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696256-2

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# APPROVED PLAN OF DEVELOPMENT

Application:

Com / 7 / 2011



Internet Ready

Scanned Date

Received by  
Business Performance Unit

Date: / / 2012

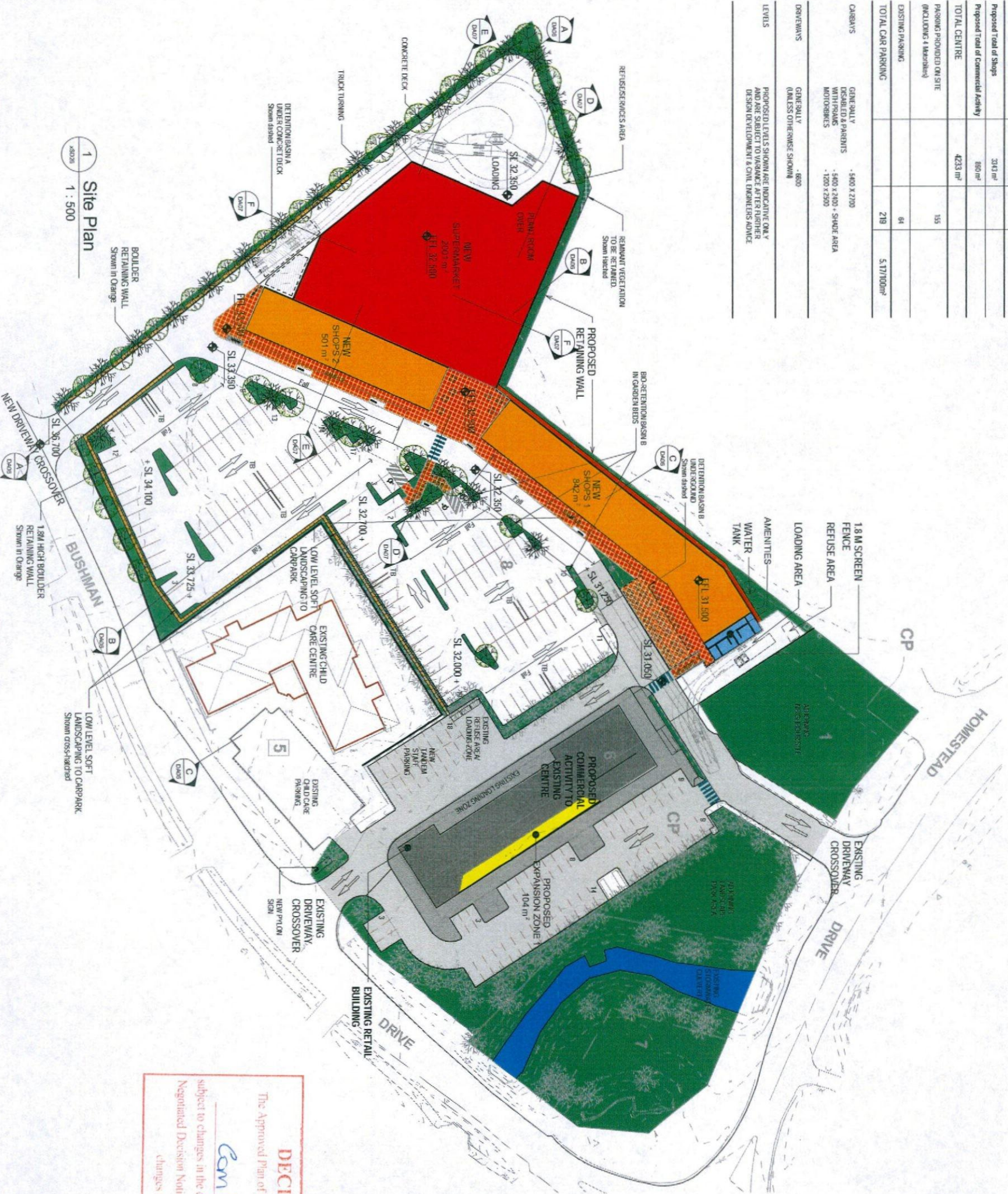
By:

**DEVELOPMENT SCHEDULE**

USE	GLA	CARS	RATIO
EXISTING CENTRE	Approx. 104m <sup>2</sup>		
PROPOSED EXPANSION TO EXISTING CENTRE	104m <sup>2</sup>		
PROPOSED TOTAL OF EXISTING CENTRE	890m <sup>2</sup>		
SUPERMARKET	2800m <sup>2</sup>		
SHOPS	1343m <sup>2</sup>		
PROPOSED TOTAL OF NEW CENTRE	3343m <sup>2</sup>		
Proposed total of Shops	3143m <sup>2</sup>		
Proposed total of Commercial Activity	650m <sup>2</sup>		
TOTAL CENTRE	4233m <sup>2</sup>		
PARKING PROVIDED ON SITE (INCLUDING 4 MARCHES)	155		
EXISTING PARKING	64		
TOTAL CAR PARKING	219		5.17/1000m <sup>2</sup>

DRIVEWAYS	GENERALLY UNLESS OTHERWISE SHOWN
CARAVANS	GENERALLY 5000 x 2700
TRUCKS	GENERALLY 5000 x 2100 - SHAPE AREA
MOTORBIKES	GENERALLY 1200 x 2300

PROPOSED LEVELS SHOWN ARE INDICATIVE ONLY AND ARE SUBJECT TO VARIANCE AFTER FURTHER DESIGN DEVELOPMENT & CIVIL ENGINEERS ADVICE



**1 Site Plan**  
Scale: 1 : 500

**REAL PROPERTY DESCRIPTION**

LOTS 6 & 7 ON SP146533
LOT 8 ON SP189926 AND
LOT 157 ON RP848032
<b>TOTAL SITE AREA : 17 758m<sup>2</sup></b>

**GROUND SURFACES LEGEND**

[Red Box]	HARD PAVING
[Green Box]	LANDSCAPING
[White Box]	NEW ROADS
[Grey Box]	EXISTING ROADS
[Blue Box]	WATERWAY - EXIST.

**DECISION NOTICE**  
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*Em/17/2011*  
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REV.	DATE	DETAILS	PREP BY
1	11.01.11	Outline	NSL
2	14.01.11	DSSE	NSL
3	19.01.11	DS SSSE	NSL
4	02.04.11	Remove Vegetation and add	NSL
5	27.01.11	DS Information Request Acknowledged	NSL

**NOTE:**  
Refer separate Landscape consultants documentation for landscape concept plan

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**HOPE ISLAND CONSORTIUM**  
Site Plan

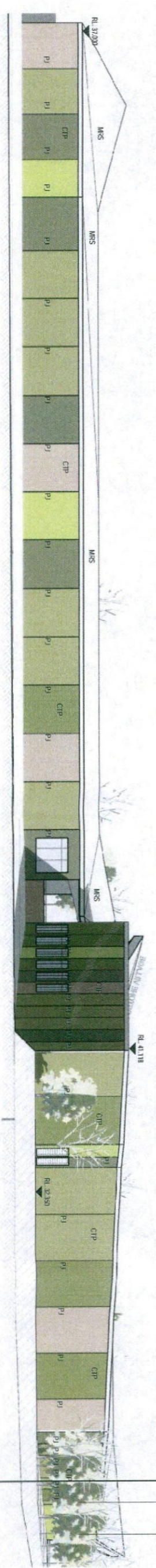
**FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE**  
BUSHMAN DRIVE

**NOT FOR CONSTRUCTION**

10351  
DA04  
5

**LEGEND**

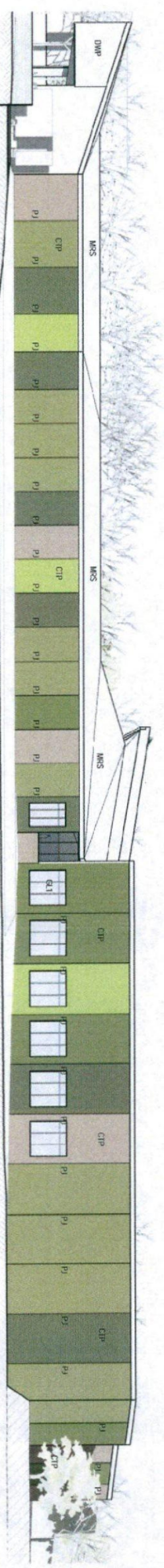
CIP	CONCRETE TILT PANEL - PAINT FINISH
DWP	DECORATIVE WALL PANELLING
GL1	GLAZING TYPE 1
GL2	GLAZING TYPE 2
MRS	METAL ROOF SHEETING
PJ	PANEL JOINT - REFER TO PRECAST PANEL DETAIL
TS	PROPOSED TENANCY SIGNAGE ZONES



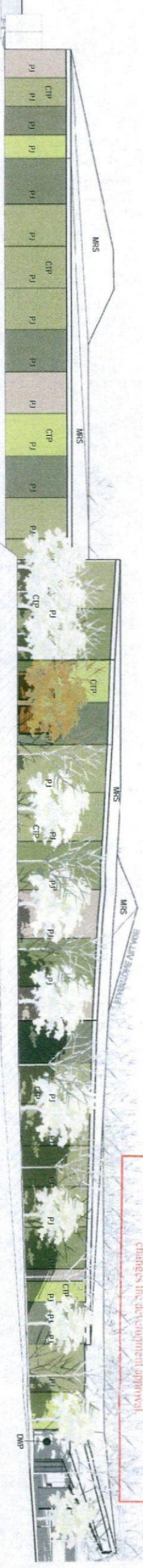
1 North West Elevation  
Scale: 1 : 200



2 South East Elevation  
Scale: 1 : 200



3 North Elevation  
Scale: 1 : 200



4 West Elevation  
Scale: 1 : 200

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no.	date	details	PAINT
1	10/01/11	DA Issue	C2
2	08/01/11	DA ISSUE	MRS
3	21/01/11	DA Withdrawal Request Approved	MRS

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**Thomson Adsett**

**Project**  
FLAGSTONE VILLAGE  
NEIGHBOURHOOD  
CENTRE  
BUSHMAN DRIVE  
HOPE ISLAND CONSORTIUM

**Elevations**

DATE	19th 2011
SCALE	1 : 200
DRAWN	AD
CHECKED	CA
VERIFIED	AP
PROJECT NO.	10351
SHEET NO.	DA05
TOTAL SHEETS	3

27/07/2011 9:17:27 AM C:\0-Rov\10351.01\_Flagstone neighbourhood central - Option 1\_lightflow.rvt

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REV.	DATE	DETAILS	PAINT
1	11/03/11	04 ISSUE	CV
2	10/03/11	05 ISSUE	WEL

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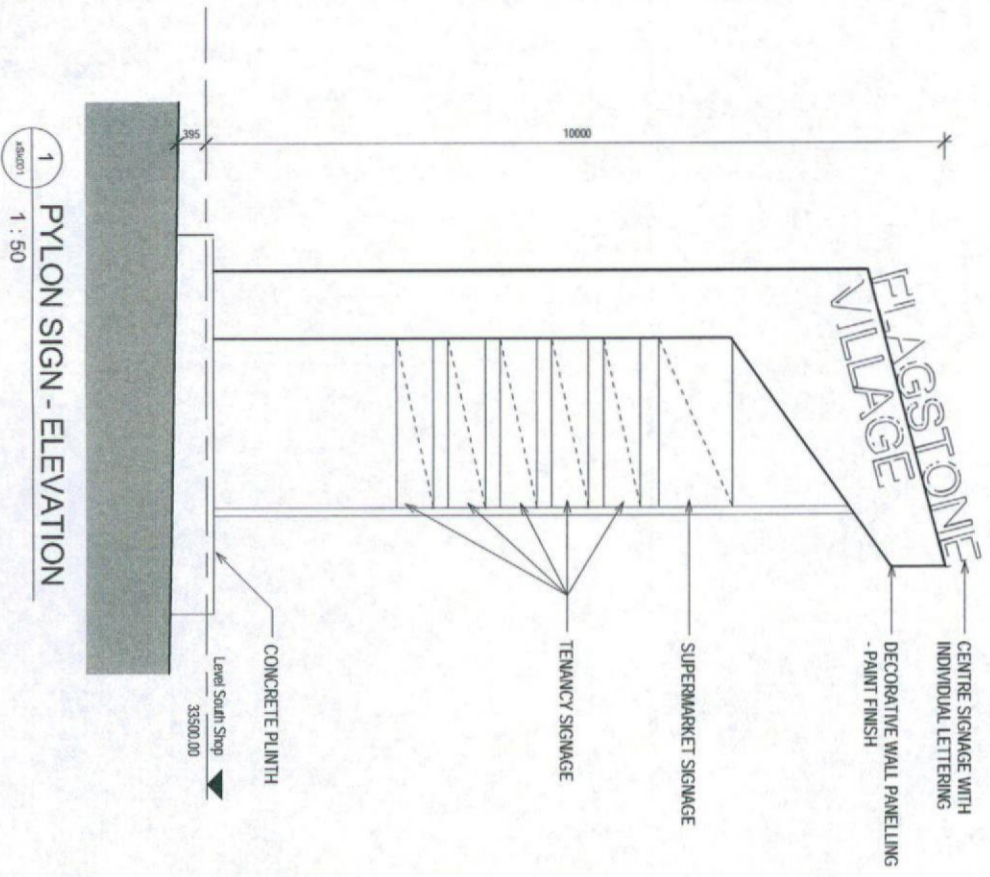
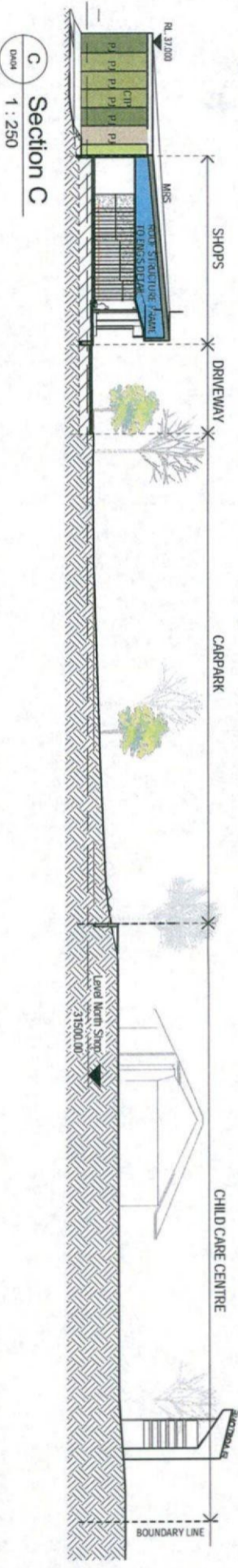
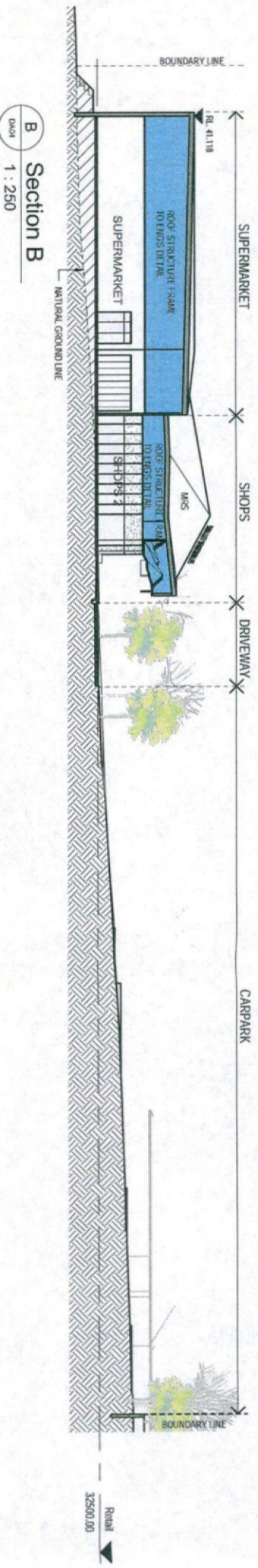
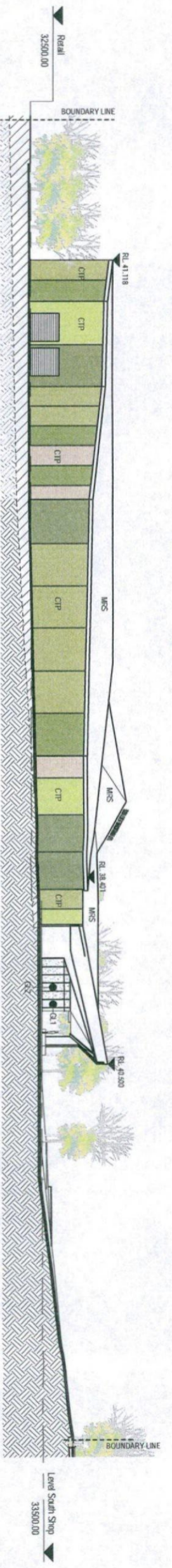
**FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE**  
 BUSHMAN DRIVE  
 HOPE ISLAND CONSORTIUM

Site Section - Sheet 1

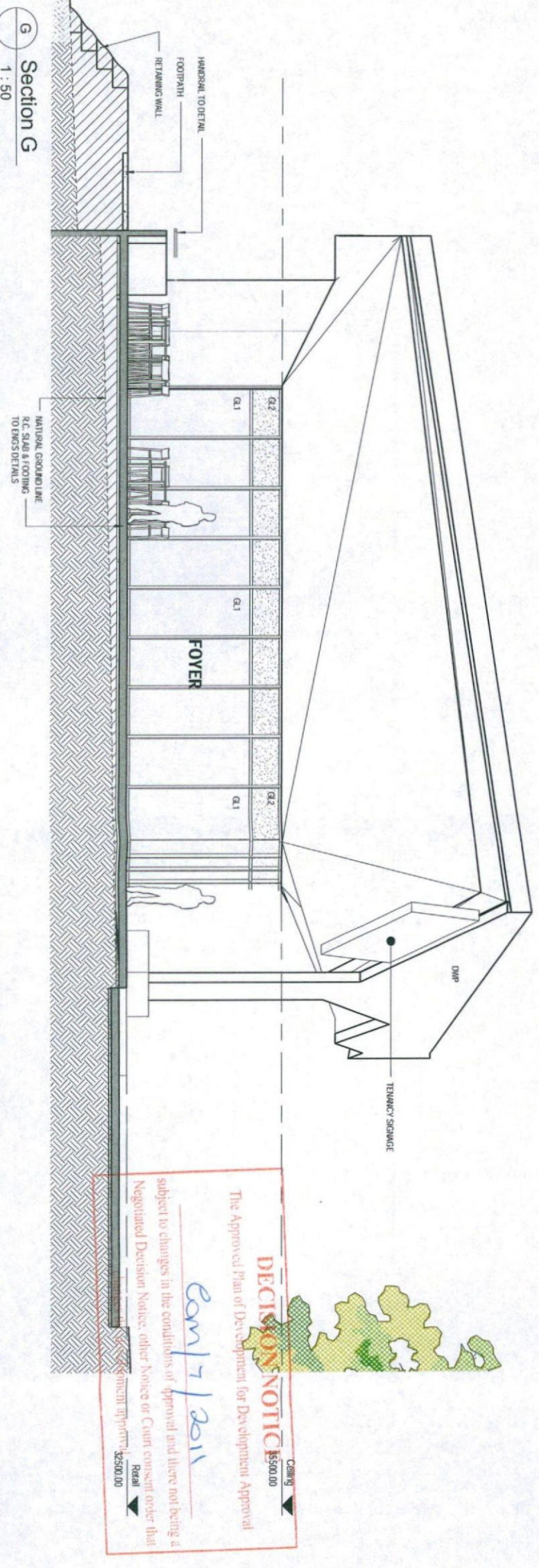
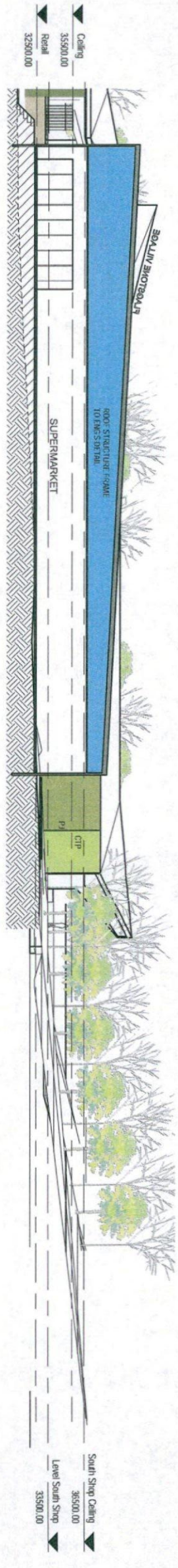
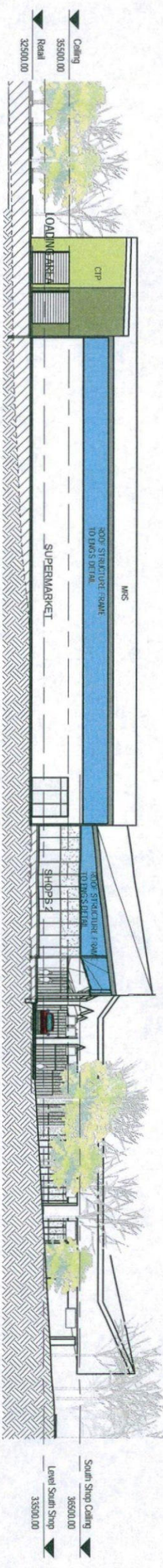
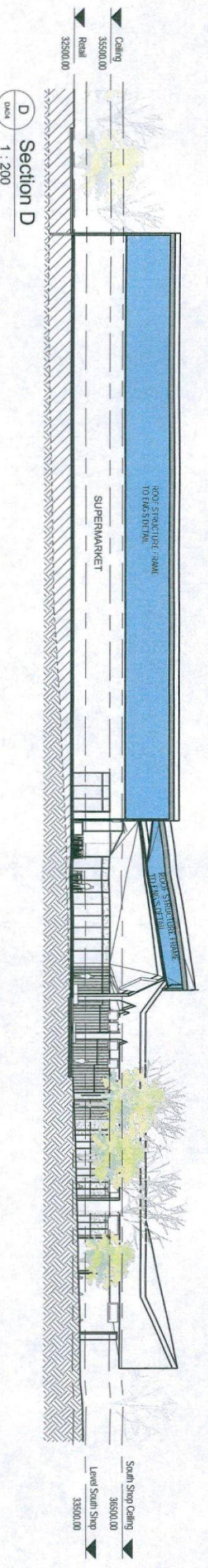
DATE	REV	BY	CHKD
10/03/11	1	WEL	WEL
10/03/11	2	WEL	WEL

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1 PYLON SIGN - ELEVATION  
 1 : 50



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 25/07/2011  
 32500.00

**NOT FOR CONSTRUCTION**

rev.	date	details	page
1	11/01/11	04/15/11	04/15/11
2	18/01/11	04/15/11	04/15/11

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
Project: <b>FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE</b> BUSHMAN DRIVE HOPE ISLAND CONSORTIUM Sections - Sheet 2	Date: 19/01/2011 Scale: As indicated Drawn: Author Checked: Checker Verified: Approver
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Project no.: 10351 Sheet no.: DA07 of 2	Date: 18/01/2011 11:37:28 AM P:\10351.01 - Flagstone\CAD\Drawings\Revit\10351.01_Flagstone neighbourhood central - Option 1.rvt
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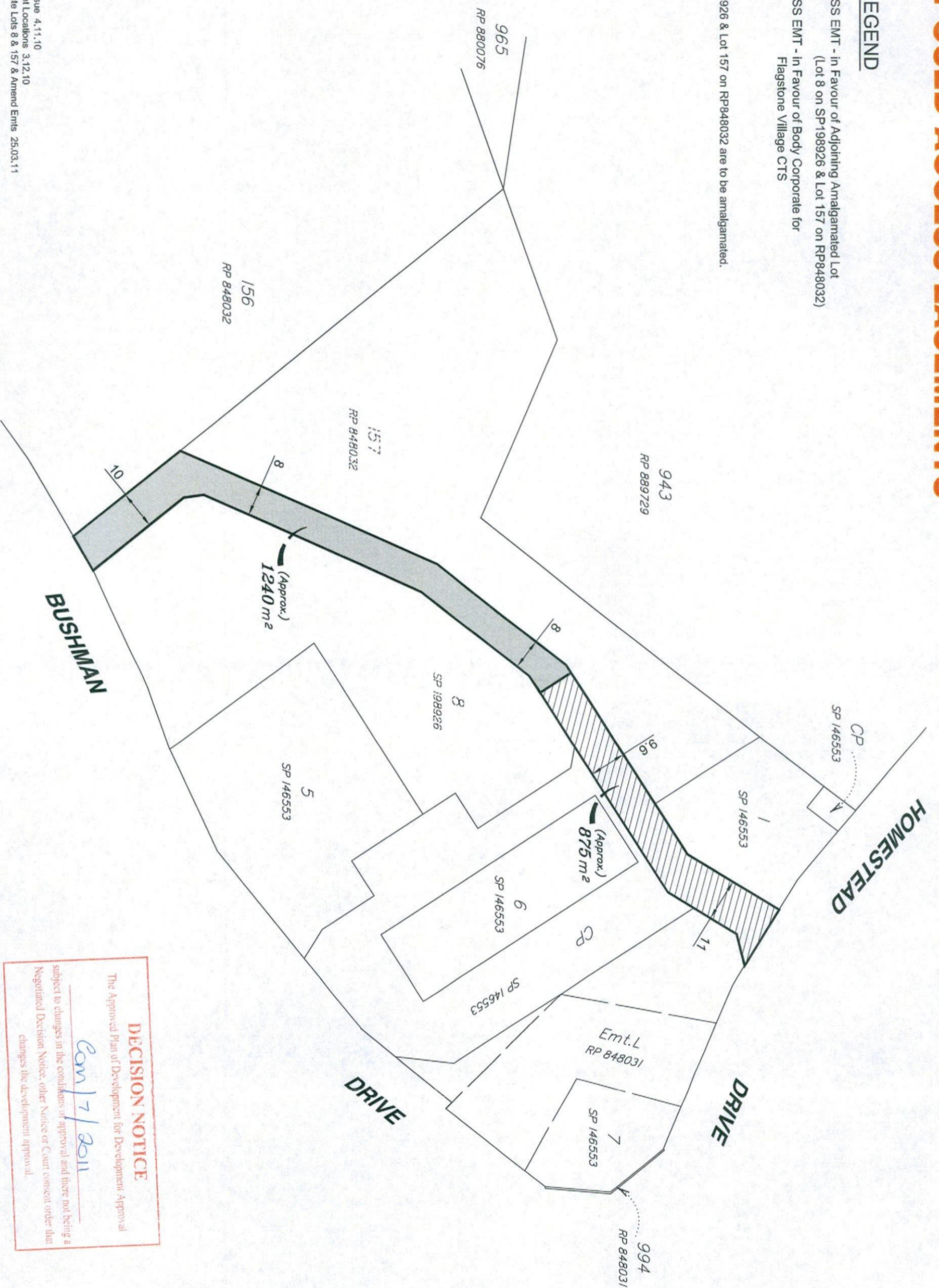
# PROPOSED ACCESS EASEMENTS

## LEGEND

-  ACCESS EMT - In Favour of Adjoining Amalgamated Lot  
(Lot 8 on SP198926 & Lot 157 on RP848032)
-  ACCESS EMT - In Favour of Body Corporate for  
Flagstone Village CTS

### Note

Lot 8 on SP198926 & Lot 157 on RP848032 are to be amalgamated.



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**Notes**

Easement design subject to Local Authority approvals and detailed design requirements.

Areas and dimensions are approximate only and are subject to final survey.

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