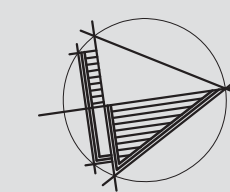


PROPERTY DESCRIPTION

LOTS 25012, 25013, 25014,
25015 & 25016 on SP303119

COUNCIL: LOGAN CITY COUNCIL

DEVELOPMENT ASSESSMENT

TOTAL SITE AREA - 5,104m²

STAGE 1A & STAGE 1B

DEVELOPMENT SITE AREA - 2,918m²LANDSCAPED AREA - 268m²

SITE COVER - 37.1%

(CALCULATED FOR STAGE 1 AREA ONLY)
(INCLUDES ALL ROOFED AREAS, FOR ALL BUILDINGS)

IMPERVIOUS AREAS

(STAGE 1 DEVELOPMENT SITE AREA)

- PRE SITE DEVELOPMENT - 0m²
- POST SITE DEVELOPMENT - 2,650m²
(INCLUDES BUILDING ROOFED AREAS)

BUILDING AREAS - GFA

- T3 - LOW IMPACT INDUSTRY - 440m²
- T2 - LOW IMPACT INDUSTRY - 600m²
(EXCLUDES REFUSE/SERVICES)

TOTAL BUILDING GFA - 1,040m²

EXTERNAL/OTHER AREAS

- REFUSE/SERVICES - 43m²

TOTAL AREAS - 1,083m²

STAGE 2

DEVELOPMENT SITE AREA - 2,186m²LANDSCAPED AREA - 405m²

SITE COVER - 42%

(CALCULATED FOR STAGE 2 AREA ONLY)
(INCLUDES ALL ROOFED AREAS, FOR ALL BUILDINGS)

IMPERVIOUS AREAS

(STAGE 2 DEVELOPMENT SITE AREA)

- PRE SITE DEVELOPMENT - 0m²
- POST SITE DEVELOPMENT - 1,781m²
(INCLUDES BUILDING ROOFED AREAS)

BUILDING AREAS - GFA

- T1 - FUEL SALES/SHOP - 300m²
(EXCLUDES REFUSE/SERVICES)

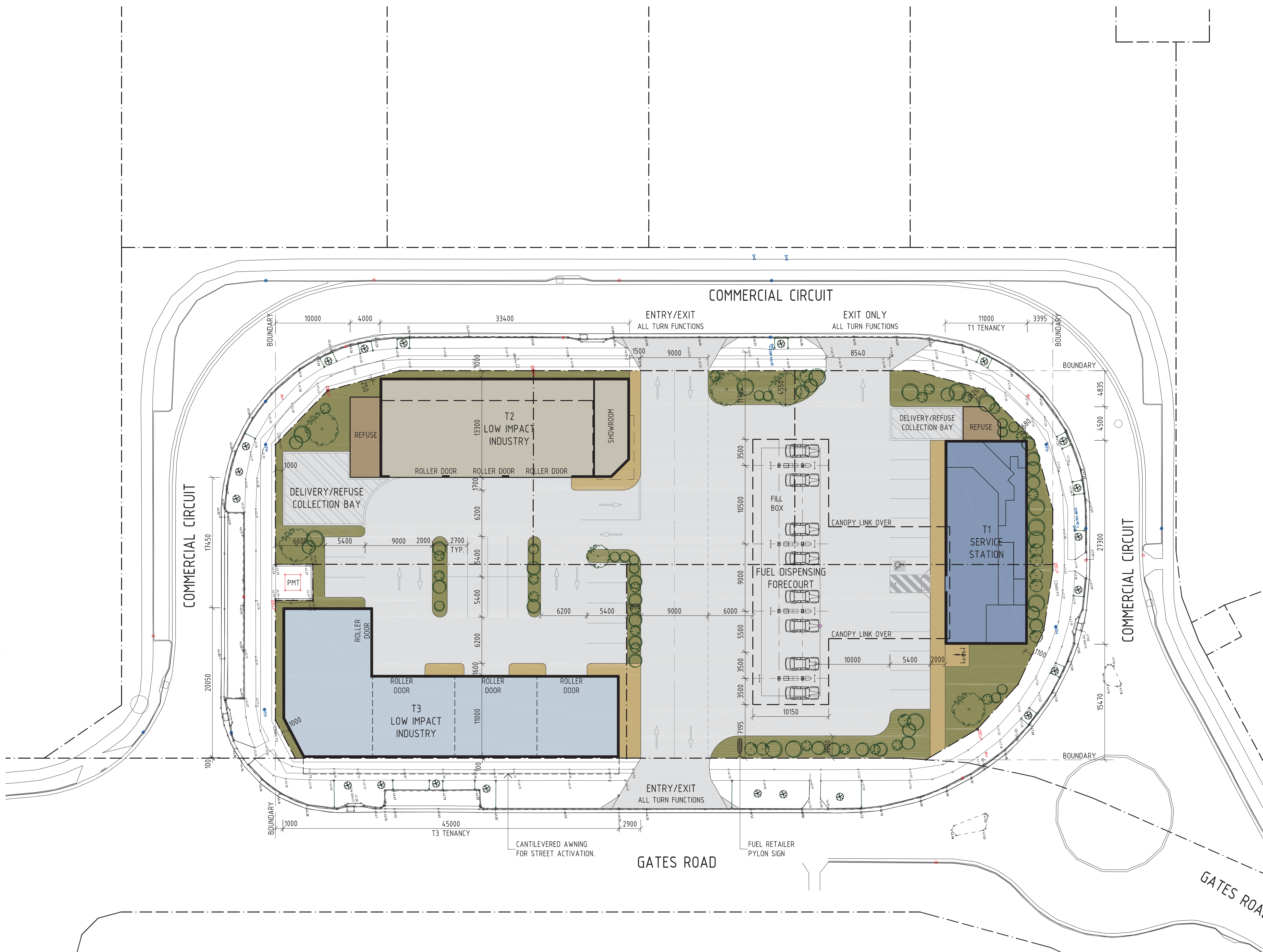
EXTERNAL/OTHER AREAS

- FUEL DISPENSING FORECOURT - 600m²
- T1 REFUSE/SERVICES - 20m²

TOTAL AREAS - 920m²PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2020/1109

Date: 5 February 2021



Consulting Engineer



- commercial / industrial / retail
- fast food restaurant design
- travel centre / service stations
- project concept to completion

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Check all dimensions on site prior commencement of works

Revision and approvals				Project Description	
Code	Date	By	Description	By	Description
C	15.12.2020	GN	STAGING REVISED (amended by ADAMS + SPARKES)		PROPOSED MIXED USE DEVELOPMENT
B	20.05.2020	GN	STAGING SEQUENCE REVISED. SCHEDULE UPDATED		GATES ROAD, FLAGSTONE
A	15.03.2020	GN	ISSUE FOR APPROVAL		

Scale
1:250 @ A1 / 1:500 @ A3
GNApproved
IssuedDrawing Title
PROPOSED SITE PLANDrawing Number
19042-DA01Revision
C