



- Subject Site
- █ Highway Noise Mitigation Area (7(b) Scenic Buffer Zone)
- █ Development Area
- █ Roads
- █ Recreation/Conservation

MOONEE PONDS CONCEPT PLAN

Prepared By: JW PLANNING PTY LTD

Date: 25-11-09

Base Image Provided by: Coffs Harbour City Council

NOT TO SCALE

MOONEE PARKLANDS PART 3A DEVELOPMENT

PROPOSED CONCEPT PLAN & SITE CONTEXT



Note:
Glades Estate relies on access via Subject Site & Bateman Site (as illustrated)

No Direct Access to/from Pacific Highway

- Subject Site
- Adjoining Part 3A Projects

Coffs Harbour 14km

Grafton 72 km

Old Bucca Rd

Hoyes Rd

Pacific Hwy

Tiki Rd

Subject Site
Approx. 175 to 200 Residential Lots

The Glades Estate
'Rothwell Site'
Approved 524 Lots

'Bateman Site'
Proposed 20 Lots

Moonee Creek
Moonee Beach Nature Reserve

Moonee Village

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Moonee Rd

Not to Scale



Pointer 30°11'46.29" S 153°09'14.50" E

Streaming 100%

Eye alt 2.42 km