forward of dividing fences unless it is accompanied by front fencing, no higher than 0.9m and at least 50% visually permeable.			
Return and dividing fences (side and rear) commence 0.5m minimum behind the building line and are Colorbond colour Shale Grey.			
Fence on secondary street boundary of a corner lot is set back at least 4.0m from the corner truncation and is constructed of Colorbond colour Shale Grey.			
Colours and Materials (façade)	YES	NO	COMMENT
Two colours and two materials are used on the primary elevation (excludes roof, windows and any doors). Colour 1 _____ Colour 2 _____ Material 1 _____ Material 2 _____			
Bright and primary colours are not used as the dominant colour.			
Miscellaneous	YES	NO	COMMENT
Outbuilding/s not visible from the street.			
Drying areas, rainwater tanks, air conditioning units, solar hot water systems, satellite dishes, TV antennae etc. are not visible from the street.			
Meter boxes are not visible from the street and match the adjacent wall colour.			