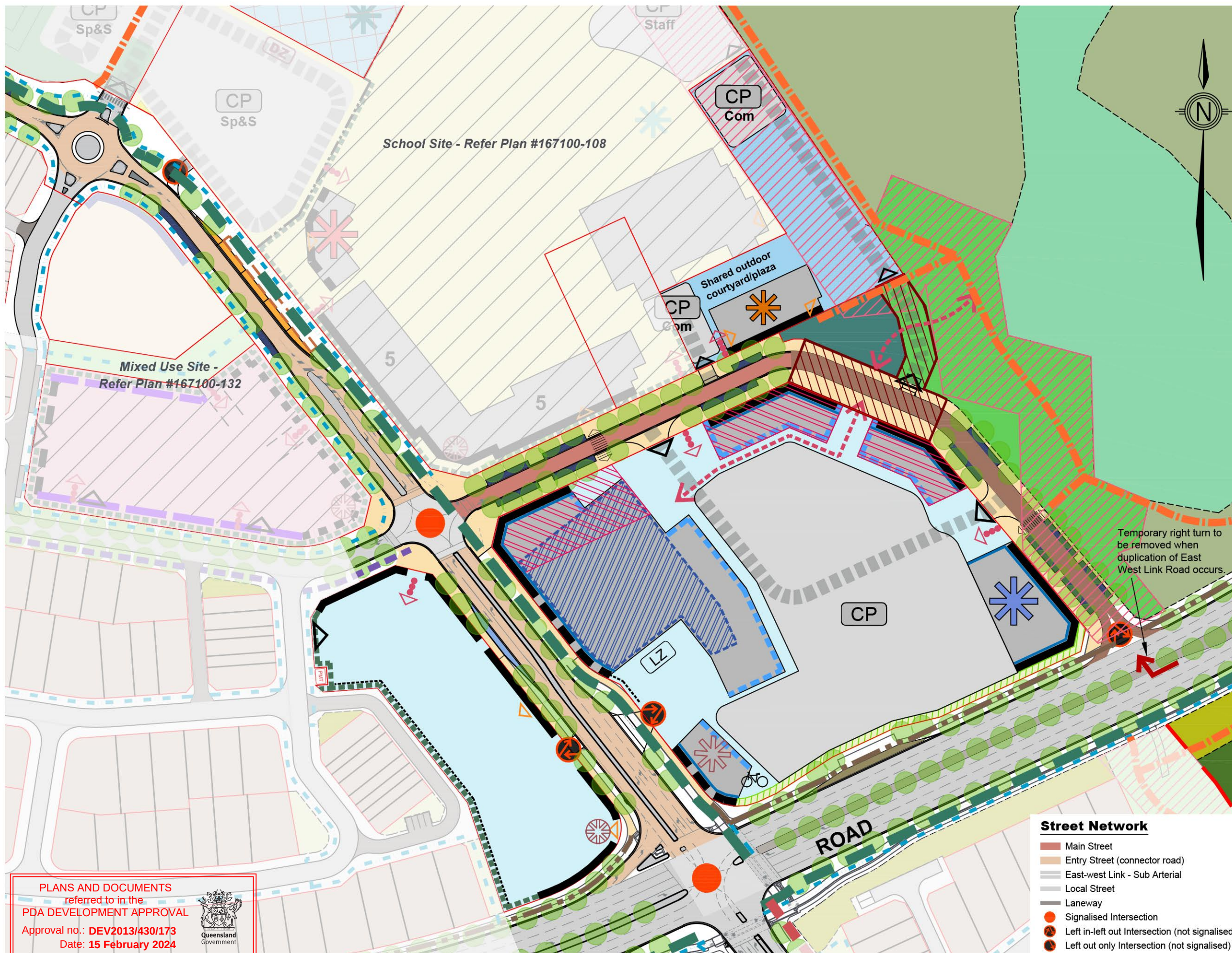




Legend

General Details

- Precinct Boundary
- Parcel Boundary
- Easement Boundary
- Residential Allotments
- Lifestyle Buffer
- Mixed Use Site
- Adjoining 3m Wide Landscape Buffer (in private land)
- Town Square
- Neighbourhood Recreation Park
- Community Centre
- District Centre
- Drainage Corridor
- Conservation Buffer

Streetscape

- Tree lined boulevard/street
- Full width paved footpath with planting beds
- Parallel indented on-street parking encouraged
- Indented Bus Stop
- School Bus Stop
- Translink Bus Stop
- School Bus Shelters
- On-street Bus Stop
- Reciprocal Access Easement for Soho Commercial Lots
- Shared use (vehicle+ped) zone through civic square
- Mid-block pedestrian crossing- preferred location
- 3.0m Wide Contraflow / Dedicated Cycle Path
- 2.5m Wide Off Street Pedestrian / Cycle Path
- 2.0m Wide Pedestrian Path
- 1.5m Wide Pedestrian Path

Interfaces

- Required building frontage
- Desired building frontage / setback with building articulation and screen planting
- Building entrance - preferred location
- Vehicle access - preferred location
- Preferred pedestrian entrance
- Pedestrian thoroughfare
- Retail to directly front street
- Retail to front internal walkways
- Landscaped setback
- Visual screening of required loading area / back of house
- Desired built form on this corner
- Iconic/landmark architecture to address key corner

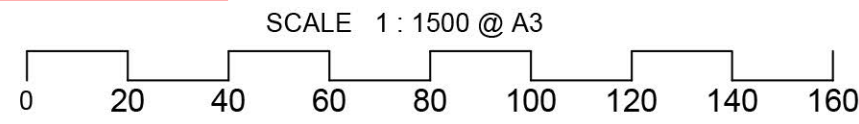
Internal Landuse Outcomes

- Tavern - preferred location
- Community Use - preferred location
- Possible Electrical Transformer
- Supermarket - preferred location
- Residential uses above ground floor retail - preferred location
- Loading zone - within site & screened from surrounding streets/spaces
- At grade car parks in center of site & not abutting street boundaries
- Carparking - preferred location - Community Centre & School
- Cycle End Route Facilities - approx. location on commercial parcel
- Internal vehicle circulation route
- Indicative building footprint

Street Network

- Main Street
- Entry Street (connector road)
- East-west Link - Sub Arterial
- Local Street
- Laneway
- Signalised Intersection
- Left in-left out Intersection (not signalised)
- Left out only Intersection (not signalised)

PLANS AND DOCUMENTS
referred to in the
PDA DEVELOPMENT APPROVAL
Approval no.: DEV2013/430/173
Date: 15 February 2024



Plan of Development - District Centre Caloundra South Precinct 2



Legend

General Details

- Precinct Boundary
- Parcel Boundary
- Easement Boundary
- Lifestyle Buffer
- Conservation Buffer
- Residential Allotments
- Medium Density Site
- Child Care Site

Street Network

- Main Street
- Connector Street
- Esplanade Street
- Local Street
- Laneway
- Signalised Intersection
- Left in-left out Intersection (not signalised)
- Left out only Intersection (not signalised)

Streetscape

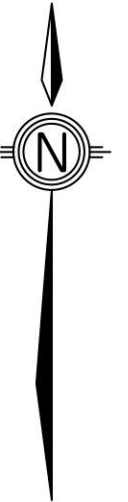
- Tree lined boulevard/street
- Full width paved footpath
- Parallel indented on-street parking encouraged
- School Bus Stop
- School Bus Shelters
- On Street Bus Stop
- Mid-block pedestrian crossing- preferred location
- 3.0m Wide Contraflow / Dedicated Cycle Path
- 3.0m Wide Recreational Trail
- 2.5m Wide Shared Path
- 1.5m Wide Pedestrian Path

Interfaces

- Building frontage to address street - no vehicular access
- Required building frontage - Dwelling / Business premises to address street.
- Required building frontage - setback with building articulation
- Residential dwellings to address street.
- Vehicle access - preferred location
- Preferred pedestrian entrance - into site including break or articulation of built form
- Landscaped setback
- Iconic/landmark architecture to address key corner

Internal Landuse Outcomes

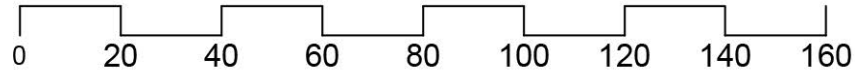
- Indicative Building Footprint - preferred location
- Building Location Zone
- Potential Child Care
- Playscape for Child Care - preferred location
- Pedestrian entrance combined with a break in built form at this point



PLANS AND DOCUMENTS
referred to in the
PDA DEVELOPMENT APPROVAL
Approval no.: DEV2013/430/173
Date: 15 February 2024



SCALE 1 : 1500 @ A3

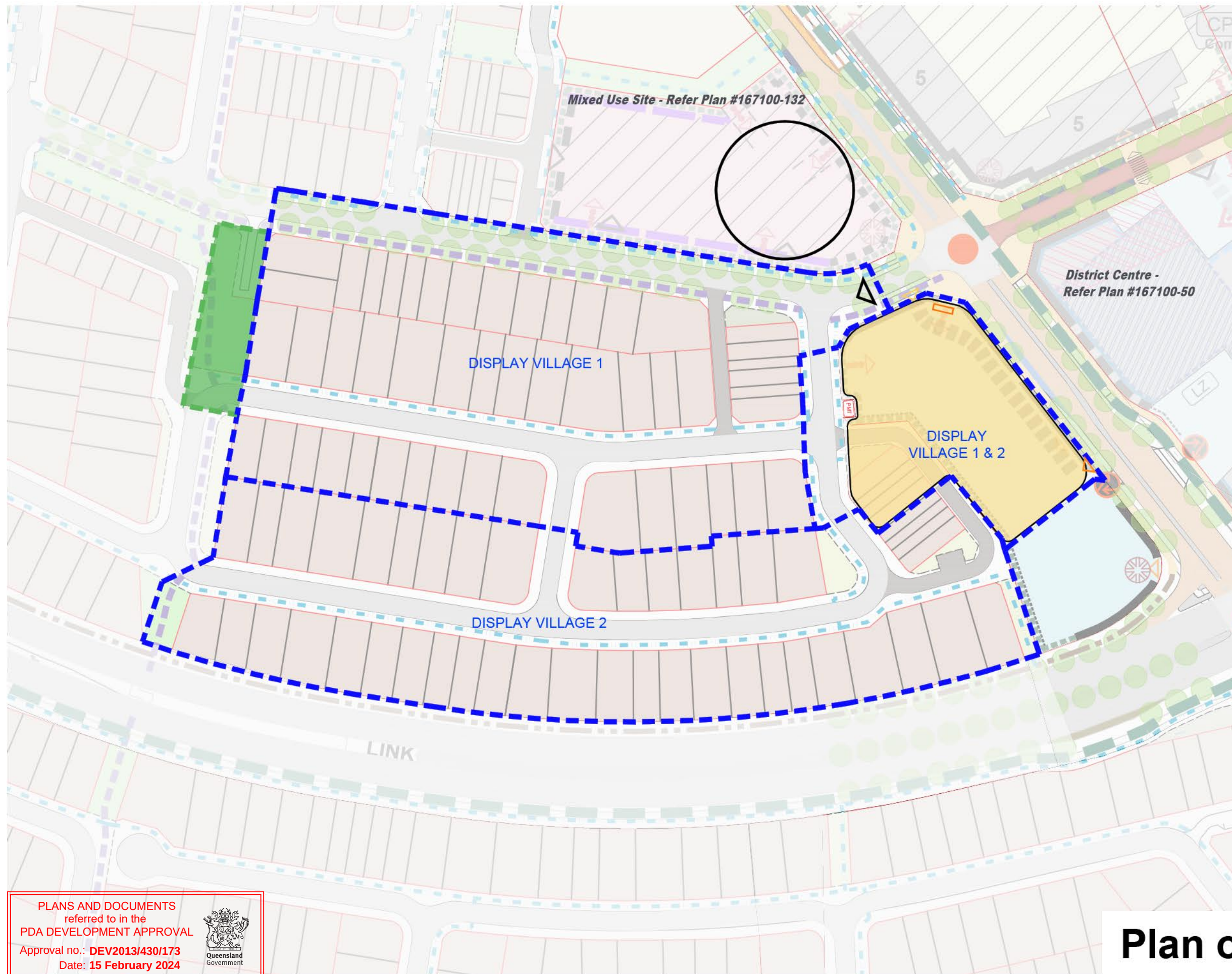


Plan of Development - Mixed Use Site Caloundra South Precinct 2

DATE: 12 February 2020

DWG NAME : 167100-50 Site PoDs

DWG # 167100-21-132S



Legend

General Details

- Parcel Boundary
- SOHO Use constructed with Sales Office
- Display Village – Indicative Boundary / Extent

Interfaces

- Site entry
- Temporary Site entry
- Vehicle access to display villages for sales and event staff

Temporary Land Use Outcomes

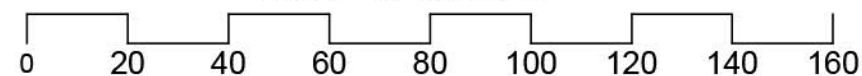
- Temporary Sales Office, Cafe, Carparking and Playspace
- Internal vehicle circulation route
- Overflow & big event space (until MD site is delivered)
- Signage for Sales and Display Villages - refer Signage Plan 167100-107_2
- Temporary pocket park on balance lot created with first display village – Indicative Boundary / Extent



PLANS AND DOCUMENTS
referred to in the
PDA DEVELOPMENT APPROVAL
Approval no.: DEV2013/430/173
Date: 15 February 2024



SCALE 1 : 1500 @ A3



DWG NAME : 167100-148 Site PoDs

DWG # 167100-148I

DATE: 16 Nov 2017

Plan of Development Temporary Sales & Display Villages Caloundra South Precinct 2