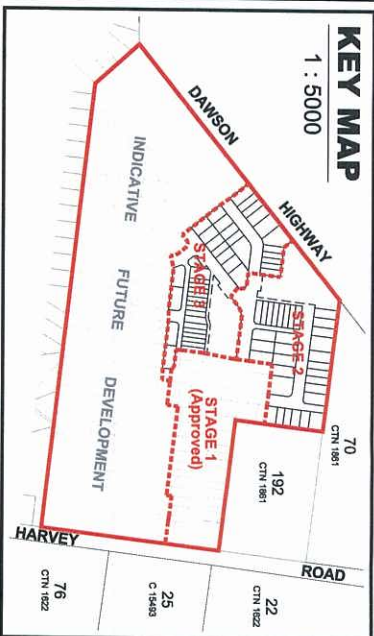


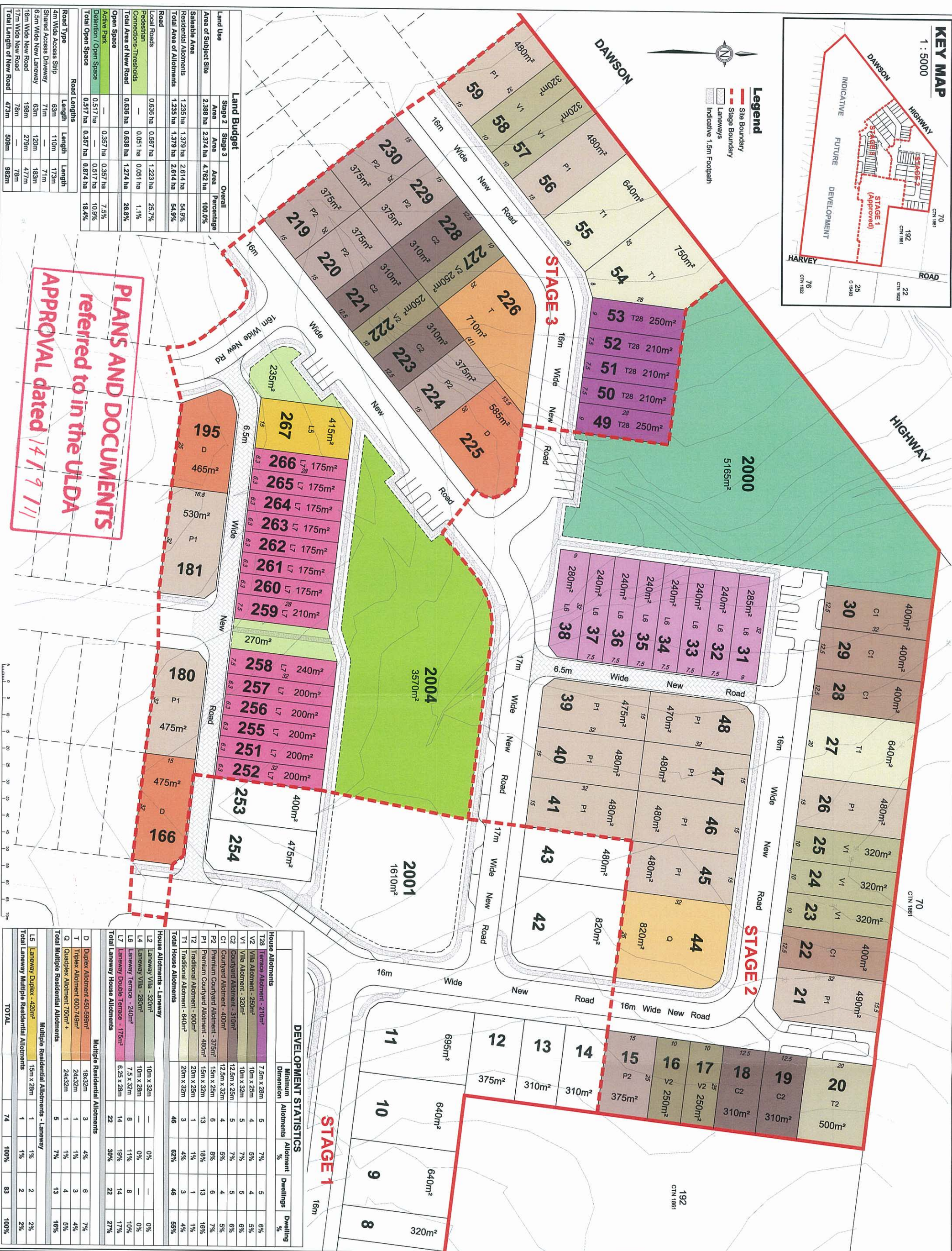
KEY MAP

1 : 5000



Legend

- Site Boundary
- Stage Boundary
- Laneways
- Indicative 1.5m Footpath



PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 14/9/11

Land Budget			
Land Use	Stage 2	Stage 3	Overall
Area	2,388 ha	2,374 ha	4,762 ha
Area of Subject Site	1,235 ha	1,379 ha	2,614 ha
Saleable Area	1,235 ha	1,379 ha	2,614 ha
Residential Allowments	1,235 ha	1,379 ha	2,614 ha
Total Area of Allowments	1,235 ha	1,379 ha	2,614 ha
Road	0.636 ha	0.587 ha	1.223 ha
Local Roads	0.636 ha	0.587 ha	1.223 ha
Pedestrian	0.051 ha	0.051 ha	0.102 ha
Connections/Thresholds	0.636 ha	0.587 ha	1.223 ha
Total Area of New Road	0.636 ha	0.587 ha	1.223 ha
Open Space	0.357 ha	0.357 ha	0.714 ha
Active Park	0.357 ha	0.357 ha	0.714 ha
Obelisk/Open Space	0.357 ha	0.357 ha	0.714 ha
Total Open Space	0.357 ha	0.357 ha	0.714 ha
Road Type	Length	Length	Length
4m Wide Access Strip	63m	110m	173m
Shared Access Driveway	71m	120m	191m
6.5m Wide New LaneWAY	63m	120m	183m
16m Wide New Road	198m	271m	469m
17m Wide New Road	78m	—	78m
Total Length of New Road	473m	509m	982m

DEVELOPMENT STATISTICS			
House Allotments	Minimum	Maximum	Dwellings
T28 Terrace Allotment - 210m ²	7.5m x 28m	5	5
V2 Villa Allotment - 250m ²	10m x 25m	4	4
V1 Villa Allotment - 320m ²	10m x 32m	5	5
C2 Courtyard Allotment - 310m ²	12.5m x 25m	5	5
C1 Courtyard Allotment - 400m ²	12.5m x 32m	4	4
P2 Premium Courtyard Allotment - 375m ²	15m x 25m	6	6
P1 Premium Courtyard Allotment - 480m ²	15m x 32m	13	13
T2 Traditional Allotment - 600m ²	20m x 25m	1	1
T1 Traditional Allotment - 640m ²	20m x 32m	3	3
Total House Allotments		46	46
House Allotments - LaneWAY			
L2 LaneWAY Villa - 320m ²	10m x 32m	—	—
L4 LaneWAY Villa - 250m ²	10m x 25m	—	—
L6 LaneWAY Terrace - 240m ²	7.5 x 32m	8	8
L7 LaneWAY Double Terrace - 175m ²	6.25 x 28m	14	14
Total LaneWAY House Allotments		22	22
Multiple Residential Allotments			
D Duplex Allotment - 450-589m ²	18x32m	3	6
T Tripex Allotment - 600-749m ²	24x32m	1	3
O Quadruplex Allotment - 750m ² +	24x32m	1	4
Total Multiple Residential Allotments		5	13
Multiple Residential Allotments - LaneWAY			
L5 LaneWAY Duplex - 420m ²	15m x 28m	1	2
Total LaneWAY Multiple Residential Allotments		1	2
TOTAL		74	83

REVISION

A: 01/08/11 Revised lot numbers.

B: 01/08/11 Revised lot bearing plan.

Note:

All dimensions and areas are approximate only, and are subject to survey and Council approval.

Dimensions have been rounded to the nearest 0.1 metres.

Areas have been rounded down to the nearest 5m².

The boundaries shown on this plan should not be used for final detailed engineers design.

Source Information:

Site boundaries: Capricorn survey group.

Adjoining Information: DCOB.

Contours: Capricorn survey group.

CLIENT

URBAN LAND DEVELOPMENT AUTHORITY

PROJECT

HILLCLOSE HARVEY ROAD CLINTON

SUBDIVISION PLAN

STAGE 2 & 3

LAYOUT OVER

LOT 900 ON SP 246026

Land Datum

Origin

Date

1 Sept 2011

Comp By

WMW/KCH

DWG Name

102361-35-PRO

Local Authority

URBAN LAND DEVELOPMENT AUTHORITY

Locality

CLINTON

Job Reference

102361

Scale

1 : 500

Plan Ref

102361 - 35

Rev

B

RPS

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