

## 2.2 Dual Occupancy – Summary & Comparison

Control	Gosford DCP 2013	Wyong DCP 2013	Proposed	Notes
<b>Building Height</b>	Mapped in LEP - generally 8.5m & 2 Storey or 11m & 3 Storey)	7m maximum ceiling height or mapped in the LEP in some town centre areas	Mapped in LEP or 10m and generally 2 storeys	Align with adopted dwelling house provisions
<b>Front Setback</b>	6m 3rd storey an additional 1.5m	4.5m	4.5m or as per adjacent dwellings	Align with adopted dwelling house provisions.
<b>Side Setback</b>	1m 3rd storey an additional 1.5m	0.9m	for any part of the building with a height of up to 4.5m—0.9m, and for any part of the building with a height of more than 4.5m—0.9m plus one-quarter of the height of the building above 4.5m	Align with dwelling house provisions
<b>Rear Setback</b>	3m Exceptions if fronting a laneway to 1m ( max width 6m)	0.9m	4.5m	As per multi-dwelling housing
<b>FSR</b>	Mapped in the LEP 0.5:1 or 0.6:1	0.5:1 or as mapped in the LEP	0.5:1 or as mapped in the LEP	
<b>Private Open Space</b>	75m <sup>2</sup>	45m <sup>2</sup>	45m <sup>2</sup>	
<b>Parking Spaces</b>	125m <sup>2</sup> or less 1 space 125m <sup>2</sup> or more 2 spaces	1 space 1-3 br 2 spaces - 4 br+	1 space 1-3 br 2 spaces - 4 br+	
<b>Minimum Lot Size</b>	550m <sup>2</sup> attached (LEP provision) 800m <sup>2</sup> detached (LEP provision)	Side by side 550m <sup>2</sup> Front/rear 700m <sup>2</sup> Off Battle axe 800m <sup>2</sup>	Attached Dual Occupancy 550m <sup>2</sup> (LEP)  Detached Dual Occupancy 700m <sup>2</sup> (LEP)  Off a battle axe allotment - 800m <sup>2</sup> (excluding the area of the existing battle-axe handle)  Parent lot on steep sites (>15%) for front and rear configured development - 1000m <sup>2</sup> minimum lot size	The proposed lot size restrictions are draft LEP provisions