

LEGEND

- POTENTIAL ACCESS POINT
- HIGH POINT
- SEPP 14 WETLAND
- 50M BUFFER
- EXISTING TREES TO BE PRESERVED

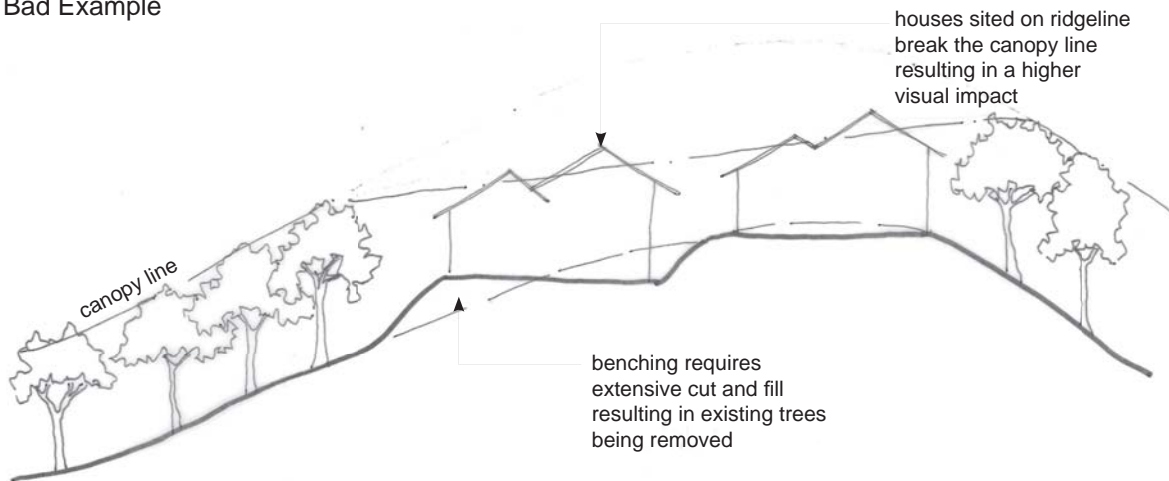
- POTENTIAL SLIP AREA
- YEAR 2010 AUSTRALIAN NOISE EXPOSURE FORECAST
- YEAR 2020 AUSTRALIAN NOISE EXPOSURE FORECAST
- EXISTING ROAD RESERVE
- SCHOOL SITE UNDER CONSTRUCTION

- VIEWS
- POTENTIAL PEDESTRIAN LINK
- POTENTIAL NOISE FROM FRASER DRIVE
- EXISTING DRAIN
- SITE BOUNDARY

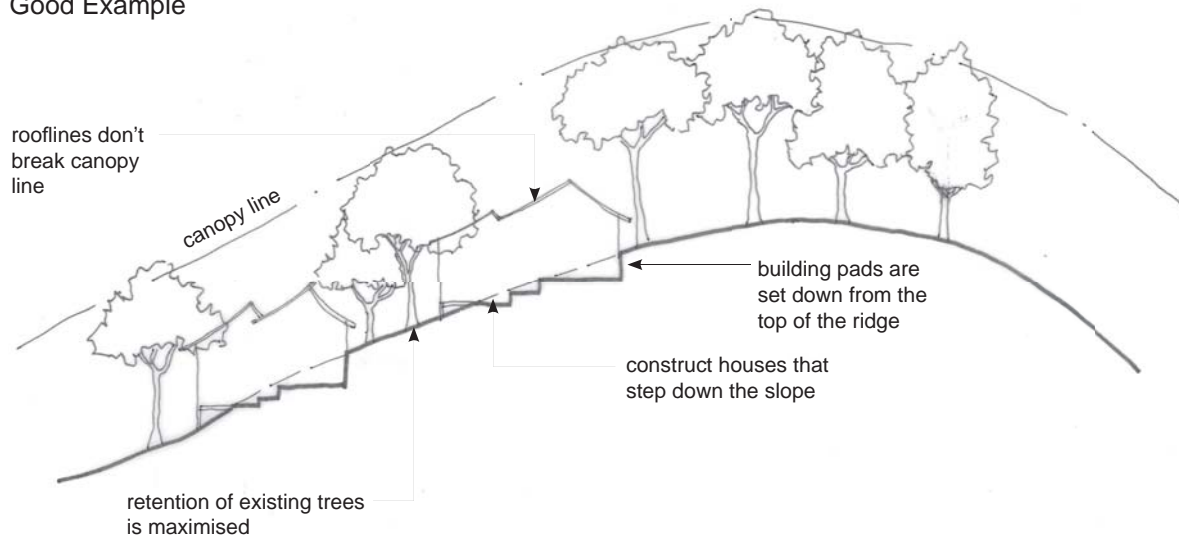
10.0 APPENDIX C – RIDGELINE LOT DIAGRAMS

(Refer Attached)

Ridgeline and Steep Lots Bad Example

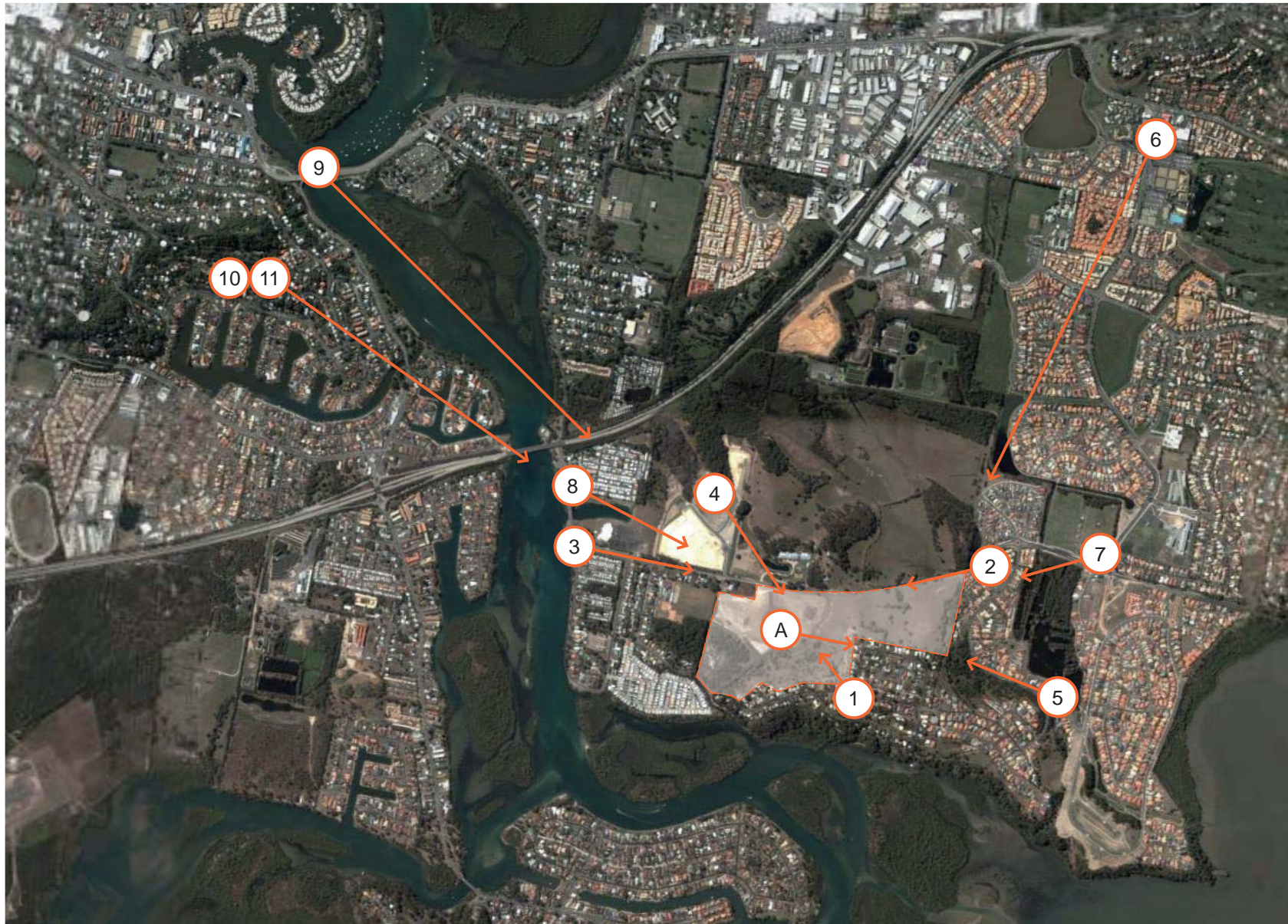


Ridgeline and Steep Lots Good Example



11.0 APPENDIX D - SITE VISIT VIEW SUMMARY

(Refer Attached)



LEGEND

- A** **Image A** - View from the lower, Part A, portion of the site looking south up to the existing settlement on Seaview Street.
- 1** **Image 1** - View from Hillcrest Avenue to ridgelines to the east
- 2** **Image 2** - View from Fraser Drive at the south-eastern most tip of the development and at the base of the road reserve
- 3** **Image 3** - View from the subject site from Dry Dock Road (turning into Fraser Drive) and at the ridgeline beyond the street trees
- 4** **Image 4** - View from Wren Court looking across 'Pioneer Country' to the subject site
- 5** **Image 5** - View from Vintage Lakes Drive looking up towards the southern end of the subject site
- 6** **Image 6** - View from the shopping centre on the corner of Leisure Drive and Darlington Drive in Banora Point looking towards the subject site
- 7** **Image 7** - View from sports fields (Twin Towns Juniors) looking up towards the southern end of the subject site
- 8** **Image 8** - View from bridge-crossing along Dry Dock Road
- 9** **Image 9** - View from Boyds Bay Bridge - Minjunbal Drive
- 10** **Image 10** - View from Alva Street to subject site
- 11** **Image 11** - View from Alva Street to subject site with existing mature tree species scattered amongst the existing settlement



Appendix 16

Water Reticulation Report



Villa World Ltd

Proposed Development
Fraser Drive – South Tweed

WATER RETICULATION REPORT

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8TH DECEMBER 2006
JOB NO. 7214/29-1

PROPOSED DEVELOPMENT FRASER DRIVE – SOUTH TWEED

WATER RETICULATION REPORT

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CLIENT

VILLA WORLD LTD

Job No. 7214/29-1

DOCUMENT NAME

WATER RETICULATION REPORT – FRASER DRIVE

Preliminary

☐

Author

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Draft

☐

Signature

SW

Draft Final

☐

Date

11/12/06

Final

☐

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11/12/2006

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