



LANDOWNER AREA 2A
LOT 504 SELF CONTAINED TO PROVIDE 10% POS (4000m²)
SUBDIVISION COMPLETE

THE OVER SUPPLY OF PUBLIC OPEN SPACE PROVIDED ON LOTS 532-534 IS TO BE RATIONALIZED THROUGH A LANDOWNER AGREEMENT WITH THE OWNER OF LOT 37 TO EXCHANGE AN EQUIVALENT LAND AREA AS THE OVER PROVISION

LANDOWNER AREA 2B (LOTS 535 & 536)
DEVELOPED WITH JOINT AGREEMENT IN RESPECT TO POS PROVISION

TOTAL AREA OF 2 LOTS	8.1140ha
LESS COMMERCIAL SITE	0.1638ha
NET DEVELOPABLE AREA	7.9502ha
POS AT 10% COMMUNITY PURPOSE SITE CREDITED AS POS	0.7950ha
POS REQUIRED	0.2000ha
POS PROVIDED	0.5950ha
OVERPROVISION OF POS	0.7750ha

SUBDIVISION COMPLETE

LANDOWNER AREA 2C (LOTS 37 & LOTS 532-534)
TO BE DEVELOPED WITH A JOINT AGREEMENT IN RESPECT TO POS AND DRAINAGE

LAND AREAS	21.5700ha
LOT 37	4.7128ha
LESS AREA RETAINED FOR TERMINAL SUBSTATION	16.8572ha
LOTS 532-534	12.1710ha
NET DEVELOPABLE AREA	29.0282ha
POS REQUIRED AT 10%	2.9028ha
POS PROPOSED	1.8000ha
LOTS 532-534	(0.5829ha OVER PROVISION)
LOT 37	1.1028ha
	(0.5829ha UNDER PROVISION)
TOTAL	2.9028ha

SUBDIVISION APPROVED AND UNDER CONSTRUCTION

LANDOWNER AREA 2D - LOTS 527 & 528
TO BE DEVELOPED AS SELF CONTAINED SUB AREA WITH 10% PROVISION OF POS
DRAINAGE SWALE WITHIN POS 100% CREDIT

NOTE:
CALCULATION OF POS BASED UPON 10% OF NET DEVELOPABLE AREA EXCLUDING NON DEVELOPABLE WESTERN POWER EASEMENT

SUBDIVISION APPROVED

OUTLINE DEVELOPMENT PLAN
AGREEMENT AREAS 2, 3 & 4
FORRESTFIELD U7

RESIDENTIAL CODES

RESIDENTIAL R12.5	RESIDENTIAL R30
RESIDENTIAL R20	RESIDENTIAL R40

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