



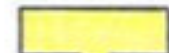








LEGEND

-  PROPOSED DEDICATED ROAD RESERVE
-  PUBLIC OPEN SPACE
-  BUILDING ENVELOPE
-  ZERO LOT LINE
(Refer Cl 8.1.2)
-  NON-MANDATORY ZERO LOT LINE
(Refer Cl 8.1.2)
-  60% REAR BUILDING ENCROACHMENT AREA (Refer Cl 8.1.2)
-  INDICATIVE VEHICLE ACCESS LOCATION
- Other locations possible.
Only one accessway per lot
(Refer Cl 7.3.2, 8.1.8)
-  (85) ALLOTMENT NUMBER
-  RESTRICTED LOT ACCESS
(Refer Cl 7.3.2)
-  POSSIBLE BUS ROUTE
Final bus routes and bus stop locations
are subject to resolution with Queensland
Transport, Council and bus service provider.
-  * REDUCED REAR SETBACK FOR
IRREGULAR SHAPED ALLOTMENTS

MAJOR PRIVATE OPEN SPACE - other locations possible (Refer Cl 8.1.5)

-  Minimum 60 sq m
-  Minimum 40 sq m
-  Minimum 25 sq m

LOCAL AREA TRAFFIC MANAGEMENT

- * Mid-street speed control device to be incorporated in the final streetscape design.

NOTE: Speed control devices may be installed at any intersection shown on the Sector Plan Map. These devices may necessitate site specific driveway alignments for lots adjacent to intersections.

LOT TYPES

- PT PREMIUM TRADITIONAL LOT
- T TRADITIONAL
(Economy traditional Lots in DCP)
- C COURTYARD LOT
- PV PREMIUM VILLA LOT
- V VILLA LOT
- COT COTTAGE LOT
- P PATIO LOT
-  TOWNHOUSE UNITS (Max. 3 units)
-  POSSIBLE DUPLEX DWELLING SITE
-  MANDATORY TWO STOREY

NORTH GOLF RESIDENTIAL PRECINCT RESIDENTIAL SECTOR 39

SECTOR PLAN MAP (3 of 8)

0 12 24 36 48 60 metres
Scale 1:200 of A3



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FIGURE 5c

