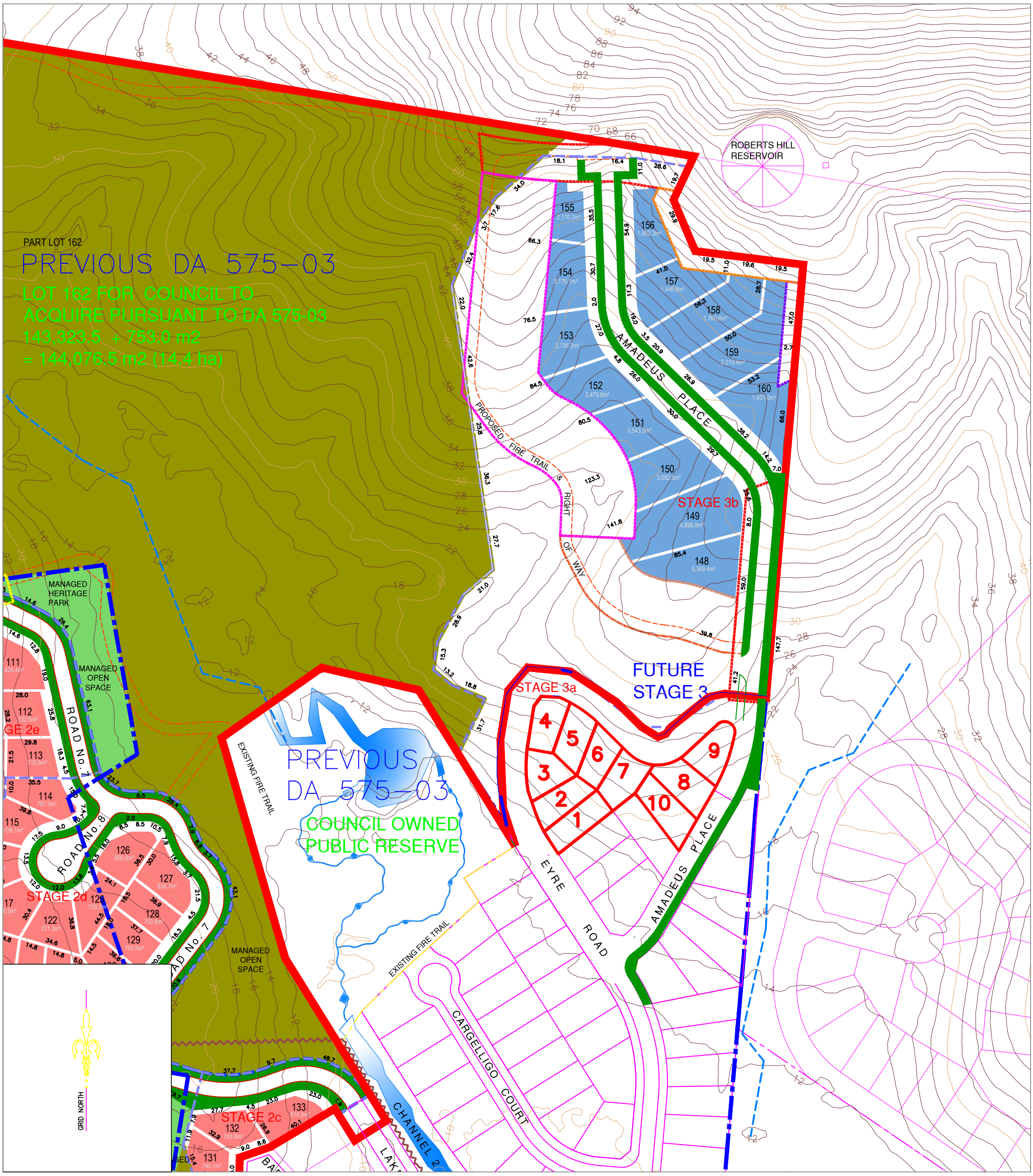
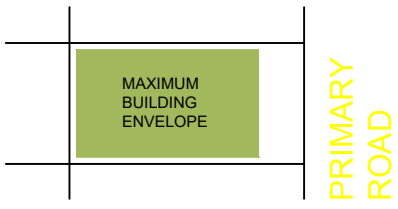


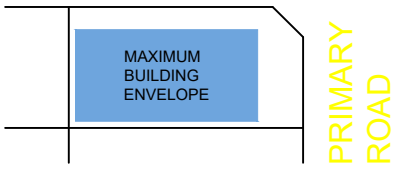
LEGEND

- WATERWAY
- SUBJECT SITE
- FIRE TRAIL
- FUTURE HIGHWAY BI-PASS CORRIDOR
- ASSET PROTECTION ZONE (7m APZ)
- ASSET PROTECTION ZONE (8.05m APZ)
- ASSET PROTECTION ZONE (10m APZ)
- ASSET PROTECTION ZONE (12.03m APZ)
- ASSET PROTECTION ZONE (15m APZ)
- ASSET PROTECTION ZONE (20m APZ)
- ASSET PROTECTION ZONE (30m APZ)
- ASSET PROTECTION ZONE (40m APZ)



TYPICAL STANDARD ALLOTMENT BUILDING ENVELOPE

SECONDARY ROAD



TYPICAL STANDARD CORNER ALLOTMENT BUILDING ENVELOPE

STAGE 1 BUILDING AREA | STAGE 2 BUILDING AREA | STAGE 3 BUILDING AREA

AMENDMENTS

ISSUE	DRAWN	DESCRIPTION	DATE
A	DD	PRELIMINARY FOR COUNCIL APPROVAL	24/07/12
B	DD	LOT 141 AREAS ALTERED.	09/08/12
C	DD	INTERNAL DP LOT BOUNDARY TURNED OFF	15/08/12
D	DD	DEPT. OF PLANNING SUB-MISSION	28/08/12
E	DD	AMENDMENTS FOR RFS & COUNCIL REQUESTS	09/04/13
F	DD	AMENDMENTS AS PER CONDITIONS OF APPROVAL	23/01/14
G	DD	75W MODIFICATION	27/03/14
H	DD	A4A MODIFICATIONS AS PER 75W APPROVAL	04/09/15
J	AH	CHANGE STAGE 3A ARRANGEMENT	28/02/20
K	AVS	CHANGE STAGE 3A(II) ARRANGEMENT	12/04/20

NOTES:
Lengths shown are in metres. Distances & Areas are subject to further Survey.
Building setbacks according to DCP are as follows:
6 metre setback from Primary Street Frontage.
3 metre setback from secondary Street (Corner Lots)
20 metre setback from Creek & Major water Courses.
900mm setback from side or rear boundaries and

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PROJECT TITLE
LAKES DRIVE, NORTH BOAMBEE,
COFFS HARBOUR FUTURE SUB-DIVISION

DRAWING TITLE
SUBDIVISION STAGE 3 PLAN
LOTS 148-160, AND PART LOT 162 (RESIDUAL)

CHECKED	DRAWN	SCALE	
AVS	AVS	0 10 20 40 60m SCALE 1 : 2000 @ A3	
PROJECT NO.	LOT No.	DWG No.	REV. No.
912	-	A014	K