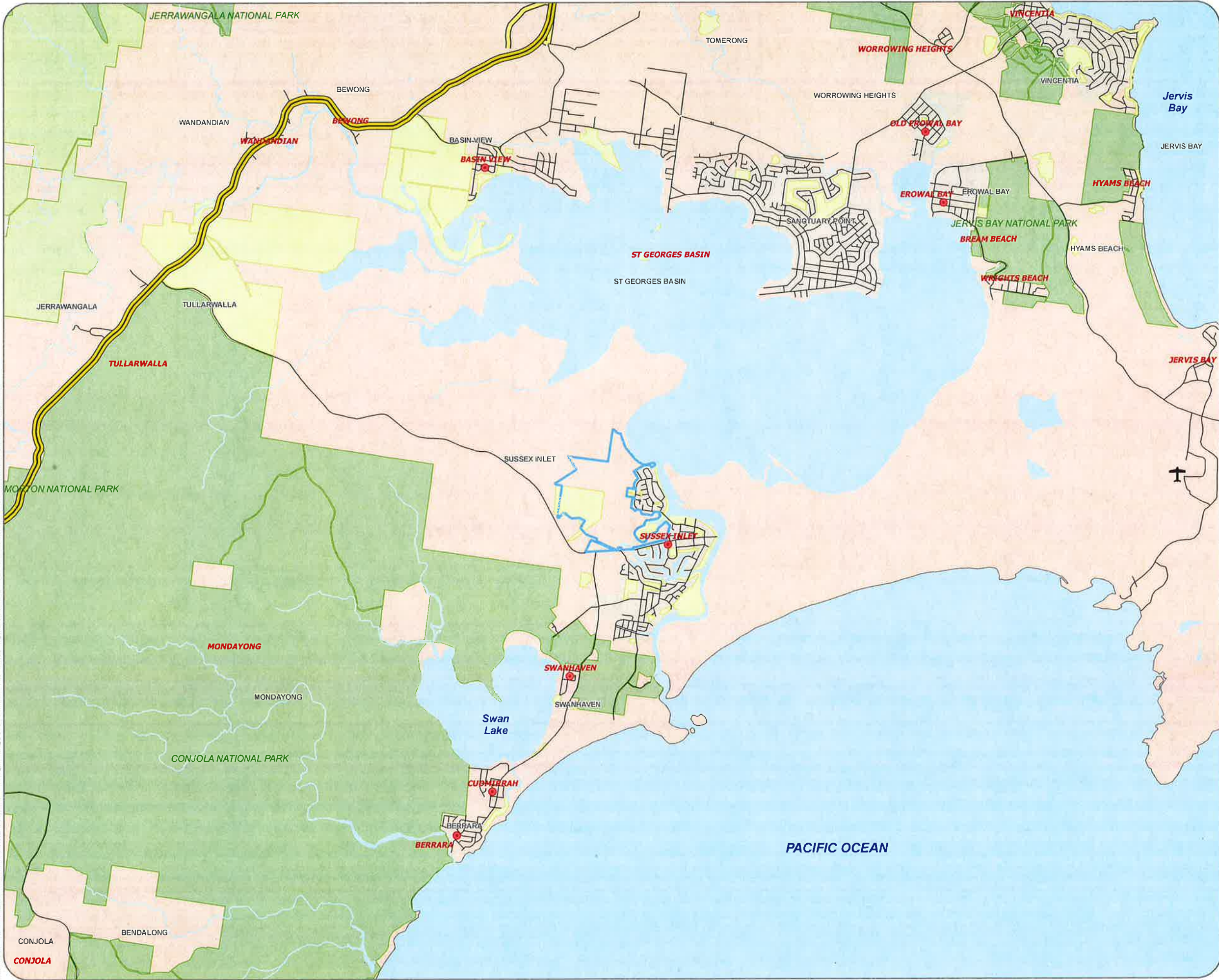


Figure 1

The location of the subject site and its local context



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Sydney, NSW 2000
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f: 02 9262 6511



NOTES:

1. Digital Cadastral DataBase (DCDB) © 2006 NSW Dept. of Lands.
2. Subject site base on DCDB 2006
3. Map locator base map © Mapinfo 2010
4. All features are approximate only and subject to detailed survey

LEGEND

Subject Site

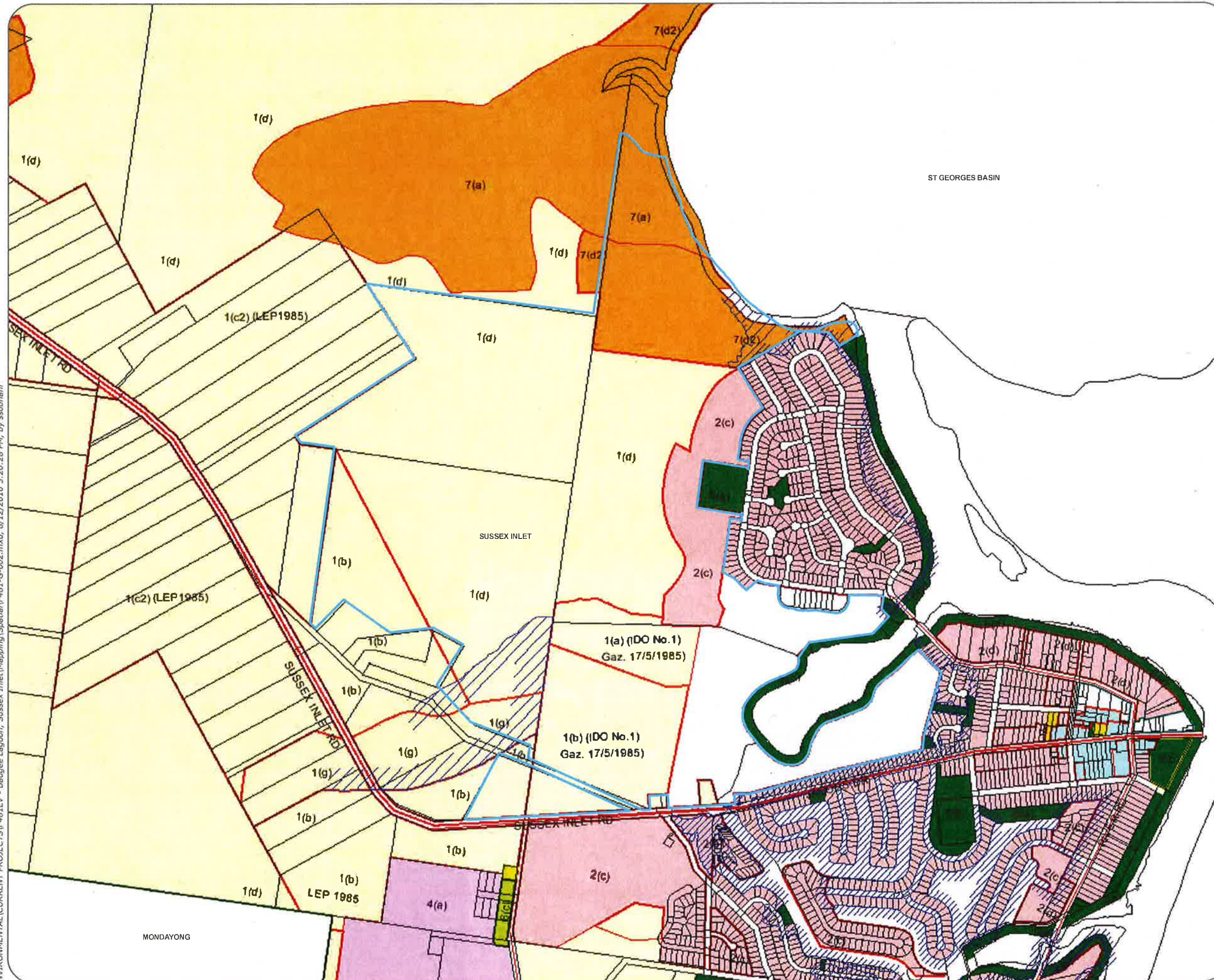


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DATE OF PLAN :	8-11-2010		
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GIS REF:	F481-G-001.mxd		

Figure 2

Cadastre and current zoning of the subject site and adjoining lands



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NOTES:

1. Subject site base on DCDB 2006
2. Zoning courtesy of Shoalhaven City Council as seen 21-05-09
3. All features are approximate only and subject to detailed survey

LEGEND

Subject Site

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Figure 3 Characteristics and features of the subject site and surrounding lands



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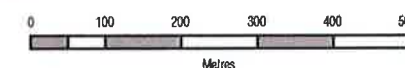
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NOTES:

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3. Contours courtesy of Julius Bokor 19-05-09
4. All features are approximate only and subject to detailed survey

LEGEND

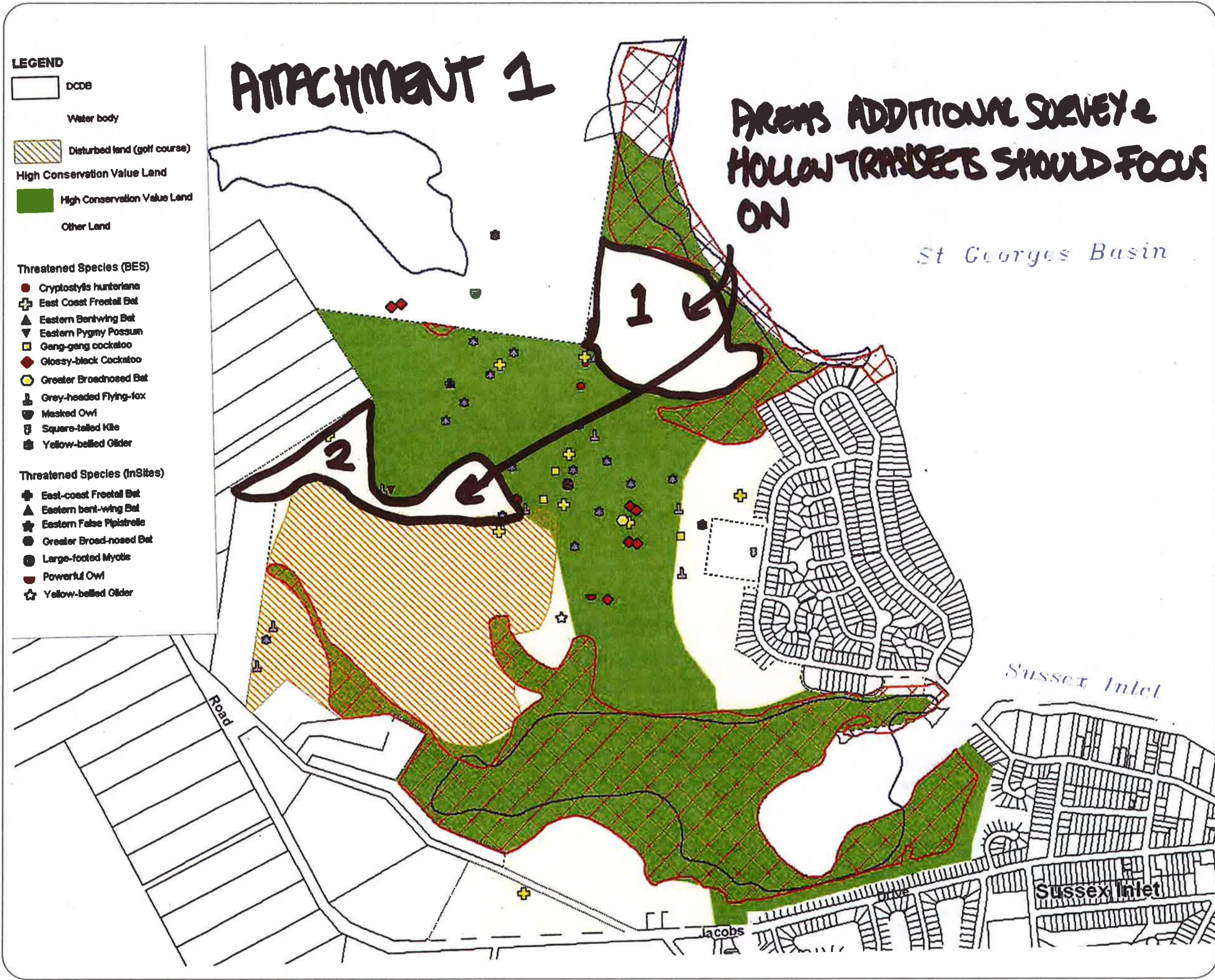
- Subject Site
- Contours

No.	Date	Revision Details	INI

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CO-ORDS :	MGA		
DATUM :	N/A		
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Figure 4

The 'Contentious Areas' identified on the subject site



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NOTES:

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2. DCDB © Dept. of Lands 2006
3. HCV land derived from DECC guidelines
4. All features are approximate only and subject to detailed survey

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Figure 5

Vegetation and plant communities on the subject site at Sussex Inlet



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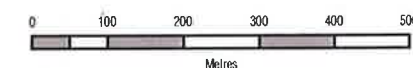
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NOTES:

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2. Original vegetation community survey undertaken by BES
3. Boundaries reviewed and amended by Environmental InSites Jan-Feb 2009 and Nov 2010
4. All features are approximate only and subject to detailed survey

LEGEND

- Subject Site
- DCDB
- Roads
- Vegetation**
 - Cleared
 - Coastal Sand Forest
 - Coastal Sand Swamp Forest (EEC)
 - Currumbene Lowlands Forest
 - Shoalhaven Sandstone Forest
 - Estuarine Creekflat Scrub (EEC)
 - Estuarine Fringe Forest (EEC)
 - Estuarine Mangrove Forest (EEC)
 - Estuarine Saltmarsh (EEC)

No.	Date	Revision Details	INI

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CO-ORDS :	MGA		
DATUM :	N/A		
DATE OF PLAN :	8-11-2010		
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APPROVED BY/DATE :	FI/8-11-2010		
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Figure 6

SEPP 14 Wetlands and Endangered Ecological Communities



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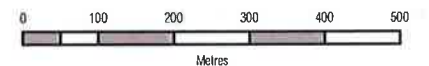
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4. SEPP 14 wetland data © 2003 DIPNR
5. All features are approximate only and subject to detailed survey

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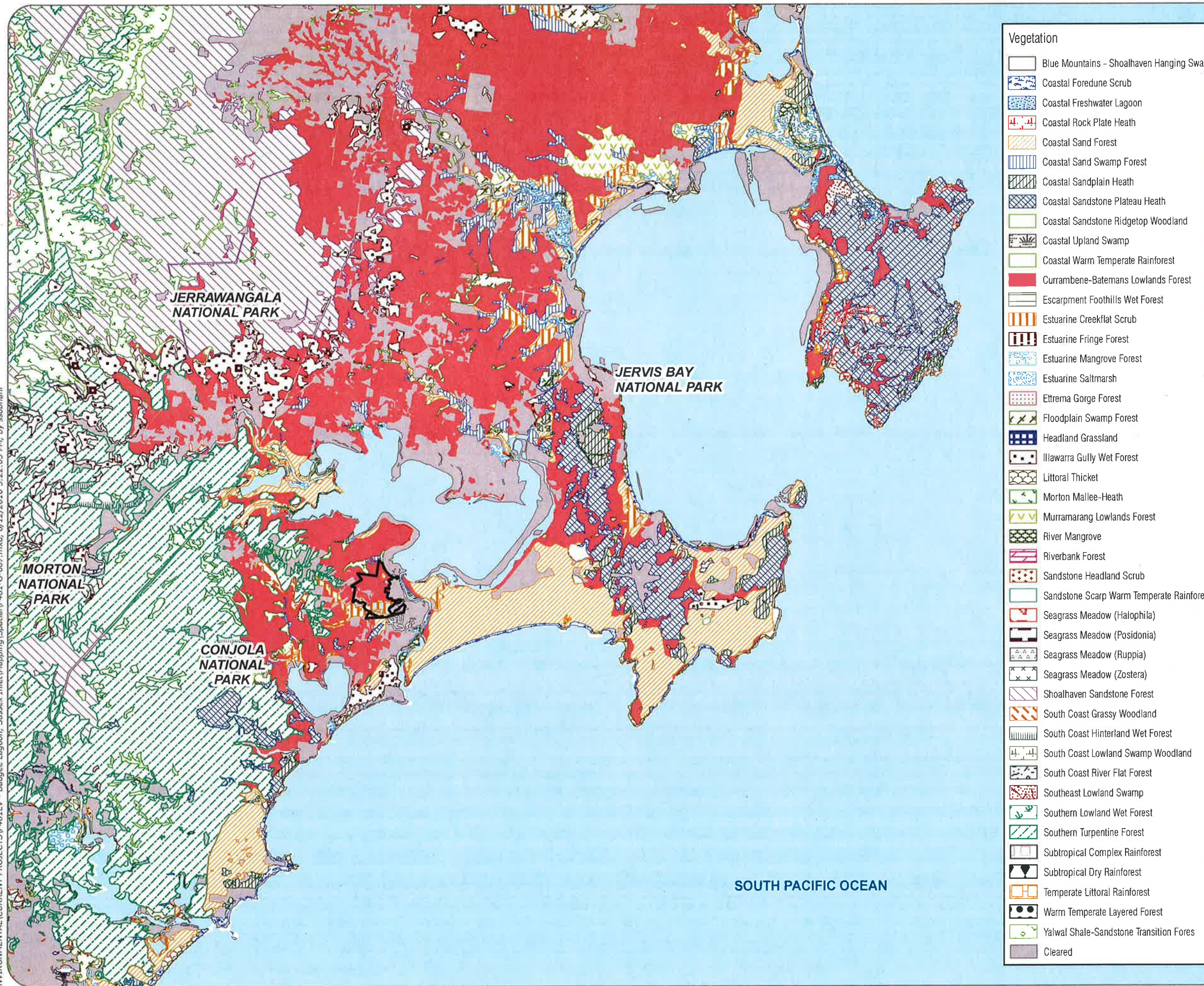
- Subject Site
- Roads
- SEPP 14 Wetlands
- Vegetation
 - Cleared
 - Coastal Sand Forest
 - Coastal Sand Swamp Forest (EEC)
 - Currambene Lowlands Forest
 - Shoalhaven Sandstone Forest
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 - Estuarine Fringe Forest (EEC)
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 - Estuarine Saltmarsh (EEC)

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Figure 7

Regional vegetation mapping provided by the DECCW



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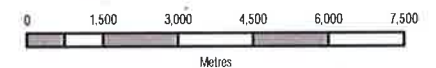
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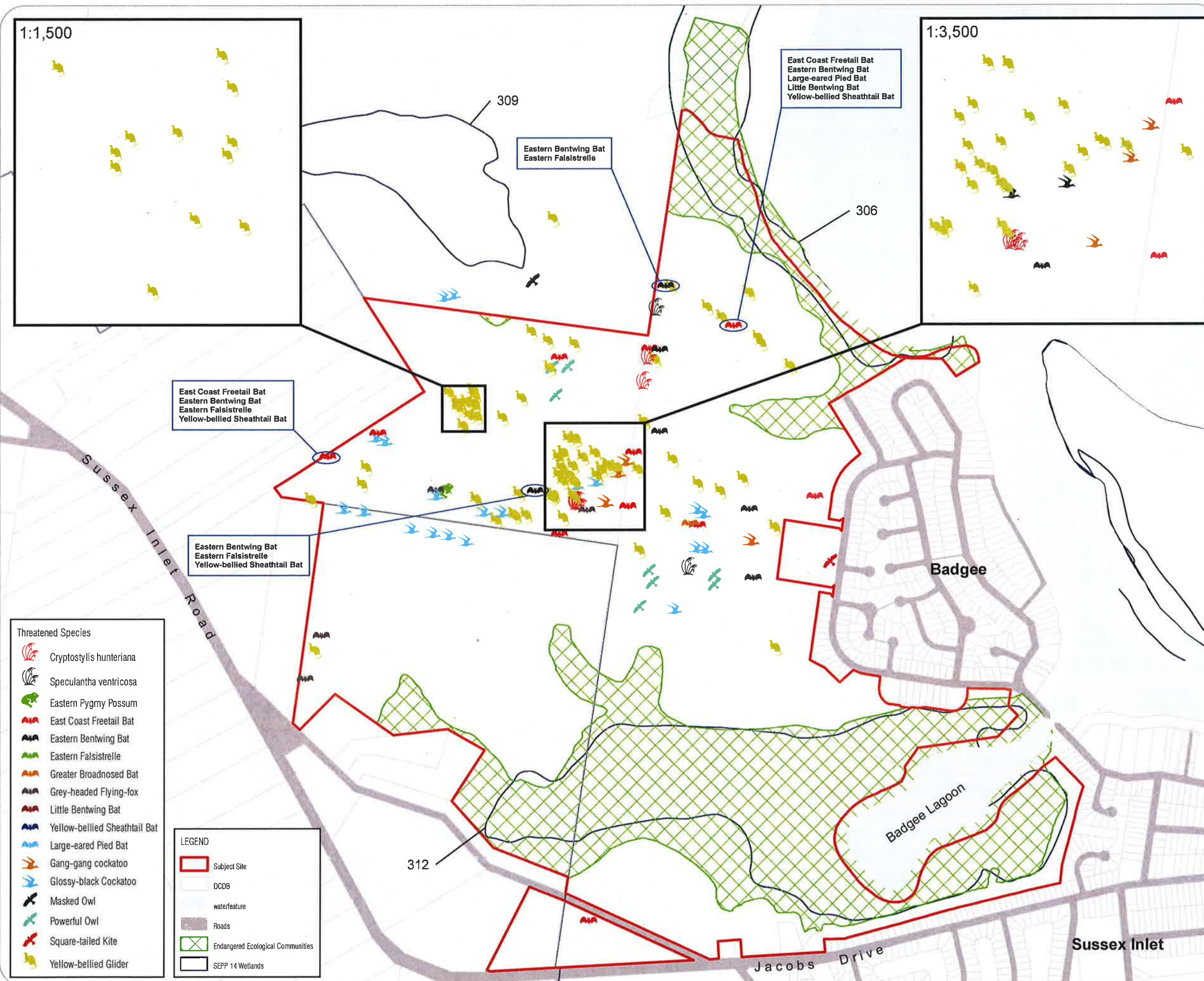
Subject Site

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DATUM :	N/A	
DATE OF PLAN :	8-11-2010	
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Figure 8

Threatened species recorded on the subject site at Sussex Inlet



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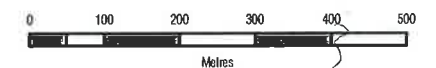
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NOTES:

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2. Threatened species records courtesy of BES and EnvironmentalInSites
3. SEPP 14 wetland data © 2003 DIPNR
4. HCV land derived from DECC guidelines
5. All features are approximate only and subject to detailed survey

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GIS REF:	F481-G-008.mxd	

Figure 9

Hollow-bearing tree density surveys and results

Badgee Lagoon, Sussex Inlet - supplementary surveys

Hollow-bearing trees within quadrats



-  Original study area
-  Areas for further study
-  HBT quadrats (200m x 50m)
-  Hollow-bearing trees
-  Area of higher density large HBTs

Base air photos:
Land & Property Information
100 0 100 200
Metres



eco logical
AUSTRALIA

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Figure 10

The small southwestern watercourses through the existing golf course

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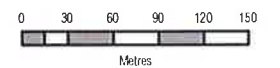
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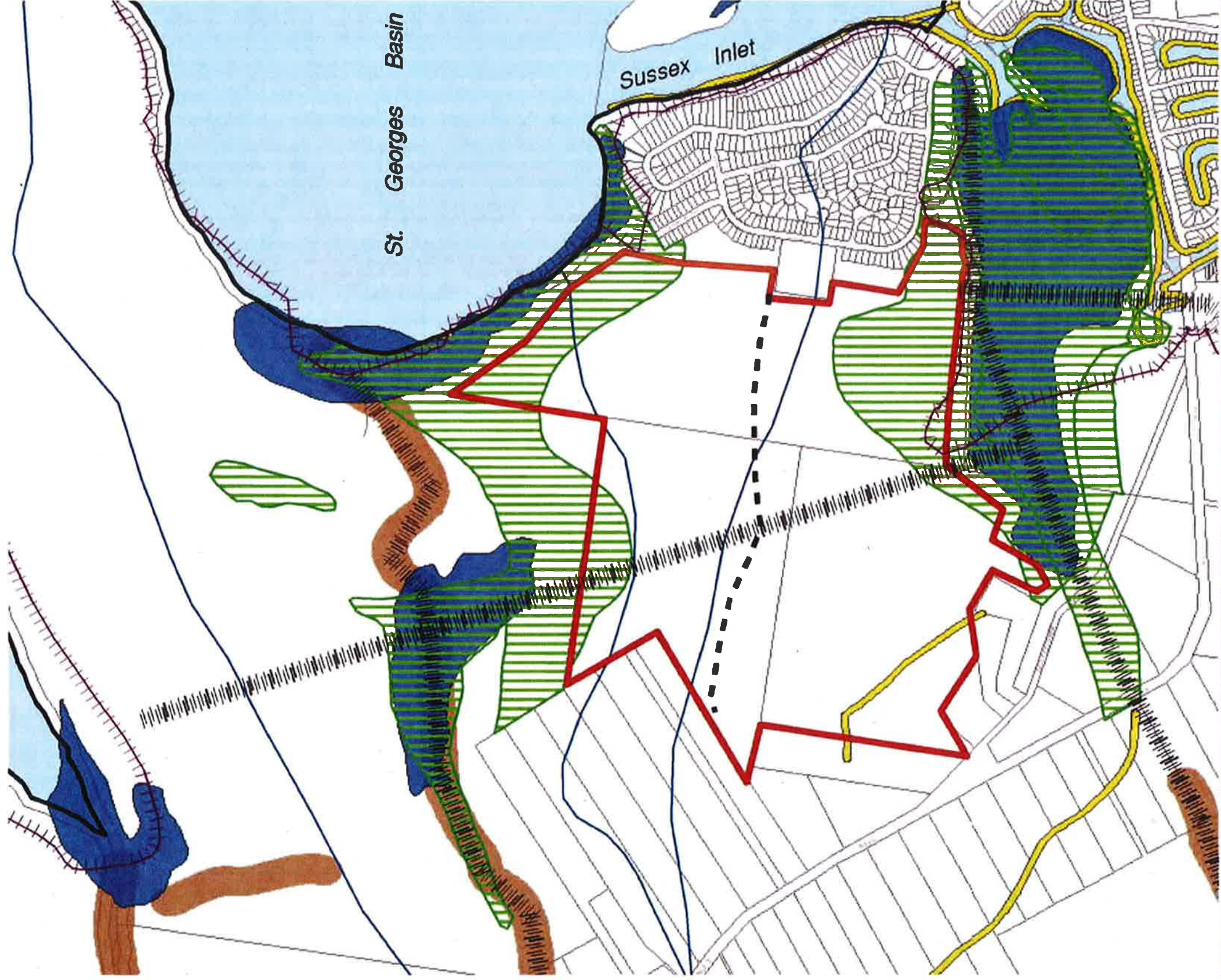
- Subject Site
- Residential, rural and other disturbed land
- Watercourse

No.	Date	Revision Details	INI

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CO-ORDS :	MGA		
DATUM :	N/A		
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GIS REF:	F481-G-010.mxd		

Figure 11

Mapping contained in the Sussex Inlet Settlement Strategy



Badgee Investigation Area Constraints and Opportunities



Sussex Inlet Settlement Strategy
August 2007 0 200 400 Meters

DRAFT

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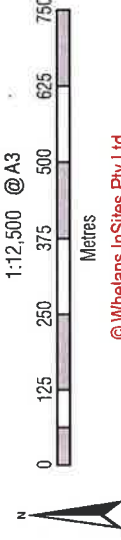
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JOB REF: F481

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Figure 12

Aerial photography of the subject site and the locality with vegetation linkages

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LEGEND

- Subject Site
- Residential, rural and other disturbed land
- Vegetation and habitat linkages

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Figure 14

Proposed rezoning of the subject site and plant communities



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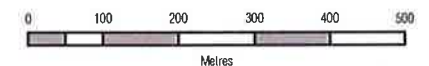
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NOTES:

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3. Boundaries reviewed and amended by Environmental InSites Jan-Feb 2009 and Nov 2010
4. Zoning boundary derived by Julius Bokor Architect Pty Ltd Ref: A-07 Zoning Plan 101207.pdf

LEGEND

- Subject Site
- DCDB
- Roads
- Proposed Zoning Boundaries
- Vegetation
 - Cleared
 - Coastal Sand Forest
 - Coastal Sand Swamp Forest (EEC)
 - Currumbene Lowlands Forest
 - Shoalhaven Sandstone Forest
 - Estuarine Creekflat Scrub (EEC)
 - Estuarine Fringe Forest (EEC)
 - Estuarine Mangrove Forest (EEC)
 - Estuarine Saltmarsh (EEC)

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APPROVED BY/DATE :	FI/8-11-2010	
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Figure 15

Proposed rezoning of the subject site and threatened species records



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4. SEPP 14 wetland data © 2003 DIPNR
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LEGEND

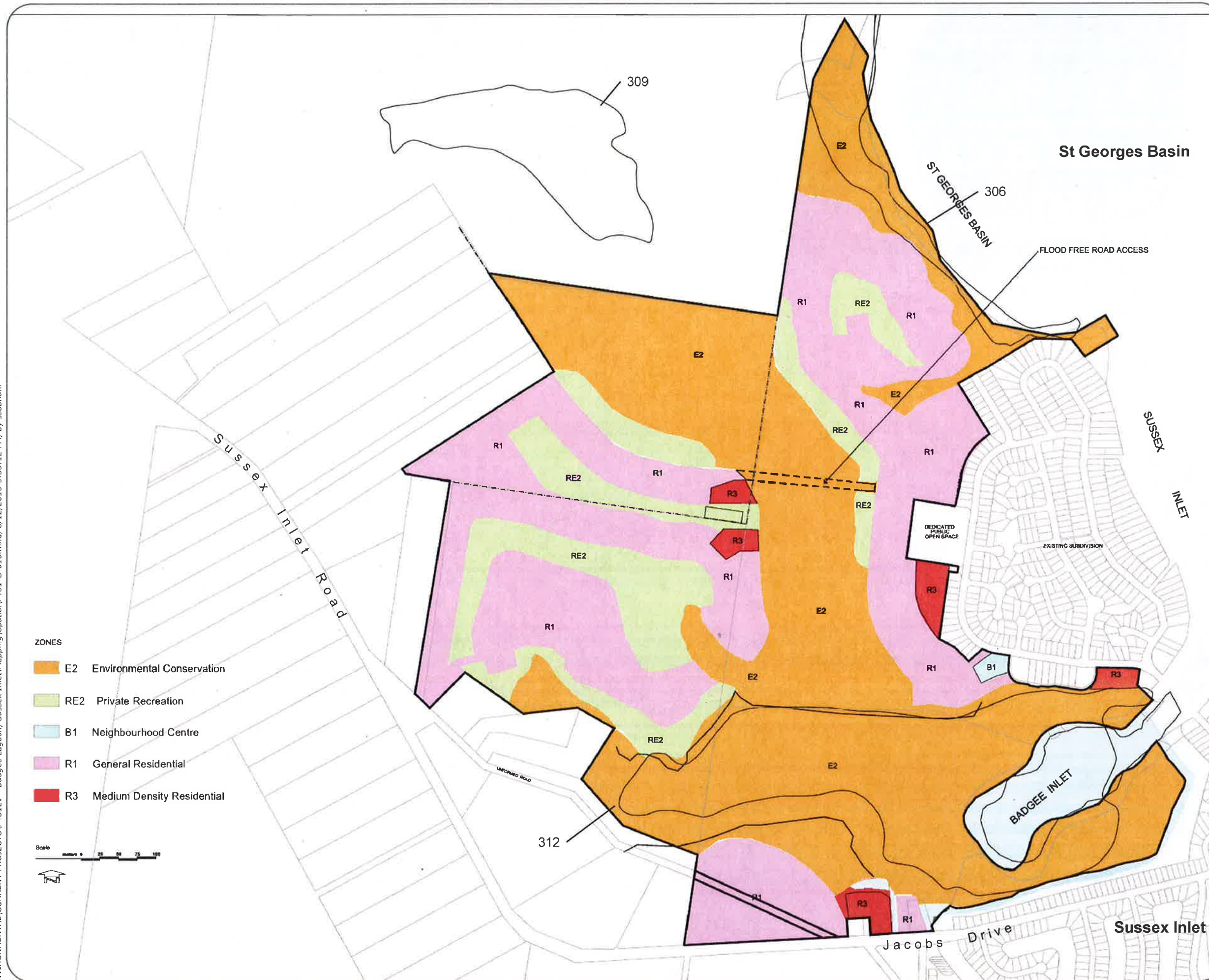
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- Roads
- SEPP 14 Wetlands
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GIS REF:	F481-G-015.mxd	

Figure 16

Proposed rezoning for the subject site



PREPARED FOR:

Lucas Property Group

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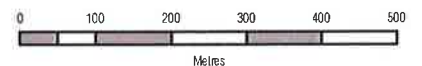
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PREPARED BY:

Whelans Insites Pty Ltd
ACN: 088 148 743

insites.com.au

Level 12, 80 Clarence Street
Sydney, NSW 2000
DX 266 Sydney
t: 02 9234 8300
f: 02 9262 6511



NOTES:

1. Proposed zoning plan derived by Julius Bokor Architect Pty Ltd Ref: A-07 Zoning Plan 101207.pdf
2. All features are approximate only and subject to detailed survey

No.	Date	Revision Details	INI

SCALE :	1:10,000	@ A3
CO-ORDS :	MGA	
DATUM :	N/A	
DATE OF PLAN :	8-11-2010	
CHECKED BY/DATE :	SAS/8-11-2010	
APPROVED BY/DATE :	FI/8-11-2010	
JOB REF:	F481	
GIS REF:	F481-G-016.mxd	