

APPENDIX B - RECESSION LINES

Recession Line Controls

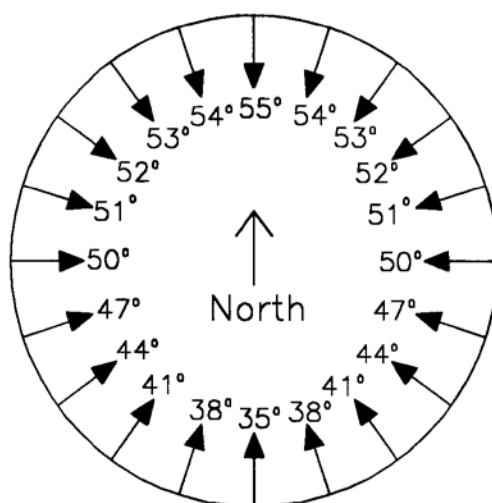
Recession lines incline from 2.5m above the site boundary towards the interior of a site through which no part of a building, unless otherwise specified may protrude. Chimneys, ventilation shafts, water tanks, elevator shafts, steeples, towers and similar parts of a building as constitute only decorative features may be excluded from the height calculations if such features have no undesirable effect on adjoining properties.

Where a single gable end faces a boundary the gable end may penetrate a recession line provided the line formed where the gable end and the recession plane meet is not greater than 2 metres in length.

Application Recession Lines

Angles for recession lines vary with the direction or bearing of each site boundary according to the diagram following and commence at points 2.5m above site boundaries. Recession line angles shall be calculated by orienting both the site plan and the relevant diagram to the true north, placing the recession diagram over the site plan with the circle tangential to the inside of the site boundary under consideration. The recession line angle is that indicated by the diagram at the point where it touches the site boundary. Where recession lines fall between those indicated on the diagram, interpolations shall be made.

Recession Line Indicator



Place tangential to inside of boundary

Note : North is True North

Recession Line Cross Sections

