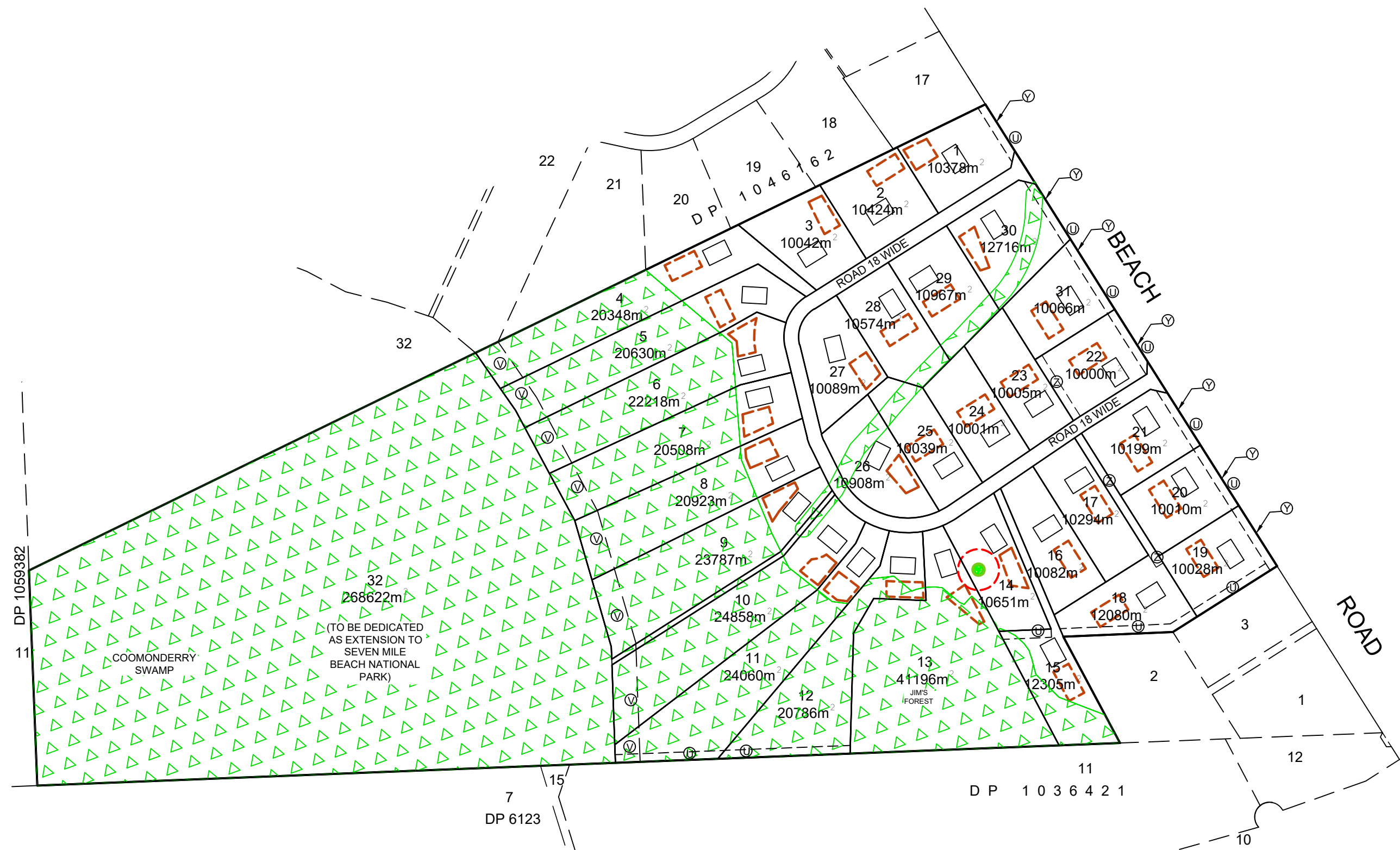
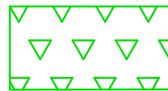




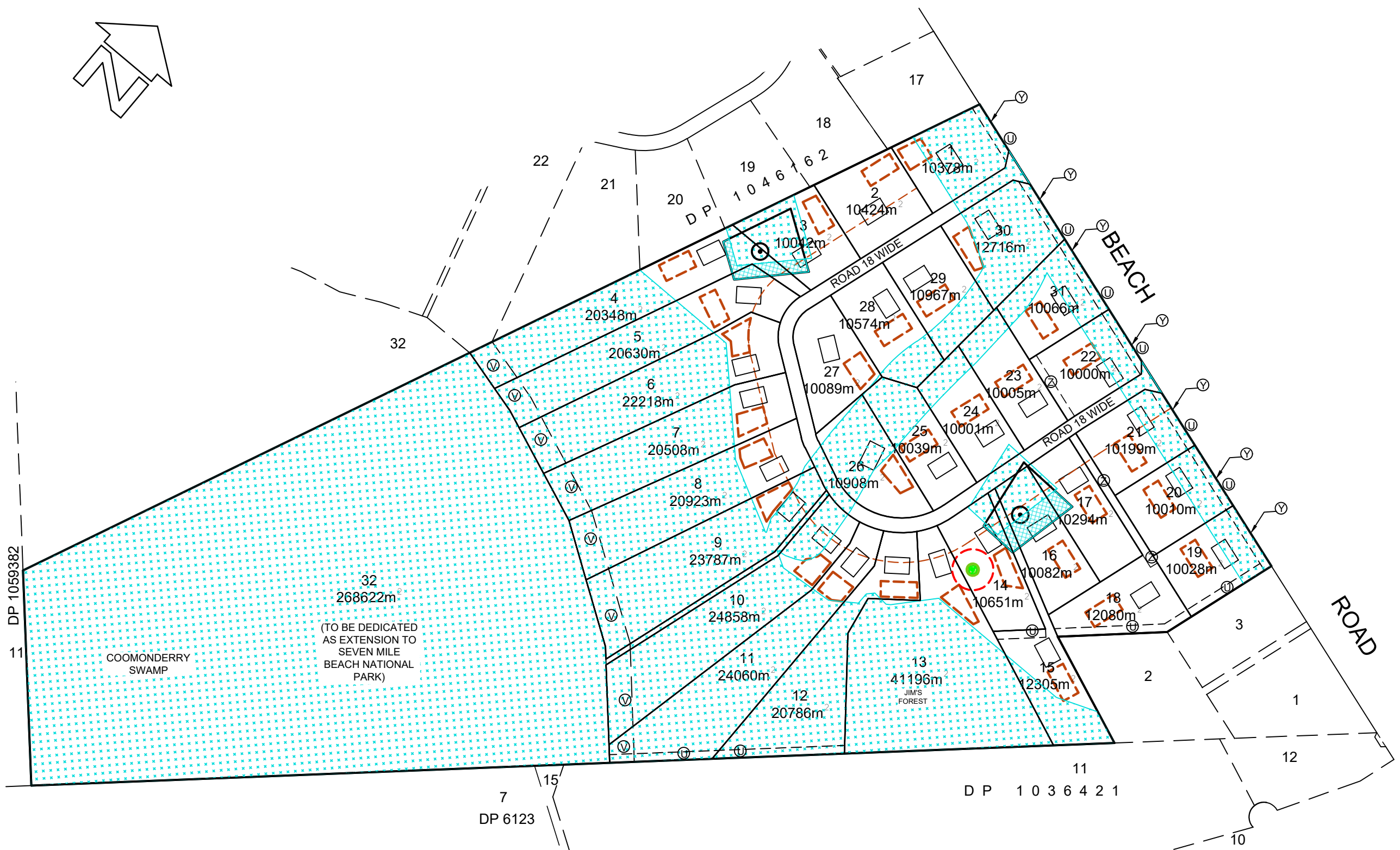
## BUILDING EXCLUSION AREA

 BUILDING EXCLUSION AREA

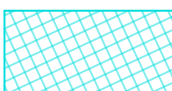


## POTENTIAL ARCHAEOLOGICAL DEPOSIT (PAD) AREA

 PAD AREA (LOCATION AS PER AMBS REPORT)

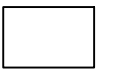


## WASTE WATER EXCLUSION AREA

 WASTE WATER EXCLUSION AREA  
 WASTE WATER EXCLUSION AREA - EXPANDED TO INCLUDE SURVEYED SPRING LOCATION

### PROPOSED EASEMENTS

- ⑩ PROPOSED RESTRICTION ON THE USE OF LAND (TREE PLANTING) 10 WIDE
- ⑪ PROPOSED RESTRICTION ON THE USE OF LAND (REGENERATION BUFFER) 30 WIDE
- ⑫ PROPOSED RESTRICTION ON THE USE OF LAND (NO DIRECT ACCESS TO BEACH ROAD)
- ⑬ PROPOSED EASEMENT FOR ACCESS AND SERVICES 10 WIDE

-  POTENTIAL DWELLING SITE 20m x 30m
-  EFFLUENT DISPOSAL AREA 830m²
-  SCARRED TREE WITH 25m EXCLUSION ZONE (LOCATION AS PER AMBS REPORT)

NOTE: CONTOURS AND DETAIL SURVEY HAVE BEEN DERIVED FROM INFORMATION PROVIDED TO ALLEN PRICE & SCARRATTS P/L BY OTHERS.

THIS SUBDIVISION DESIGN IS BASED ON FIELD WORK BY C. ROBSON AND ASSOCIATES P/L (DEC. 2019) & JMD SURVEYS (MARCH 2015) AND HAS NOT BEEN VERIFIED BY ALLEN PRICE & SCARRATTS P/L.

CONSTRAINTS HAVE BEEN DERIVED FROM CONSULTANTS REPORTS AND DRAFT SHOALHAVEN DCP DOCUMENTS.

FINAL LOT DIMENSIONS ARE SUBJECT TO SURVEY.

## PROPOSED SUBDIVISION OVER DCP- CHAPTER N28 CONSTRAINTS

|                                             |                                                                                    |        |        |     |             |    |      |                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                              |                                                                                  |                      |                       |
|---------------------------------------------|------------------------------------------------------------------------------------|--------|--------|-----|-------------|----|------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------|----------------------|-----------------------|
| RATIO:<br><b>1:5000</b><br>(AT A1 ORIGINAL) | DATUM:<br>AUSTRALIAN HEIGHT DATUM<br>ORIGIN: SSM<br>RL<br>DATE OF PLAN: 21.01.2020 | SURVEY | OTHERS | REV | DESCRIPTION | BY | DATE |  <b>allen price &amp; scarratts pty ltd</b><br>land and development consultants<br>Nowra Branch: 75 Plunkett Street, Nowra NSW 2541<br>Kiama Branch: 1/28 Bong Bong Street, Kiama NSW 2533<br>phone: (02) 4421 6544 fax: (02) 4422 1821<br>consultants@allenprice.com.au www.allenprice.com.au | PROPOSED SUBDIVISION-DCP N28 CONSTRAINTS<br>OVER LOT 4 DP 834254<br>AT 510 BEACH ROAD, BERRY<br>FOR ENID HALL (RICHARD HALL AND ROBYN BATES) | DRAWING STATUS<br><b>PRELIMINARY</b><br>NOT TO BE USED FOR CONSTRUCTION PURPOSES |                      |                       |
|                                             |                                                                                    | DESIGN |        |     |             |    |      |                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                              | DRAWING NUMBER<br><b>N27074-405</b>                                              | SHEET<br>OF <b>2</b> | REVISION<br><b>P0</b> |