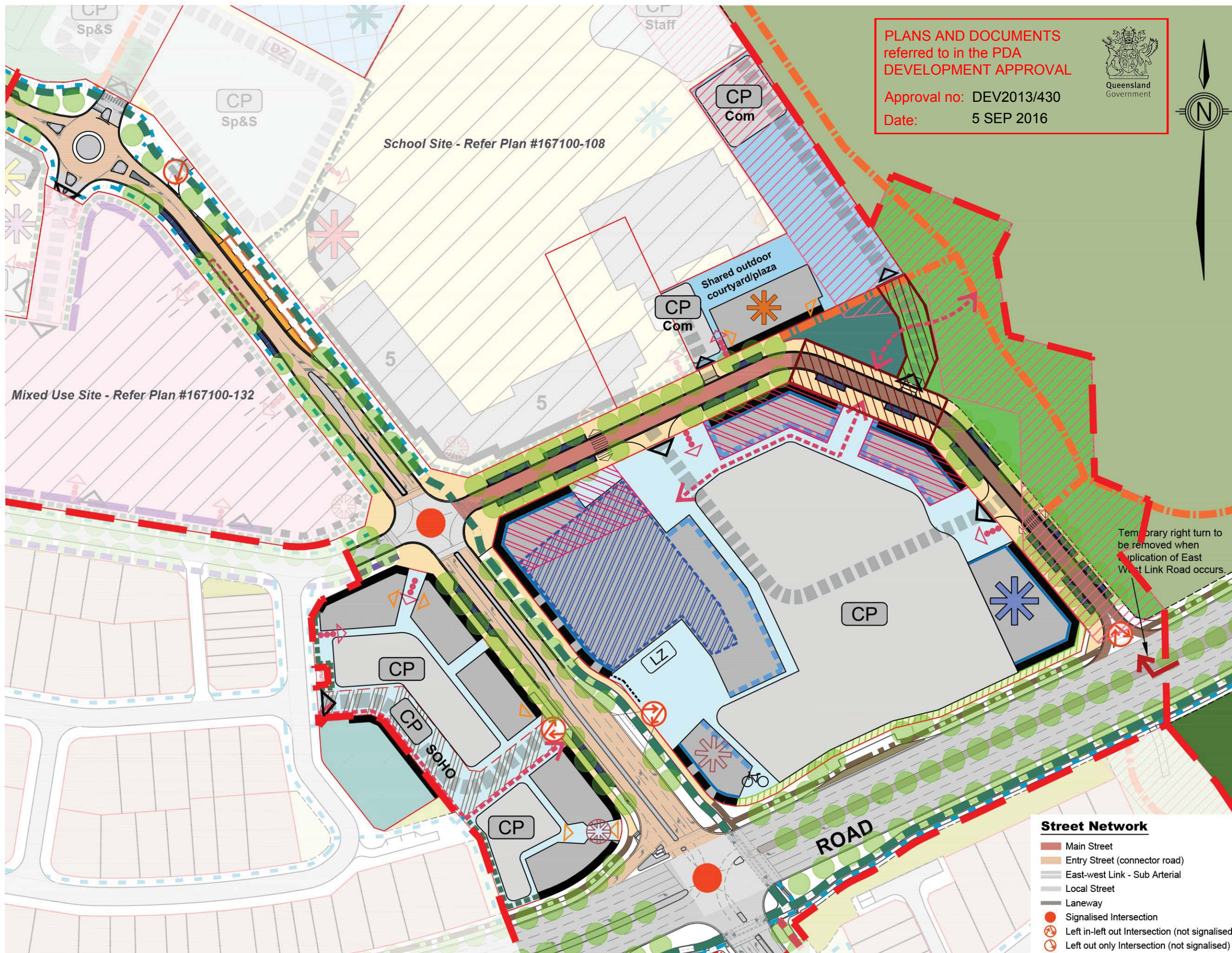


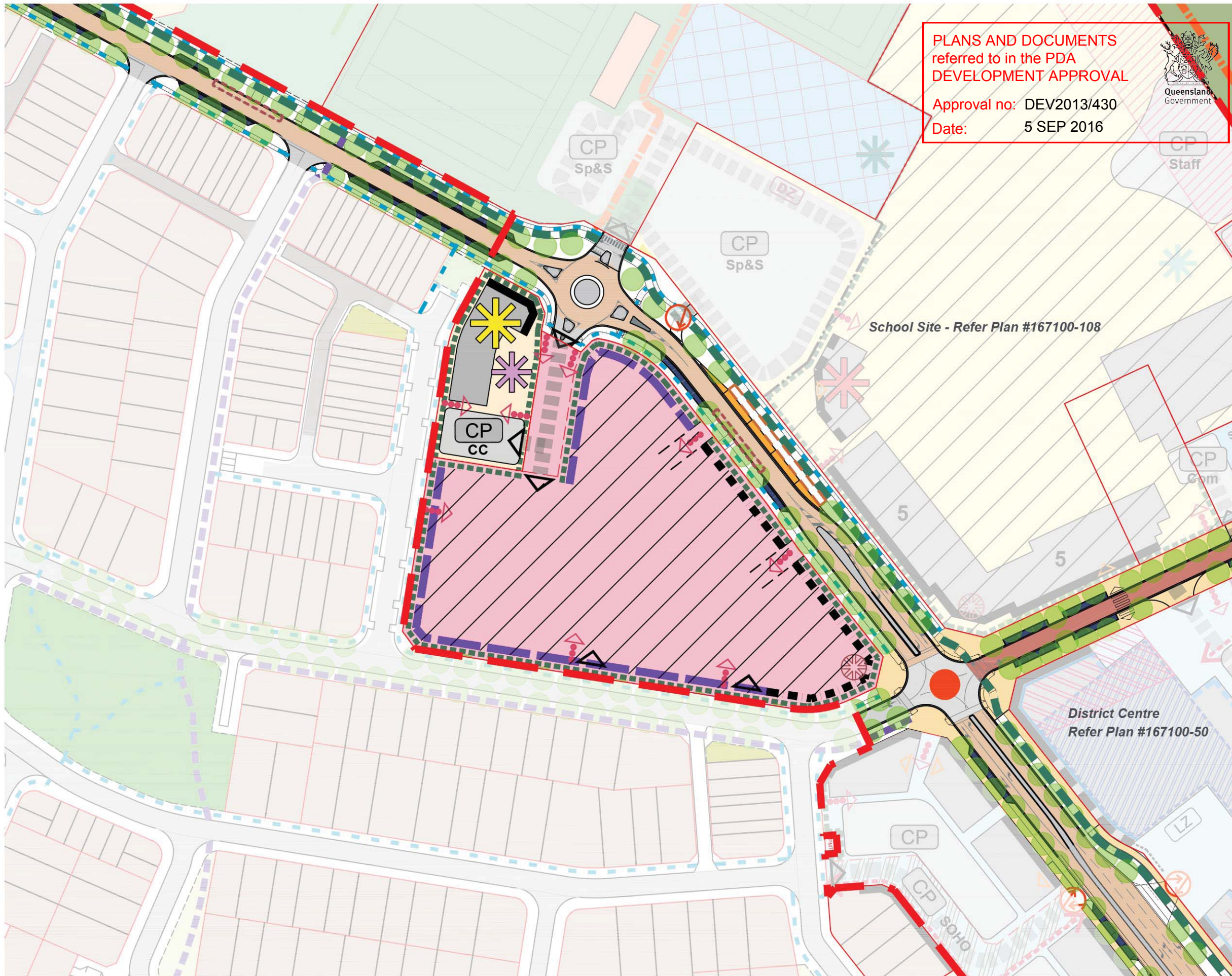


PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2013/430
Date: 5 SEP 2016



- ### 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
 - Conservation Buffer
 - SOHO Allotments
- #### 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
 - Carparking - Soho Lots
 - 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)



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Legend

General Details

- Precinct Boundary
- Parcel Boundary
- Easement Boundary
- Lifestyle Buffer
- Conservation Buffer
- Residential Allotments
- Mixed Use 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

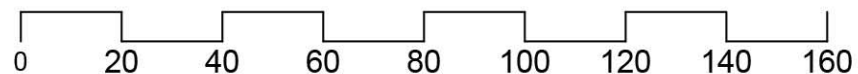
- Required building frontage - active facade with at least 50% glazing is required.
- Required building frontage - Dwelling / Business premises to address street.
- Residential dwellings to address street.
- Vehicle access - preferred location
- Preferred pedestrian entrance - into site including break 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
- Carparking - preferred location - Child Care Centre
- Pedestrian entrance combined with a break in built form at this point



SCALE 1 : 1500 @ A3

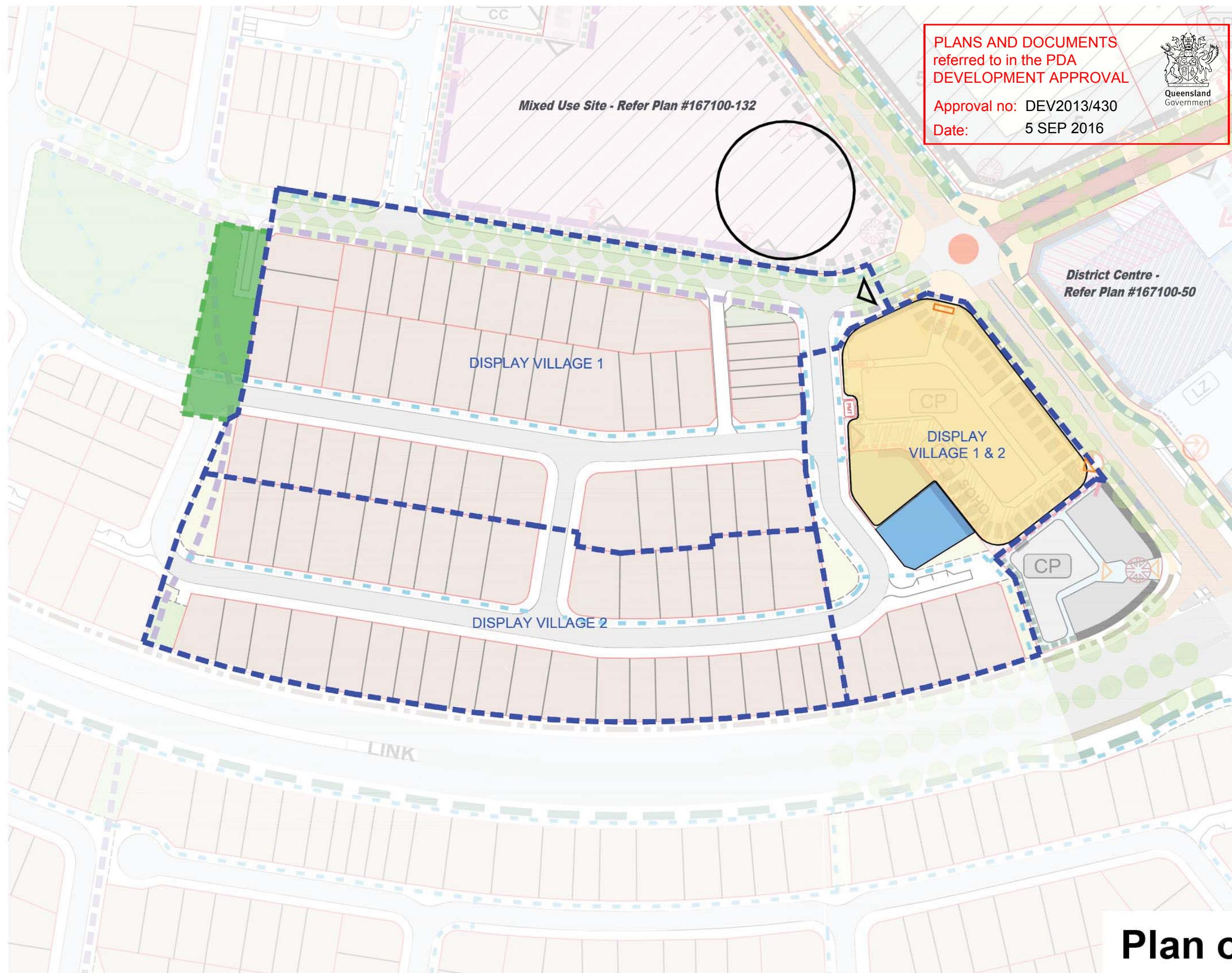


DATE: 8 August 2016

DWG NAME : 167100-50 Site PoDs

DWG # 167100-21-132M

Plan of Development - Mixed Use Site Caloundra South Precinct 2



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

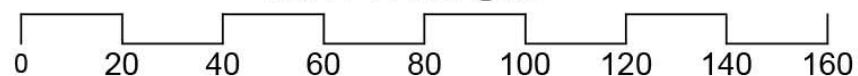
- Temporary Sales Office, Cafe, Carparking and Playspace
- Internal vehicle circulation route
- Overflow & big event space (until MD site is delivered)
- Signage for Sales and Display Villages - refer Signage Plan 167100-107_2
- Temporary pocket park on balance lot created with first display village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



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



SCALE 1 : 1500 @ A3



DATE: 18 August 2016

DWG NAME : 167100-148 Site PoDs

DWG # 167100-148F