



RESIDENTIAL SUBDIVISION STAGES 1 & 2			
LOT TYPE	STAGE 1	STAGE 2	TOTAL
SUPERLOT	1	2	3
≥300m²	83	90	173
≥400m²	12	22	34
≥500m²	5	6	11
≥600m²	-	1	1
TOTAL LOTS	101	121	222

RESIDENTIAL SUBDIVISION STAGE 7B (APPROVED DA)	
LOT TYPE	STAGE 7B
< 300m²	12
≥300m²	7
≥400m²	-
TOTAL LOTS	19

DISCLAIMER:

THIS PLAN WAS PREPARED FOR LAND & HOUSING CORPORATION FOR DEVELOPMENT CONCEPT PURPOSES ONLY.

DIMENSIONS AREAS AND TOTAL NUMBER OF LOTS SHOWN HEREON ARE APPROXIMATE ONLY AND SUBJECT TO FIELD SURVEY AND ALSO TO THE REQUIREMENTS OF COUNCIL AND OTHER AUTHORITIES WHICH MAY HAVE REQUIREMENTS UNDER ANY RELEVANT LEGISLATION.

NO RELIANCE SHOULD BE PLACED ON THE INFORMATION CONTAINED IN THIS PLAN FOR ANY FINANCIAL DEALING INVOLVING THE LAND. THIS NOTE IS AN INTEGRAL PART OF THIS PLAN

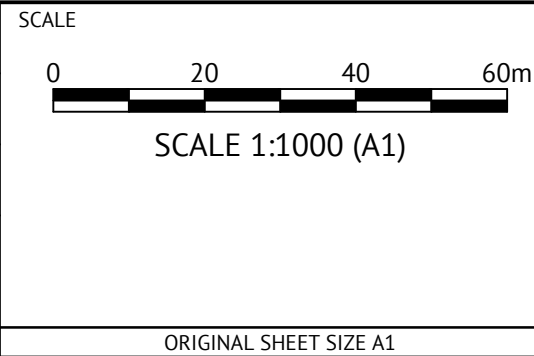
- LEGEND**
- STAGING BOUNDARY
 - PROPOSED LOT (SEE TABLE)
 - EXISTING LOT
 - EXISTING ROAD
 - POSSIBLE ELECTRICAL SUB-STATIONS
 - EXISTING ELECTRICAL SUB-STATIONS
 - PROPOSED OPEN SPACE
 - PROPOSED ROAD WIDENING

PRELIMINARY					
DATE	REV	DESCRIPTION	REC	APP	REVISIONS
08/11/21	X	ISSUED FOR APPROVAL - ZERO LOT EASEMENT ADDED FOR LOTS 310-313 AND 324-326	PS	WRS	
05/11/21	W	ISSUED FOR APPROVAL - 178 NEWLEAF PDE PRIVATE LOT, REVISED LOTS 207-116, LOT 219 - 223, EASEMENTS & TABLE ADJUSTED	PS	WRS	
15/10/21	V	ISSUED FOR APPROVAL - REVISED LOTS 10-19, 297-303, 307-309, 999, 1000, BIN PAD LOTS 17, 266-267 & REVISED EASEMENTS	PS	WRS	
30/03/21	U	ISSUED FOR APPROVAL - RELOCATED LOTS 316 & 317	PS	WRS	
11/11/20	T	ISSUED FOR APPROVAL - RELOCATED ELECTRICAL SUB-STATIONS TO LOTS 303 & 1001, NOTED ROAD WIDENING	PS	WRS	

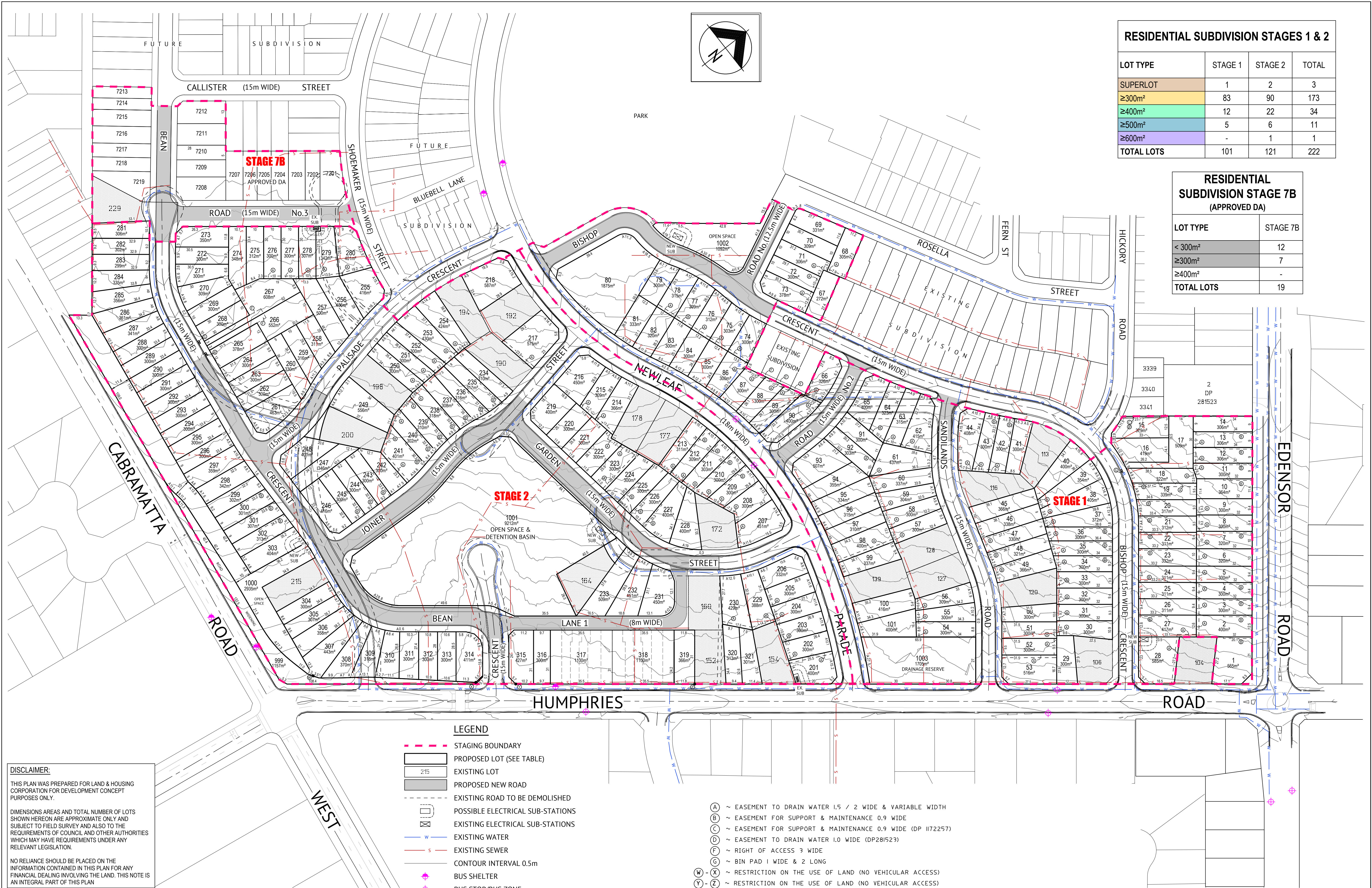
ORAN PARK OFFICE
SUITE 301, LEVEL 3 ORAN PARK PODIUM
351 ORAN PARK DRIVE
ORAN PARK, NSW 2570
PH: (02) 4632 6500
WEB: www.premise.com.au

Premise

DESIGNED
PHETMALAY
CHECKED
PAUL HUME
PROJECT MANAGER
WARREN SAUNDERS
REGISTERED SURVEYOR



LAND & HOUSING CORPORATION			JOB CODE	
CLIENT	PROPOSED SUBDIVISION CONCEPT		320161_01	
PROJECT	HUMPHRIES ROAD BONNYRIGG		SHEET NUMBER	
LOCATION	PROPOSED SUBDIVISION CONCEPT - LOT MIX		REV	
SHEET TITLE			TP01 Y	



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- LEGEND**
- STAGING BOUNDARY
 - PROPOSED LOT (SEE TABLE)
 - EXISTING LOT
 - PROPOSED NEW ROAD
 - EXISTING ROAD TO BE DEMOLISHED
 - POSSIBLE ELECTRICAL SUB-STATIONS
 - EXISTING ELECTRICAL SUB-STATIONS
 - EXISTING WATER
 - EXISTING SEWER
 - CONTOUR INTERVAL 0.5m
 - BUS SHELTER
 - BUS STOP/BUS ZONE

- ~ EASEMENT TO DRAIN WATER 1.5 / 2 WIDE & VARIABLE WIDTH
- ~ EASEMENT FOR SUPPORT & MAINTENANCE 0.9 WIDE
- ~ EASEMENT FOR SUPPORT & MAINTENANCE 0.9 WIDE (DP 1172257)
- ~ EASEMENT TO DRAIN WATER 1.0 WIDE (DP281523)
- ~ RIGHT OF ACCESS 3 WIDE
- ~ BIN PAD 1 WIDE & 2 LONG
- ~ RESTRICTION ON THE USE OF LAND (NO VEHICULAR ACCESS)
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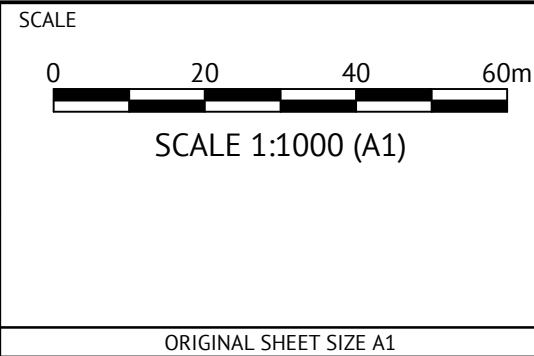
PRELIMINARY					
DATE	REV	DESCRIPTION	REVISIONS	REC	APP
02/02/23	Y	ISSUED FOR APPROVAL - REVISED EASEMENT FOR LOTS 16, 17, 18 & 19; REVISED LOTS 11, 12, 18 & 19		PS	WRS
08/11/21	X	ISSUED FOR APPROVAL - ZERO LOT EASEMENT ADDED FOR LOTS 210-213 AND 224-226		PS	WRS
05/11/21	W	ISSUED FOR APPROVAL - 178 NEWLEAF POE PRIVATE LOT, REVISED LOTS 207-216, LOT 219 - 223, EASEMENTS & TABLE ADJUSTED		PS	WRS
15/10/21	V	ISSUED FOR APPROVAL - REVISED LOTS 10-19, 297-303, 307-309, 999, 1000, BIN PAD LOTS 17, 266-267 & REVISED EASEMENTS		PS	WRS
30/03/21	U	ISSUED FOR APPROVAL - RELOCATED LOTS 316 & 317		PS	WRS
11/11/20	T	ISSUED FOR APPROVAL - RELOCATED ELECTRICAL SUB-STATIONS TO LOTS 303 & 1001, NOTED ROAD WIDENING		PS	WRS

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CLIENT
LAND & HOUSING CORPORATION

PROJECT
PROPOSED SUBDIVISION CONCEPT

LOCATION
HUMPHRIES ROAD BONNYRIGG

SHEET TITLE
PROPOSED SUBDIVISION CONCEPT - LOT LAYOUT PLAN

JOB CODE
320161_01

SHEET NUMBER
TP02

REV
Y