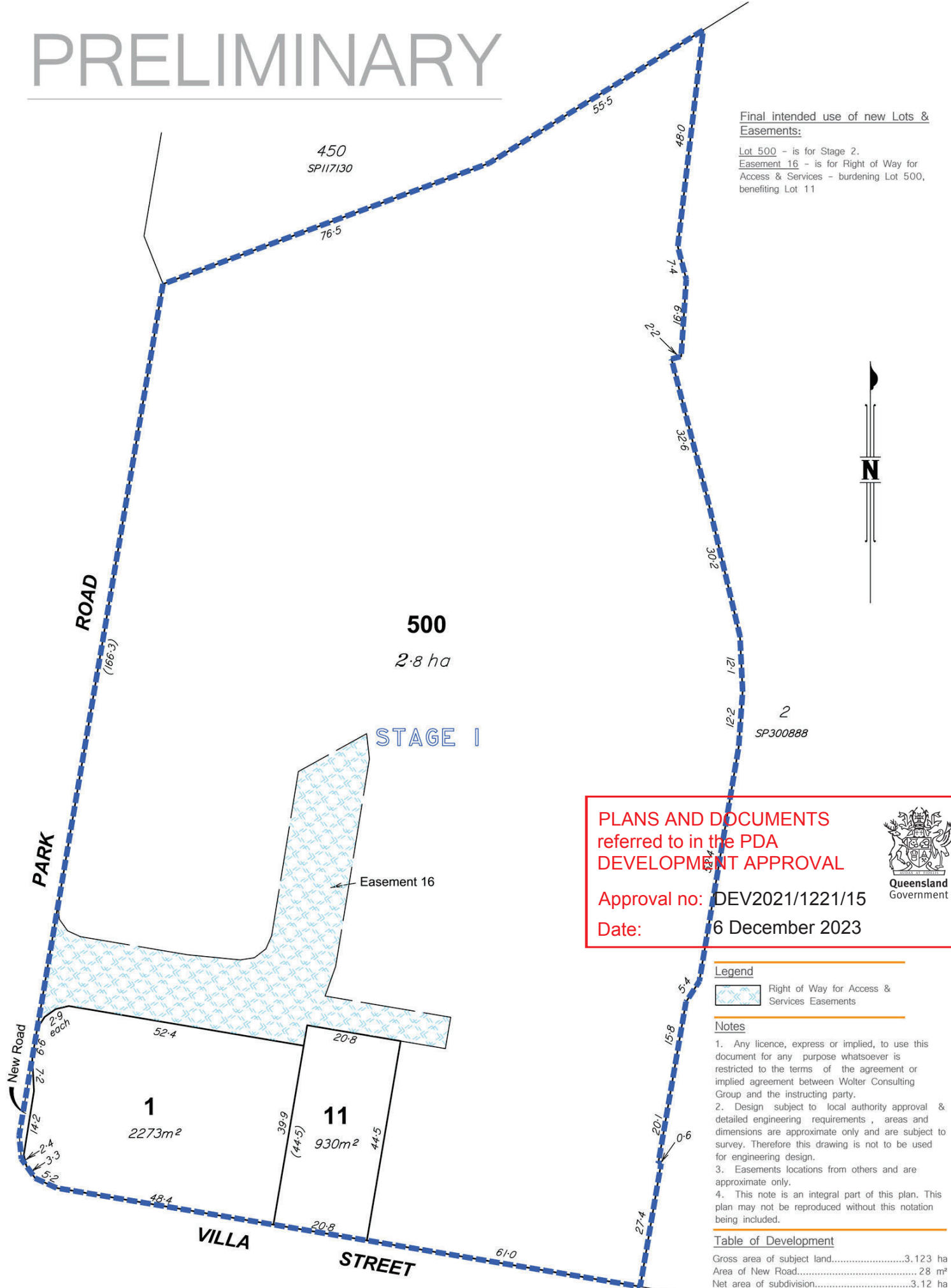
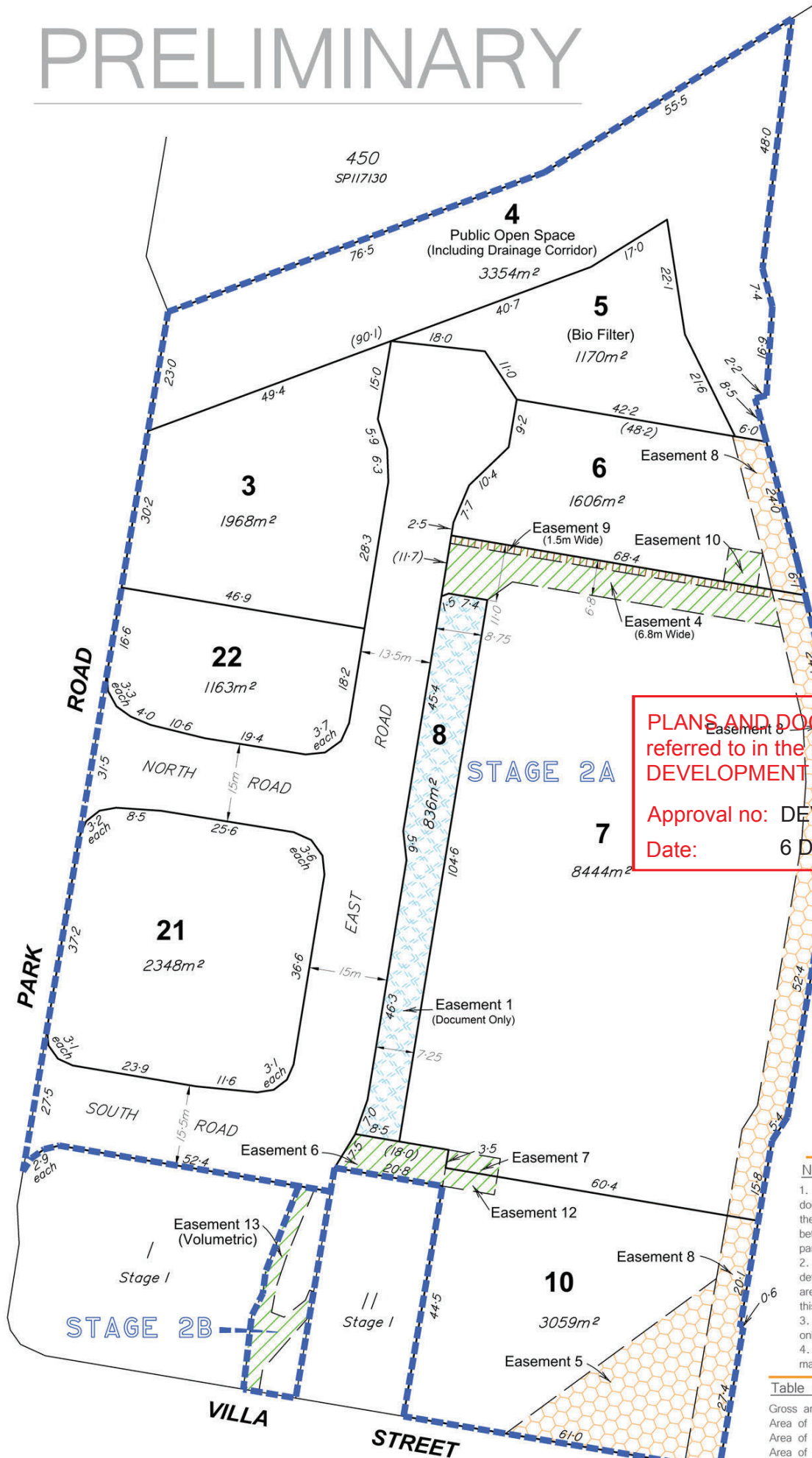


PRELIMINARY



PRELIMINARY



Final intended use of new Lots & Easements:

Lot 4 - is for public open space (including drainage corridor)

Lot 5 - is for bio filter use

Lots 21, 22, 3, 6, 7, 8 & 10 - are for future development

Easement 1 - is for Right of Way for Access - benefiting all development Lots and for Services benefiting Lot 7

Easement 4 - is for Right of Way for Access - burdening Lot 7, benefiting Lot 6

Easement 6 - is for Right of Way Access - burdening Lot 10, benefiting Lots 7 & 11

Easement 5 - is for Stormwater & Overland Flow

Easement 7 - is for Right of Way for Access - burdening Lot 7, benefiting Lot 10

Easement 8 - is for Stormwater

Easement 9 - is for Sewer

Easement 10 - is for Right of Way for Access - burdening Lot 6, benefiting Lot 7

Easement 12 - is for Right of Way for Access - burdening Lot 10, benefiting Lot 7

Volumetric Easement 13 - is for Right of Way for Access - burdening Lot 1, benefiting all development Lots

Final lot boundaries subject to change as a result of the outcome of Condition 10 of this approval.

AMENDMENT IN RED

Amend the road reserve of East Road to achieve Council's minimum cross-sections (minimum 3.75m verge).

PLANS AND DOCUMENTS referred to in the RDA DEVELOPMENT APPROVAL

Approval no: DE 2021/1221/15

Date: 6 December 2023



AMENDED IN RED

By: K McGill

Date: 21 November 2023



Legend

- Right of Way for Access & Services Easements
- Right of Way for Access Easements
- Stormwater Easement
- Sewer Easement

Notes

- Any licence, express or implied, to use this document for any purpose whatsoever is restricted to the terms of the agreement or implied agreement between Wolter Consulting Group and the instructing party.
- Design subject to local authority approval & detailed engineering requirements, areas and dimensions are approximate only and are subject to survey. Therefore this drawing is not to be used for engineering design.
- Easements locations from others and are approximate only.
- This note is an integral part of this plan. This plan may not be reproduced without this notation being included.

Table of Development

Gross area of subject land.....	2.8 ha
Area of open space (Lots 4, 5 and 8).....	5360m²
Area of Development (Lots 21, 22, 3, 6, 7 & 10).....	1.859 ha
Area of New Road.....	4052m²
Length of New Road.....	263m
Number of proposed lots.....	9
Number of existing lots.....	1