



LEGEND

- WATERWAY

SUBJECT SITE

FIRE TRAIL

FUTURE HIGHWAY BI-PASS CORRIDOR

ROAD - NEW
- ROAD NARROWING- NEW

MANAGED OPEN SPACE
(= 19,604.8 m2 - 1.9 ha)

BUSH
(= 23,733.0 m2 - 2.3 ha)

NATURE STRIP - NEW

TOTAL MANAGED OPEN SPACE + BUSH
(LOT 161) = 43,337.8 m2 (4.3 ha)
- ASSET PROTECTION ZONE (7m APZ)

ASSET PROTECTION ZONE (8.05m APZ)

ASSET PROTECTION ZONE (10m APZ)

PREVIOUS DA 575-03
LOT 162 FOR COUNCIL TO ACQUIRE
PURSUANT TO DA 575-03
143,323.5 + 753.0 m2
= 144,076.5m2 (14.4 ha)
NOTE: DOES NOT FORM PART OF THIS DA
- 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)

AMENDMENTS			
ISSUE	DRAWN	DESCRIPTION	DATE
D	DD	LOT 142 ADDED. OPEN SPACE & BUSH AREAS ALTERED.	09/08/12
E	DD	OPEN SPACE & BUSH AREAS ALTERED	
F	DD	ROAD NAMES & TEXT ADDED.	15/08/12
G	DD	DEPT. OF PLANNING SUB-MISSION	27/08/12
H	DD	AMENDMENTS FOR RFS & COUNCIL REQUESTS	09/04/13
J	DD	DEPT. OF PLANNING RE SUB-MISSION	
K	DD	AMENDMENTS AS PER CONDITIONS OF APPROVAL	23/01/14
		75W MODIFICATION	27/03/14
<div>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</div> <div>This drawing is the copyright of ASTORIA GROUP Pty Ltd and may not be altered, reproduced or transmitted in any form or by any means, in part or in whole without the written permission of ASTORIA GROUP Pty Ltd</div>			
CHECKED	DRAWN	SCALE	
KS	DD	0 25 50 100 150m	
		SCALE 1 : 5000 @ A3	
PROJECT NO.	LOT No.	DWG No.	REV. No.
912	-	A007	K



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PROJECT TITLE
LAKES DRIVE, NORTH BOAMBEE,
COFFS HARBOUR FUTURE SUB-DIVISION
DRAWING TITLE
OPEN SPACES PLAN