

**NOTES**

- (1) This plan was prepared for the purpose and exclusive use of BHAVIN GANDHI to accompany an application to LOGAN CITY COUNCIL for a Development Permit to Reconfigure the land described in the plan and is not to be used for any other purpose or by any other person or corporation. JFP URBAN CONSULTANTS PTY LTD accepts no responsibility for any loss or damage suffered howsoever arising to any person or corporation who may use or rely on this plan in contravention to the terms of this clause or clauses 2, 3, 4, 5 or 6 hereof.
- (2) The contours on this plan are from field survey - see JFP detail plan (B47035-01A) dated 03/09/2024.
- (3) The dimensions, areas, size and location of improvements, flood information (if shown) and number of lots shown on this plan are approximate only and may vary.
- (4) Safety in Design  
The Urban Design for the layout proposal has been developed to meet the stated project brief, as expressed in JFP Urban Consultants Offer for the works, and the Design Standards stipulated by the Local Authority named on this plan.  
Non-standard design solutions adopted in the preparation of the layout are listed as follows:
  - None
- (5) The State Government proposes changes to the Queensland Development Code to reflect the provisions of the National Construction Code 2022. These changes once implemented will have an impact on the design of the future dwellings on the proposed allotments identified on this plan. The amendments to the QDC may also be subject to transitional provisions and we would strongly recommend that you discuss these matters further with your preferred Building Certifier.
- (6) This plan may not be reproduced unless these notes are included.

**PROPERTY DESCRIPTION**

LOT 4 ON RP815245  
TOTAL AREA 1.001 ha  
LOGAN CITY COUNCIL

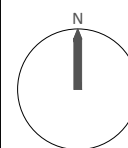
**LEGEND**

- SUBJECT SITE
- EXISTING BUILDING (To be removed)

**STATISTICS**

<b>NO. OF RESIDENTIAL LOTS</b>	
400m <sup>2</sup> min.	13
450m <sup>2</sup> min.	1
<b>TOTAL</b>	<b>14</b>
<b>LENGTH OF NEW</b>	
15.5m ROAD	70m
<b>ROAD WIDENING AREA</b>	<b>363m<sup>2</sup></b>
<b>TOTAL AREA</b>	<b>1.001ha</b>
<b>AVERAGE RESIDENTIAL LOT SIZE</b>	<b>419m<sup>2</sup></b>
<b>DENSITY</b>	<b>14 lots/ha</b>

NORTH:



SCALE:

SCALE: @ A3 1:1250



THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

DESIGNED	TJM	CHECKED	ST	COUNCIL REF
DRAWN	TJM	APPROVED	ST	L.A. LOGAN CITY COUNCIL

ISSUES:

D	ROAD WIDENING AMENDED	02-10-25	TJM
C	ROAD WIDENING AMENDED	18-07-25	TJM
B	LAYOUT AMENDED	09-06-25	TJM
A	ORIGINAL	17-09-24	TJM
ISSUE:	DETAILS:	DATE:	INIT:

TITLE:

**RECONFIGURATION PLAN**  
**BHAVIN GANDHI**  
**20-46 LINDENTHAL ROAD, PARK RIDGE**

DETAILS:

JOB NUMBER: B4703PA1\_DA1 R1 D  
PLAN: ISSUE:  
SHEET: 1 OF 1  
DATE: 2nd October 2025



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