



Indicative local park arrangement including:

- Playground (approx. 20x20m)
- Kick about space (flat, turfed area)
- Drinking fountain
- Shaded seating area(s)
- Subject to detailed design

Drainage lot encroachment into KHA coincides with existing cleared area

Bin Pads for Lots 58-61

Bin Pads for Lots 90 & 91

Vegetated batter

Area of Lot 901 is approximate only and subject to survey of riparian boundary or survey calculation of balance area

Overall Statistics Stages 1 & 2	
Total Area of Subdivision	12.115 Ha
Length of New Road	1173 m
Area of Road Reserve	1.9802 Ha
Saleable Lot Area	3.3033 Ha
Contour Interval	1.0 m

Residential Lot Yield Statistics Stages 1 & 2				
Lot Type	Frontage (m)	Depth (m)	Lots	%
Lot Type A	7.5	25-35	0	0%
Lot Type B	>7.5-10	25-35	47	52%
Lot Type C	>10-12.5	25-35	20	22%
Lot Type D	>12.5-18	25-35	19	21%
Lot Type E	>18-32	25-35	4	4%
Lot Type F	32+	25-35	0	0%
Total Residential Allotments			90	100%

- LEGEND**
- - Subject Site
 - ★ - Indicative Stormwater Management Area
 - - Proposed Public Open Space
 - - Mapped Koala Habitat Area
 - - Mapped Endangered Regulated Vegetation
 - - Extent of Exotic Vegetation (via ecology survey)
 - - Tree Protection Zone (via ecology survey)