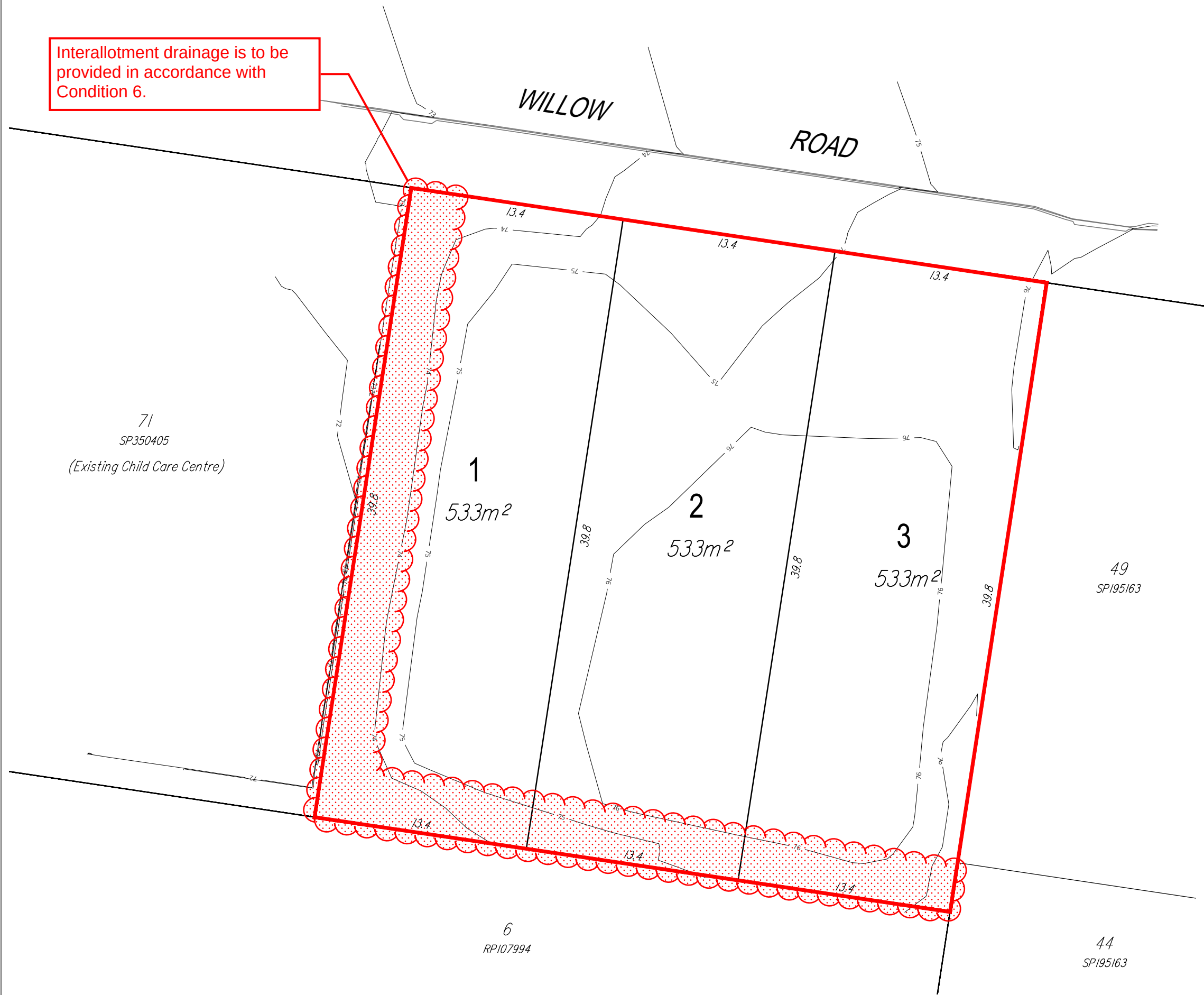


Interallotment drainage is to be provided in accordance with Condition 6.



NOTES

- (1) This plan was prepared for the purpose and exclusive use of HASHTAG IPSWICH HOMES PTY LTD to accompany an application to IPSWICH CITY COUNCIL for a Development Permit to Reconfigure the land described in the plan and is not to be used for any other purpose or by any other person or corporation. JFP URBAN CONSULTANTS PTY LTD accepts no responsibility for any loss or damage suffered howsoever arising to any person or corporation who may use or rely on this plan in contravention to the terms of this clause or clauses 2, 3, 4, 5 or 6 hereof.
- (2) The base information shown on this plan is from BPLANNED & SURVEYED detail survey plan (002276B-detail) dated 24/01/2025.
- (3) The dimensions, areas, size and location of improvements, flood information (if shown) and number of lots shown on this plan are approximate only and may vary.
- (4) Safety in Design
The Urban Design for the layout proposal has been developed to meet the stated project brief, as expressed in JFP Urban Consultants Offer for the works, and the Design Standards stipulated by the Local Authority named on this plan.
Non-standard design solutions adopted in the preparation of the layout are listed as follows;
• None
- (5) The State Government proposes changes to the Queensland Development Code to reflect the provisions of the National Construction Code 2022. These changes once implemented will have an impact on the design of the future dwellings on the proposed allotments identified on this plan. The amendments to the QDC may also be subject to transitional provisions and we would strongly recommend that you discuss these matters further with your preferred Building Certifier.
- (6) This plan may not be reproduced unless these notes are included.

LEGEND

SUBJECT SITE

PROPOSED RECONFIGURATION
NEW LOTS 1-3 CANCELLING
LOT 72 ON SP350405
TOTAL AREA 1600m²

Pursuant to the
Planning Act 2016, this plan
forms part of Council's
approval for

Approval No.: 9527/2026/RAL

Date: 27 July 2026

BRISBANE - SUNSHINE COAST - CENTRAL QLD
BRISBANE - JFP House
76 Ernest Street,
South Brisbane Qld 4101
P 07 3012 0100 W www.jfp.com.au
JFP URBAN CONSULTANTS PTY LTD A.C.N. 050 434 045

PLANNERS
URBAN DESIGNERS
SURVEYORS
ENGINEERS
LANDSCAPE ARCHITECTS

NORTH:

SCALE:
SCALE: @ A3 1:250

THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

DESIGNED	TJM	CHECKED	JL	COUNCIL REF
DRAWN	TJM	APPROVED	ST	L.A. IPSWICH CITY COUNCIL

ISSUES:

ISSUE	DETAILS	DATE	INIT
C	BASE INFO UPDATED	15-06-26	TJM
B	LOTS AMENDED	19-05-26	TJM
A	ORIGINAL	05-05-26	TJM

TITLE:

RECONFIGURATION PLAN
HASHTAG IPSWICH HOMES PTY LTD
69 WILLOW ROAD, REDBANK PLAINS

DETAILS:

JOB NUMBER:
B4990PA1_DA1 R1 C

SHEET:
1 OF 1

DATE:
15th June 2026