



NOTE: THIS ILLUSTRATIVE MASTERPLAN IS TO BE READ IN CONJUNCTION WITH DTA ASSOCIATES DETAILED DRAWING NO.: 1526D-01 - PROPOSED SITE ACCESS PRIORITY JUNCTION INCLUDING INDICATIVE TRAFFIC CALMING AND PEDESTRIAN CROSSING

	APPLICATION BOUNDARY:	8.00 hectares TOTAL
	RESIDENTIAL SITE:	6.64 hectares
	PLAYING FIELD SITE:	1.36 hectares
	EXISTING BUILT FORM	
	EXISTING BUILT FORM TO BE DEMOLISHED	
	EXISTING TREES SHOWN INDICATIVELY WHERE ON SITE, DEFINED TREE BRANCH SPREAD AND ROOT PROTECTION AREA SHOWN (DASHED)	
	EXISTING HEDGEROWS	
	EXISTING TREES AND HEDGEROWS TO BE REMOVED	
	ON-SITE CONTOURS AT 1m INTERVALS	
	EMBANKMENT/OTHER SIGNIFICANT LEVEL CHANGE	
	ADJOINING SCHOOL LAND INCLUDING: CIRCULATION AREAS, PARKING, SPORTS PITCHES AND PLAYING FIELDS. IN ADDITION, LAND TO BE TRANSFERRED TO BOTH SCHOOLS IS SHOWN WITHIN THE APPLICATION BOUNDARY	
	NO BUILD AREA - HISTORICAL LEGAL COVENANT	
	EXISTING O/H CABLES TO BE RE-ROUTED	
	PUBLIC FOOTPATH ADJACENT SITE	
	INDICATIVE HIGHWAYS	
	INDICATIVE HOUSING SQUARE/FEATURE	
	INDICATIVE SHARED SURFACE/'HOME-ZONE'	
	INDICATIVE STRATEGIC OPEN SPACE INCLUDING: LANDSCAPE BUFFERS, ATTENUATION POND, PEDESTRIAN LINKS, INDICATIVE TREE PLANTING	
	FORMAL PLAY SPACE SHOWN INDICATIVELY	
	INDICATIVE LOCATION OF GRASSED SUDS BASIN	
	INDICATIVE 2/2.5 STOREY DWELLING WITH ASSOCIATED GARAGE	
	INDICATIVE BUNGALOW	
	INDICATIVE PRIVATE DRIVEWAYS/PARKING	
	INDICATIVE PRIVATE GARDENS	
	PEDESTRIAN/CYCLE LINK THROUGH TO SCHOOL VEHICULAR LINK THROUGH TO CAR PARK	
	LOCATION OF ACOUSTIC BARRIER - ADDITION OF NOISE BUND SHOWN AS REQUIRED	