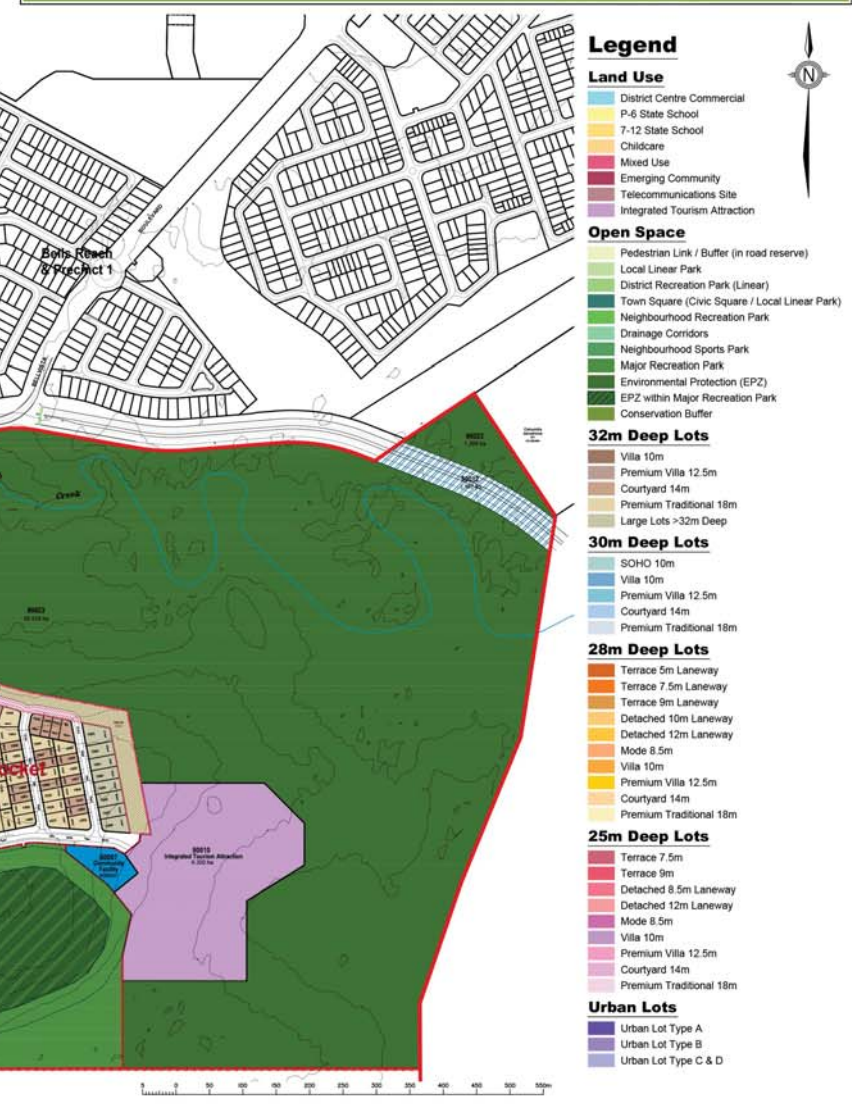


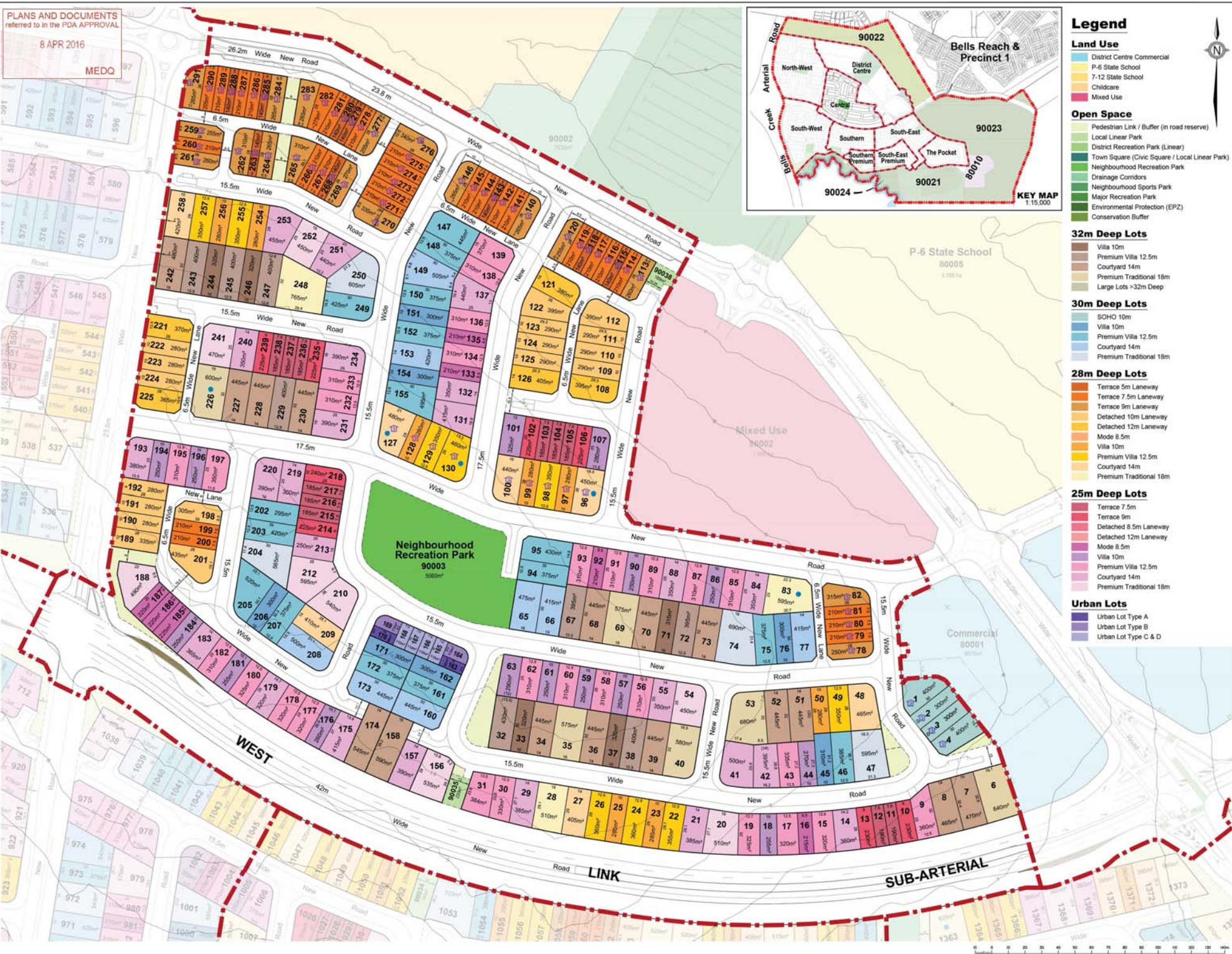


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Areas have been rounded down to the nearest 5m².
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STOCKLAND	
PROJECT	
CALOUNDRASOUTH PRECINCT 2	
OVERALL ALLOTMENT LAYOUT	
Date 14 March 2016	
Comp By CC / BM / MD / KH / WW	
Checked By CC	
DWG Name 167100-103 CPR PRO	
Ref Reference 167100-21	
Local Authority MINISTER FOR ECONOMIC DEVELOPMENT QLD	
Locality CALOUNDRASOUTH	
Scale	Sheet
1:4000	A1
Plan Ref	Rev
167100-112	S

8 APR 2016

MEDQ 97



Legend

Land Use

- District Centre Commercial
- P-6 State School
- 7-12 State School
- Childcare
- Mixed Use

Open Space

- Pedestrian Link / Buffer (in road reserve)
- Local Linear Park
- District Recreation Park (Linear)
- Town Square (Civic Square / Local Linear Park)
- Neighbourhood Recreation Park
- Drainage Corridors
- Neighbourhood Sports Park
- Major Recreation Park
- Environmental Protection (EPZ)
- Conservation Buffer

32m Deep Lots

- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m
- Large Lots >32m Deep

30m Deep Lots

- SOHO 10m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

28m Deep Lots

- Terrace 5m Laneway
- Terrace 7.5m Laneway
- Terrace 9m Laneway
- Detached 10m Laneway
- Detached 12m Laneway
- Mode 8.5m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

25m Deep Lots

- Terrace 7.5m
- Terrace 9m
- Detached 8.5m Laneway
- Detached 12m Laneway
- Mode 8.5m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

Urban Lots

- Urban Lot Type A
- Urban Lot Type B
- Urban Lot Type C & D



REVISION
1: 06/02/15 error adjustments requested by DSDP
2: 11/02/15 formatting and change category of 1 res lot
3: 15/07/15 new day layout & update lot numbering
4: 24/07/15 add transformer sites
5: 06/08/15 Amend Allotments, Roads and Parking
6: 21/08/15 Change Request
7: 28/08/15 Amend Stp 14.35.43 Park and nearby lots
8: 12/10/15 Minor Changes
9: 15/10/15 Amend Open Space, Staging, Allotments
10: 04/03/16 Minor Change Application
11: 14/03/16 Minor Changes

Note:
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Areas have been rounded down to the nearest 5m².
The boundaries shown on this plan should not be used for final detailed engineers design.

Legend

General

- Site Boundary
- Application Boundary
- Neighbourhood Boundary
- Potential Sales Office
- Permissible Multiple Residential (Duplex)
- Permissible 3 Storey Height Limit
- Proposed Indicative Translink Bus Bay
- Sewer Pump Station

CLIENT

STOCKLAND

PROJECT

**CAULDRON SOUTH
PRECINCT 2**

**CENTRAL
NEIGHBOURHOOD
ALLOTMENT
LAYOUT**

Date: 14 March 2016
Comp By: CC / BM / MD / KH / WW
Checked By: CC
DWG Name: 167100-103 CSPPR PRO
Job Reference: 167100-21

Local Authority: MINISTER FOR ECONOMIC DEVELOPMENT QLD
Locality: CAULDRON SOUTH

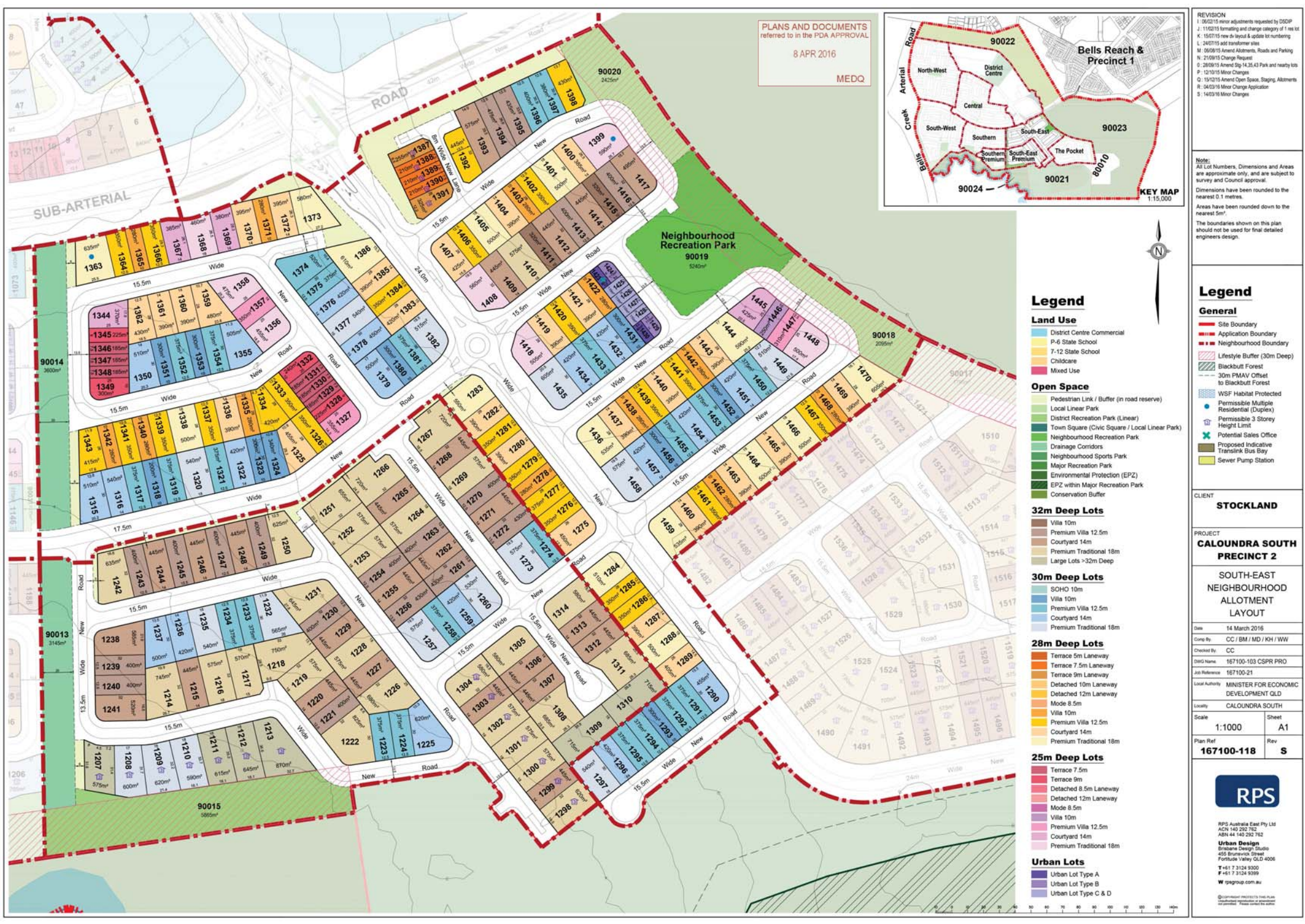
Scale: 1:1000 Sheet: A1

Plan Ref: 167100-114 Rev: S



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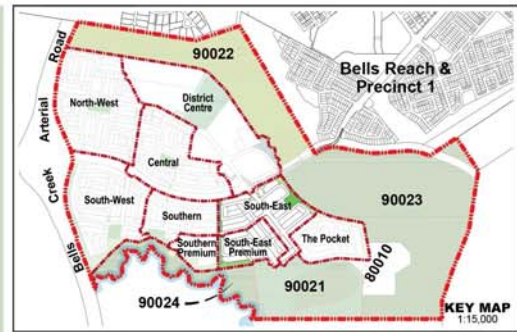
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PLANS AND DOCUMENTS
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8 APR 2016

MEDQ



REVISION

1: 06/02/15 error adjustments requested by DSDP

2: 11/02/15 Surveying and change category of 1 res lot

3: 15/07/15 new dv layout & update lot numbering

4: 24/07/15 add transformer sites

5: 06/08/15 Amend Allotments, Roads and Parking

6: 21/08/15 Change Request

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10: 04/03/16 Minor Change Application

11: 14/03/16 Minor Changes

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Areas have been rounded down to the nearest 5m².

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

Legend

General

- Site Boundary
- Application Boundary
- Neighbourhood Boundary
- Lifestyle Buffer (30m Deep)
- Blackbutt Forest
- 30m PMAV Offset to Blackbutt Forest
- WSF Habitat Protected
- Permissible Multiple Residential (Duplex)
- Permissible 3 Storey Height Limit
- Potential Sales Office
- Proposed Indicative Translink Bus Bay
- Sewer Pump Station

CLIENT

STOCKLAND

PROJECT
CALOUNDRA SOUTH PRECINCT 2

SOUTH-EAST NEIGHBOURHOOD ALLOTMENT LAYOUT

Date: 14 March 2016
Comp By: CC / BM / MD / KH / WW
Checked By: CC
DWG Name: 167100-103 CSPPR PRO
Job Reference: 167100-21
Local Authority: MINISTER FOR ECONOMIC DEVELOPMENT QLD
Locality: CALOUNDRA SOUTH
Scale: 1:1000 Sheet: A1
Plan Ref: 167100-118 Rev: S



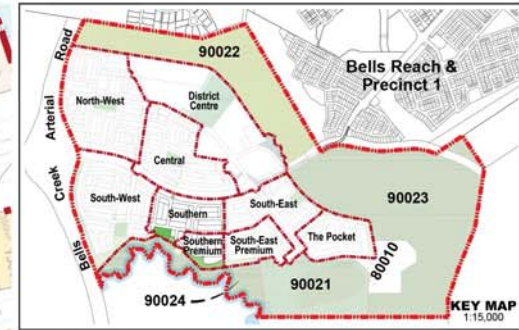
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Legend

Land Use

- District Centre Commercial
- P-6 State School
- 7-12 State School
- Childcare
- Mixed Use

Open Space

- Pedestrian Link / Buffer (in road reserve)
- Local Linear Park
- District Recreation Park (Linear)
- Town Square (Civic Square / Local Linear Park)
- Neighbourhood Recreation Park
- Drainage Corridors
- Neighbourhood Sports Park
- Major Recreation Park
- Environmental Protection (EPZ)
- Conservation Buffer

32m Deep Lots

- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m
- Large Lots >32m Deep

30m Deep Lots

- SOHO 10m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

28m Deep Lots

- Terrace 5m Laneway
- Terrace 7.5m Laneway
- Terrace 9m Laneway
- Detached 10m Laneway
- Detached 12m Laneway
- Mode 8.5m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

25m Deep Lots

- Terrace 7.5m
- Terrace 9m
- Detached 8.5m Laneway
- Detached 12m Laneway
- Mode 8.5m
- Villa 10m
- Premium Villa 12.5m
- Courtyard 14m
- Premium Traditional 18m

Urban Lots

- Urban Lot Type A
- Urban Lot Type B
- Urban Lot Type C & D

REVISION
1: 06/02/15 error adjustments requested by ODGP
2: 11/02/15 formatting and change category of 1 net lot
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Areas have been rounded down to the nearest 5m².
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Legend

General

- Site Boundary
- Application Boundary
- Neighbourhood Boundary
- Waterway
- Riparian Zone
- Lifestyle Buffer (30m Deep)
- WSF Habitat Protected
- Permissible Multiple Residential (Duplex)
- Permissible 3 Storey Height Limit
- Sewer Pump Station

CLIENT

STOCKLAND

PROJECT

CALOUNDRA SOUTH
PRECINCT 2

SOUTHERN
NEIGHBOURHOOD
ALLOTMENT
LAYOUT

Date

14 March 2016

Comp By

CC / BM / MD / KH / WW

Checked By

CC

DWG Name

167100-103 CSPPR PRO

Job Reference

167100-21

Local Authority

MINISTER FOR ECONOMIC
DEVELOPMENT QLD

Locality

CALOUNDRA SOUTH

Scale

1:1000

Plan Ref

167100-122

Sheet

A1

Rev

S

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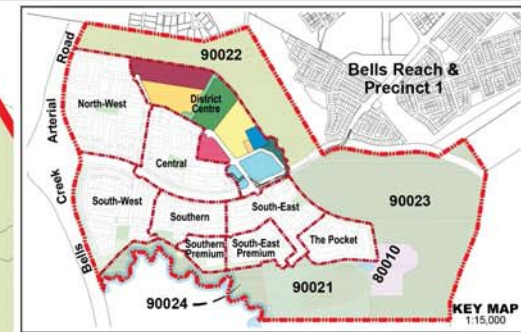
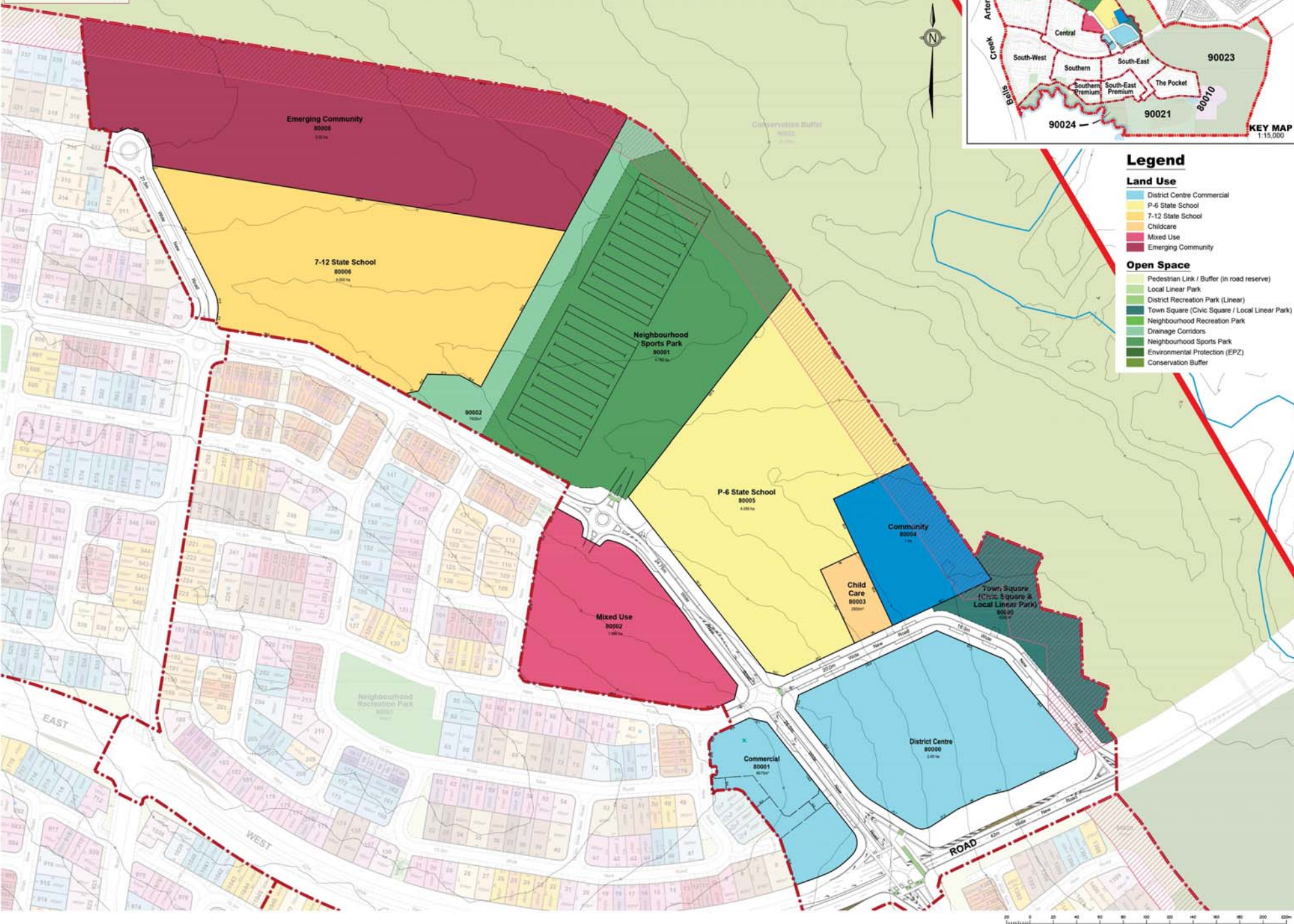
STOCKLAND

**SOUTH WEST
NEIGHBOURHOOD
ALLOTMENT LAYOUT**

Scale	Sheet	Plan Ref	Rev
1:1000	A1	167-100-124	S

8 APR 2016

MEDQ



Legend

Land Use

- District Centre Commercial
- P-6 State School
- 7-12 State School
- Childcare
- Mixed Use
- Emerging Community

Open Space

- Pedestrian Link / Buffer (in road reserve)
- Local Linear Park
- District Recreation Park (Linear)
- Town Square (Civic Square / Local Linear Park)
- Neighbourhood Recreation Park
- Drainage Corridors
- Neighbourhood Sports Park
- Environmental Protection (EPZ)
- Conservation Buffer

REVISION
J: 06/02/15 minor adjustments requested by DSDP
K: 11/02/15 formatting and change category of 1 res lot
L: 15/07/15 new dv layout & update lot numbering
M: 24/07/15 add transformer sites
N: 21/08/15 Change Request
O: 28/08/15 Amend Stg 14.35.43 Park and nearby lots
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S: 14/03/16 Minor Changes

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Legend

General

- Site Boundary
- Application Boundary
- Neighbourhood Boundary
- Waterway
- Riparian Zone
- Lifestyle Buffer (30m Deep)
- X Potential Sales Office
- Permissible Multiple Residential (Duplex)
- Permissible 3 Storey Height Limit
- Proposed Indicative Translink Bus Bay
- Proposed Indicative School Bus Bay
- Sewer Pump Station

CLIENT

STOCKLAND

PROJECT

**CALOUNDRA SOUTH
PRECINCT 2**

**DISTRICT CENTRE
NEIGHBOURHOOD
ALLOTMENT
LAYOUT**

Date	14 March 2016
Comp By	CC / BM / MD / KH / WW
Checked By	CC
DWG Name	167100-103 CSPPR PRO
Job Reference	167100-21
Local Authority	MINISTER FOR ECONOMIC DEVELOPMENT QLD
Locality	CALOUNDRA SOUTH
Scale	1:1500
Sheet	A1
Plan Ref	167100-126
Rev	S

RPS

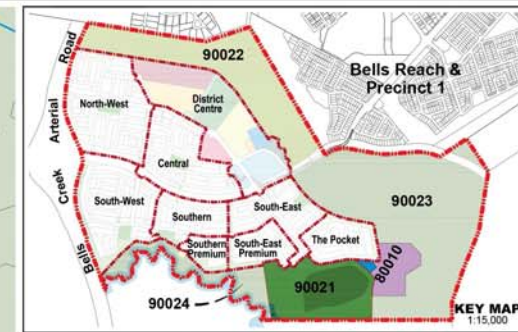
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PLANS AND DOCUMENTS
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8 APR 2016

MEDQ



REVISION
 J: 06/02/15 error adjustments requested by CSOP
 K: 15/07/15 new dv layout & update lot numbering
 L: 24/07/15 add transformer sites
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 N: 21/08/15 Change Request
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Legend

General

- Site Boundary
- Application Boundary
- Neighbourhood Boundary
- Contours (1m Interval)
- Waterway
- Blackbutt Forest
- 30m PMAV Offset
- Lifestyle Buffer (30m Deep)
- Sewer Pump Station
- WSF Habitat Protected

Land Use

- Community Facility
- Integrated Tourism Attraction

Open Space

- Major Recreation Park
- Environmental Protection (EPZ)
- EPZ within Major Recreation Park

CLIENT

STOCKLAND

PROJECT

**CALOUNDRA SOUTH
PRECINCT 2**

**ECO SANCTUARY
SUB-PRECINCT
ALLOTMENT
LAYOUT**

Date	14 March 2016
Comp By	CC / BM / MD / KH / WW
Checked By	CC
DWG Name	167100-103 CSPPR PRO
Job Reference	167100-21
Local Authority	MINISTER FOR ECONOMIC DEVELOPMENT QLD
Locality	CALOUNDRA SOUTH
Scale	1:1500
Sheet	A1
Plan Ref	167100-137
Rev	S



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0 20 40 60 80 100 120 140 160 180 200 220m

YIELD BREAKDOWN

Single Family Dwellings	Typical Lot Area	Neighbourhood										Overall Precinct 2
		Central - Urban Village	North-West - Gateway	South-Eastern - Lifestyle	South-Eastern - Premium	The Pocket - Community Title Precinct	Southern - Lifestyle	Southern - Premium	South-Western - Gateway	% of lot yield	% of lot yield	
Urban Lot Product		no. yield	no. yield	no. yield	no. yield	no. yield	no. yield	no. yield	no. yield	no. yield	no. yield	
Urban Lot Type A	87.5 m²	2	6	2	—	—	2	—	4	1%	1%	16
Urban Lot Type B	105.0 m²	2	6	1%	—	—	1%	—	4	1%	1%	16
Urban Lot Type C & D	112.5 m²	4	12	4	—	—	4	—	8	3%	3%	32
Subtotal		8	24	8	—	—	8	—	16	0%	5%	64
25m Deep Product												
Terrace 7.5m	187.5 m²	11	22	6	—	—	6	—	15	4%	3.85%	60
Terrace 9.0m	225 m²	8	14	4	—	—	4	—	10	3%	2.56%	40
Detached 8.5m Laneway	225 m²	—	2	0%	—	—	—	—	—	0%	0.13%	2
Detached 12.0m Laneway	300 m²	—	2	0%	—	—	—	—	—	0%	0.13%	2
Mode 8.5m	212.2 m²	7	4	—	—	—	—	—	6	2%	1.09%	17
Villa 10m	250 m²	15	27	1	—	—	3	—	12	4%	3.72%	58
Premium Villa 12.5m	312.5 m²	28	50	12%	—	—	5	—	31	10%	7.63%	119
Courtyard 14m	350 m²	24	39	4	—	—	12	—	23	8%	6.54%	102
Premium Traditional 18m	450 m²	8	12	3%	—	—	5	—	18	6%	5.21%	50
Subtotal		101	172	41%	—	—	37	—	115	39%	28.8%	450
28m Deep Product												
Terrace 5.0m Laneway	140.0 m²	9	—	—	—	—	—	—	—	0%	0.58%	9
Terrace 7.5m Laneway	210.0 m²	28	—	3	—	—	3	—	—	0%	2.18%	34
Terrace 9.0m Laneway	252 m²	18	—	1%	—	—	2	—	—	0%	1.41%	22
Detached 10.0m Laneway	235 m²	17	6%	—	—	—	1%	—	—	0%	1.22%	19
Detached 12.0m Laneway	336 m²	5	2%	—	—	—	—	—	—	0%	0.51%	8
Mode 8.5m	238 m²	—	3	—	—	—	—	—	—	0%	0.28%	4
Villa 10m	280 m²	8	11	12	—	—	10	—	3	1%	4	4
Premium Villa 12.5m	350 m²	9	3%	3%	—	—	20	—	22	7%	6.80%	48
Courtyard 14m	392 m²	7	2%	27	—	—	16	—	12	4%	82	103
Premium Traditional 18m	504 m²	3	1%	20	—	—	10	—	12	4%	5.28%	36
Subtotal		104	38%	70	17%	—	62	—	45	15%	38.5	23.4%
30m Deep Product												
SOHO 10m	300 m²	4	1%	—	—	—	—	—	—	0%	0.26%	4
Villa 10m	300 m²	7	2%	11	3%	—	4	—	21	7%	5.3	3.40%
Premium Villa 12.5m	375 m²	16	6%	23	5%	6	13	—	37	12%	114	7.31%
Courtyard 14m	420 m²	4	3%	29	7%	—	17	—	2	5%	29	10%
Premium Traditional 18m	540 m²	8	1%	10	2%	7	9	—	16	5%	58	3.72%
Subtotal		39	14%	73	17%	50	43	28%	7	16%	103	33%
32m Deep Product												
Villa 10m	320 m²	5	2%	16	4%	2	1	—	3	1%	27	1.73%
Premium Villa 12.5m	400 m²	8	3%	26	6%	4	14	16%	8	18%	67	4.28%
Courtyard 14m	448 m²	16	6%	23	5%	5	20	24%	16	36%	121	7.47%
Premium Traditional 18m	576 m²	6	2%	12	3%	1	27	32%	4	20%	4	1%
Large Lots > 32m deep	760 m²	—	0%	3	1%	—	6	7%	8	9%	2	1%
Subtotal		35	12%	80	19%	12	67	79%	37	84%	19	6%
Total Residential Allotments		287	100%	419	100%	179	85	100%	94	100%	154	100%
Designated Multiple Residential Lots		5		14		2	—		—		2	
												33

LAND BUDGET

Area of Subject Site	District Centre		Central Gateway		North-West Gateway		South-Eastern - Lifestyle		South-Eastern - Premium		The Pocket - Community Title Precinct		Southern - Lifestyle		Southern - Premium		South-Western - Gateway		Other		Overall Precinct 2
	Area		Area		Area		Area		Area		Area		Area		Area		Area		Area		
	29.0235 ha		18.3950 ha		23.9954 ha		12.3600 ha		7.1865 ha		9.0220 ha		9.3415 ha		4.2857 ha		20.9924 ha		127.0531 ha		
Stable Area	Residential Allotments	—	9.4783 ha		14.9563 ha		6.8030 ha		4.4942 ha		5.4788 ha		5.7562 ha		2.3155 ha		10.7519 ha		—		
	Mixed Use Allotments	1.8880 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Emerging Community	5.0000 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Commercial Allotments	3.3070 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Community Uses	1.0000 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Child Care	0.2502 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Telecommunications Site	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Sewer Pump Station	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	Integrated Tourism Attraction	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
	P - 6 State School	4.0559 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
7-12 State School	4.0000 ha	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Total Area of Allotments	19.4991 ha		9.4783 ha		14.9563 ha		6.8030 ha		4.4942 ha		5.4788 ha		5.7562 ha		2.3155 ha		10.7519 ha		6.7512 ha		
Road	Sub Arterial Road	1.4131 ha		2.7616 ha		—		—		—		—		—		—		1.5477 ha		0.9460 ha	
	Connector Streets	1.2316 ha		0.7778 ha		0.8945 ha		1.0366 ha		—		0.9710 ha		—		—		0.6219 ha		5.5337 ha	
	Local Access Streets	1.0632 ha		4.6418 ha		6.4840 ha		2.8205 ha		1.6840 ha		1.4834 ha		2.8224 ha		0.9602 ha		4.0375 ha		26.0070 ha	
	Pedestrian Connections - Thresholds	—		0.2104 ha		0.4266 ha		0.1432 ha		0.0968 ha		—		0.0450 ha		0.0609 ha		0.3337 ha		—	
	Future Road Purposes	—		—		—		—		—		—		—		—		—		—	
	Total Area of New Road	3.7079 ha		8.3916 ha		7.8051 ha		4.0026 ha		1.7808 ha		2.4544 ha		2.8674 ha		1.0211 ha		6.5408 ha		2.1131 ha	
	Open Space	—		0.5062 ha		0.6885 ha		0.5241 ha		—		—		0.5454 ha		—		0.5103 ha		—	
	Neighbourhood Recreation Park	—		—		—		—		—		—		—		—		—		—	
	Foot Square / Linear (Local Park)	0.8330 ha		—		—		—		—		—		—		—		—		—	
	Local Linear Park	—		—		—		—		—		—		—		—		—		—	
District Recreation Park (Linear)	—		—		—		—		—		—		—		—		—		—		
Drainage Corridor	0.7937 ha		—		—		0.3569 ha		0.3147 ha		—		—		—		—		—		
Neighbourhood Sports Park	4.1918 ha		—		—		—		—		—		—		—		—		—		
Neighbourhood Recreation Park	—		—		—		—		—		—		—		—		—		—		
Environmental Protection (EPZ)	—		—		—		—		—		—		—		—		—		—		
Conservation Buffer	—		—		—		—		—		—		—		—		—		—		
Conservation Buffer	—		—		—		—		—		—		—		—		—		—		
Total Open Space	5.8165 ha		0.5251 ha		1.2340 ha		1.5544 ha		0.9015 ha		1.0888 ha		0.7779 ha		0.9091 ha		3.6897 ha		116.1888 ha		
Street Type	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	Length	
	Shared Access Driveway	—		152m		172m		50m		20m		20m		10m		—		152m		—	
	6.2m Wide New Lane	—		524m		110m		48m		—		—		—		—		—		—	
	13.5m Wide New Road	—		—		257m		422m		165m		157m		278m		302m		—		—	
	15.5m Wide New Road	14m		1828m		2529m		980m		278m		980m		345m		278m		—		—	
	17.5m Wide New Road	178m		—		—		—		—		—		—		—		—		—	
	20m Wide New Road	136m		—		—		—		—		—		—		—		—		—	
	21m Wide New Road	178m		—		—		—		—		—		—		—		—		—	
	21.5m Wide New Road	178m		—		—		—		—		—		—		—		—		—	
	23.8m Wide New Road	40m		249m		391m		425m		—		—		—		241m		—		—	
Total Length of New Road	892m		4125m		4291m		2229m		1089m		1403m		1730m		633m		3783m		215m		

REVISION	PROJECT	CALOUNDR SOUTH	CLIENT	STOCKLAND	PLANS AND DOCUMENTS	Scale	Sheet	Plan Ref	Rev
1. 06/03/2016 Item 1: Revised drawings to comply with the CALOUNDR SOUTH Act 2016	Jada Ref	167100-21	Date	14 March 2016	referred to in the PDK APPROVAL	NTS	A1	167100-113	S
2. 06/03/2016 Item 2: Revised drawings to comply with the CALOUNDR SOUTH Act 2016	Comp By	CC / BM / MD	DWG Name	167100-103 CSP2 PRO	8 APR 2016	MEQO			
3. 06/03/2016 Item 3: Revised drawings to comply with the CALOUNDR SOUTH Act 2016	Checked By	CC	Locality	CALOUNDR SOUTH					
4. 06/03/2016 Item 4: Revised drawings to comply with the CALOUNDR SOUTH Act 2016	Local Authority	MINISTER FOR ECONOMIC DEVELOPMENT OLD							

