

STAGE B DESIGN GUIDELINES SUMMARY THIRTEENTH BEACH GOLF LINKS ESTATE



HOW THE DESIGN GUIDELINES WORK

To enhance 13th Beach's unique character, a set of design guidelines has been developed that promote a range and style of housing and materials that are in harmony with the surrounding environment.

Architectural, landscape and building guidelines protect your open space, picturesque views and ensure the highest building quality and design values are maintained.

The guidelines create a neighbourhood that displays individual character and diversity while complementing the Greater Geelong Planning Scheme and policy provisions.

These guidelines are designed to protect your investment at 13th Beach Golf Links Estate both now and into the future.

DESIGN APPROVAL PROCESS

1) Prior to commencing your design, contact and organise a meeting with the Architectural Design Committee (ADC). This will assist you in interpreting the guidelines, provide advice and answer any queries on design direction you are considering.

2) Submit house design application, building plans, and landscape plans to the ADC for review. If all information is provided and adheres to the guidelines, the ADC will endorse the plans. If further information or any alterations are required, you will be advised and need to resubmit.

3) Submit plans to the City of Greater Geelong Planning Department for approval and provision of a planning permit.

4) Submit building permit application including planning permit and ADC approval letter to an accredited building surveyor, once permit is received proceed with construction. Your selected builder will need to contact the ADC to arrange a formal site induction regarding the estate construction requirements.



CASHMORE DRIVE