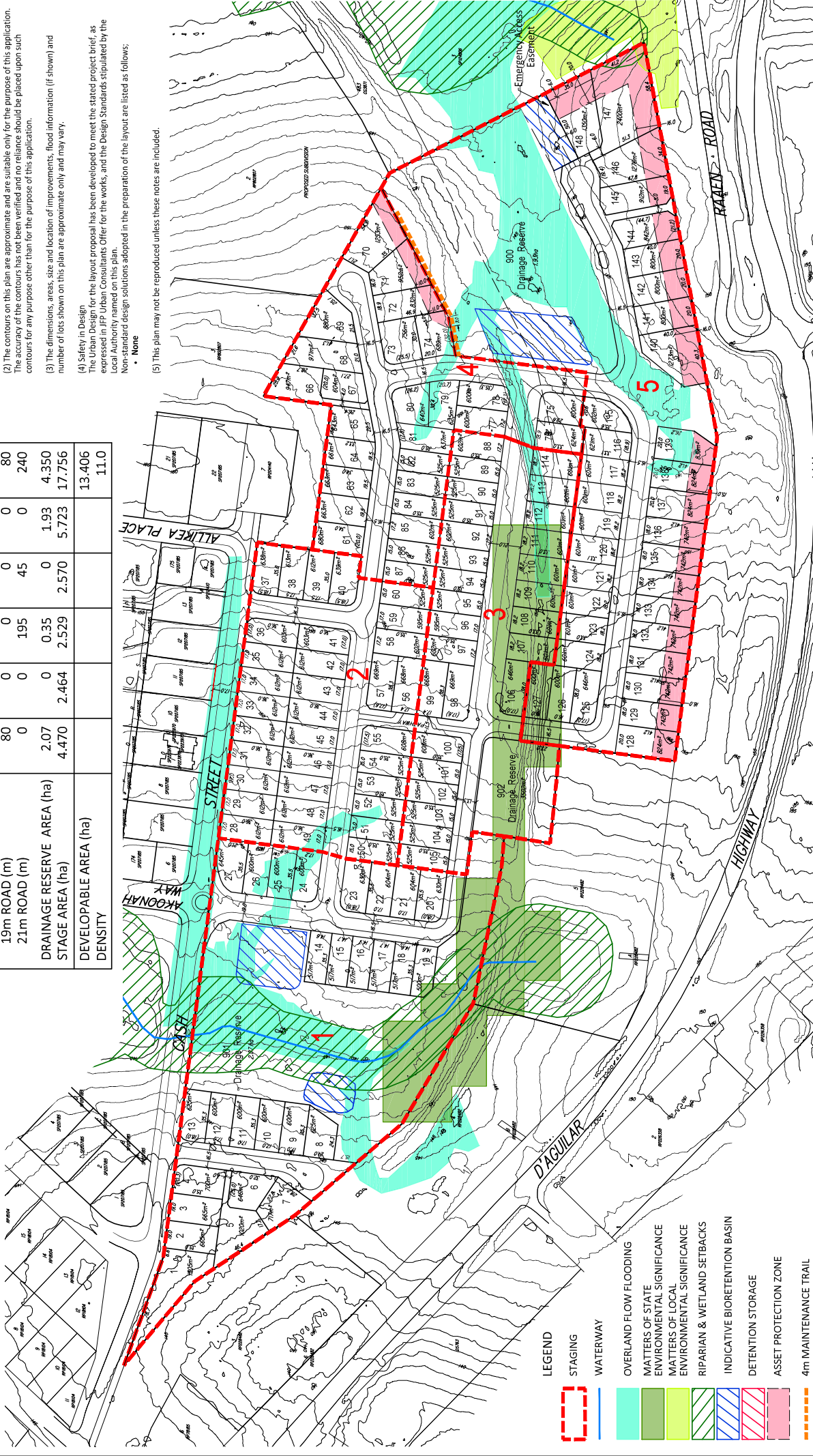


PROPERTY DESCRIPTION
LOT 1 ON RP230991 &
LOT 2 ON RP80309
PARISH OF DURUNDUR
COUNTY OF CANNING
TOTAL AREA 17.756ha

STATISTICS		STAGE 1	STAGE 2	STAGE 3	STAGE 4	STAGE 5	TOTAL
NO. OF LOTS		27	33	27	27	34	148
13.5m ROAD (m)		30	0	105	0	0	135
16.5m ROAD (m)		230	265	30	345	475	1345
19m ROAD (m)		80	0	0	0	0	80
21m ROAD (m)		0	0	195	45	0	240
DRAINAGE RESERVE AREA (ha)		2.07	0	0.35	0	1.93	4.350
STAGE AREA (ha)		4.470	2.464	2.529	2.570	5.723	17.756
DEVELOPABLE AREA (ha)							13.406
DENSITY							11.0

NOTES

- (1) This plan was prepared for the purpose and exclusive use of DFC (PROJECT MANAGEMENT) PTY LTD to accompany an application to MORETON BAY REGIONAL COUNCIL to reconfigure the land described in the plan and is not to be used for any other purpose or by any other person or corporation. JPP URBAN CONSULTANTS PTY LTD accepts no responsibility for any loss or damage suffered howsoever arising to any person or corporation who may use or rely on this plan in contravention to the terms of this clause or clauses 2, 3, 4, 5 or 6 hereof.
- (2) The contours on this plan are approximate and are suitable only for the purpose of this application. The accuracy of the contours has not been verified and no reliance should be placed upon such contours for any purpose other than for the purpose of this application.
- (3) The dimensions, areas, size and location of improvements, flood information (if shown) and number of lots shown on this plan are approximate only and may vary.
- (4) Safety in Design
The Urban Design for the layout proposal has been developed to meet the stated project brief, as expressed in JPP Urban Consultants Offer for the works, and the Design Standards stipulated by the local authority named on this plan.
Non-standard design solutions adopted in the preparation of the layout are listed as follows:
 - None
- (5) This plan may not be reproduced unless these notes are included.



LEGEND

- STAGING
- WATERWAY
- OVERLAND FLOW FLOODING
- MATTERS OF STATE ENVIRONMENTAL SIGNIFICANCE
- MATTERS OF LOCAL ENVIRONMENTAL SIGNIFICANCE
- RIPIARIAN & WETLAND SETBACKS
- INDICATIVE BIORETENTION BASIN
- DETENTION STORAGE
- ASSET PROTECTION ZONE
- 4m MAINTENANCE TRAIL

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PLANNERS
URBAN DESIGNERS
SURVEYORS
ENGINEERS
LANDSCAPE ARCHITECTS

SCALE: @ A3 1:2500
NORTH: N

THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

DESIGNED	TIM	CHECKED	GB	L.A. MORETON BAY REGIONAL COUNCIL
DRAWN	TIM	APPROVED	GB	COUNCIL REF

ISSUES		DETAILS	
F	NEW APZ, EMT & MAINT TRAIL ADDED	25-07-19	SCP
E	LOTS 14, 19 AMENDED	08-07-19	DMM
D	LOTS 14, 19, 27 & ROUNDABOUT AMENDED	28-06-19	SCP
C	LAYOUT AMENDED	30-05-19	DMM
B	APZ, BIO BASINS & LOTS 148-149 AMENDED	25-02-19	SCP
A	ORIGINAL	10-01-19	TIM

RECONFIGURATION PLAN
DFC (PROJECT MANAGEMENT) PTY LTD
CASH STREET, D'AGUILAR

DETAILS:
PLAN NUMBER: M2584P_DA1 R1 F
SHEET: 1 OF 1
DATE: 25th July 2019