

SAPPA Parcel Report

Date Created: July 7, 2025

The South Australian Property and Planning Atlas is available at the Plan SA website <https://sappa.plan.sa.gov.au/>



Address Details

Scale \approx 1:2257 (on A4 page)

Unit Number:

Street Number: 31

Street Name: OLIVEDALE

Street Type: ST

Suburb: BIRDWOOD

Postcode: 5234

100 metres \approx

The information provided, is not represented to be accurate, current or complete at the time of printing this report.

Property Details:

Council: ADELAIDE HILLS COUNCIL

State Electorate: KAVEL (2014), MORIALTA (2018), SCHUBERT (2022), SCHUBERT (2026)

Federal Electorate: MAYO (2013), MAYO (2016), MAYO (2019)

Hundred: TALUNGA

Valuation Number: 4710621002

Title Reference: CT5384/452

Plan No. Parcel No.: D25414A3

Zoning details next page

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Government of South Australia
Department for Housing and Urban Development

Zone Details

Zones

Township (Z6001) - T

Overlays

Hazards (Flooding) (O2403)

The Hazards (Flooding) Overlay seeks to minimise flood hazard risk to people, property, infrastructure and the environment.

Hazards (Bushfire - Medium Risk) (O2408) - Medium

The Hazards (Bushfire - Medium Risk) Overlay seeks to ensure development responds to the medium level of bushfire risk by siting and designing buildings to mitigate threat and impact of bushfires on life and property and facilitating access for emergency service vehicles.

Mount Lofty Ranges Water Supply Catchment (Area 2) (O3905)

The Mount Lofty Ranges Water Supply Catchment (Area 2) Overlay is to protect Adelaide's drinking water supply by limiting development to that which has a beneficial impact on the quality of water harvested from the Mount Lofty Ranges Watershed

Native Vegetation (O4202)

The Native Vegetation Overlay seeks to protect, retain and restore areas of native vegetation.

Prescribed Water Resources Area (O4802)

The Prescribed Water Resources Area Overlay seeks to ensure the sustainable use of water in prescribed water resource areas.

Regulated and Significant Tree (O5404)

The Regulated and Significant Tree Overlay seeks to mitigate the loss of regulated trees through appropriate development and redevelopment.

Traffic Generating Development (O6001)

The Traffic Generating Development Overlay aims to ensure safe and efficient vehicle movement and access along urban transport routes and major urban transport routes.

Urban Transport Routes (O6301)

The Urban Transport Routes Overlay seeks to ensure safe and efficient vehicle movement and access along urban transport routes.

Water Resources (O6902)

The Water Resources Overlay seeks to protect the quality of surface waters in South Australia.