



LEGEND

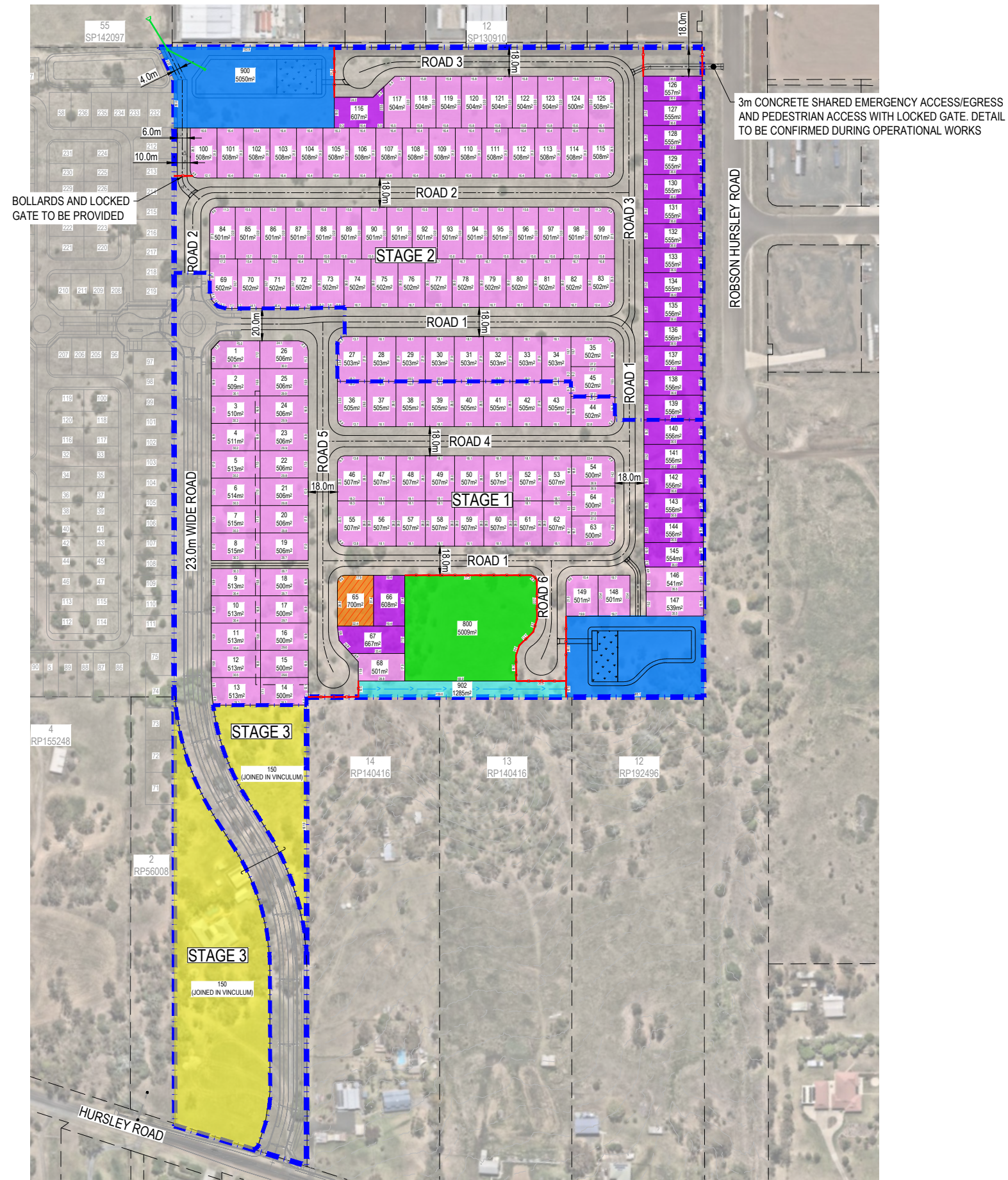
- DEVELOPMENT SITE BOUNDARY
- PROPOSED SWALE
- HARDWOOD OR APPROVED EQUIVALENT BOLLARDS AT 1.5m SPACING. EXACT LOCATION TO BE DETERMINE DURING OPERATIONAL WORKS ASSESSMENT
- DRAINAGE RESERVE
- DUPLEX LOTS
- BASIN AREA
- GROUND/ PARK AREA

DEVELOPMENT SUMMARY

TOTAL RESIDENTIAL LOTS:	150
TOTAL SITE AREA:	15,453 ha
TOTAL AREA OF NEW ROAD:	3,301 ha
LENGTH OF NEW ROAD:	1,806 meters
TOTAL AREA ROAD PAVEMENT:	1,600 ha
TOTAL AREA OF BASIN :	1,021 ha
NET RESIDENTIAL DEVELOPMENT AREA :	8,189 ha
NET RESIDENTIAL AREA DENSITY:	18.32 DWELLINGS/ha
GROSS RESIDENTIAL DENSITY:	9.71 DWELLINGS/ha

YIELD BREAKDOWN

LOT SIZE	No. ON LOTS	COLOUR
500-549m ²	125	
550-699m ²	23	
700-1300m ²	1	
≥1300m ²	1	
TOTAL	150	



3m CONCRETE SHARED EMERGENCY ACCESS/EGRESS AND PEDESTRIAN ACCESS WITH LOCKED GATE. DETAIL TO BE CONFIRMED DURING OPERATIONAL WORKS

BOLLARDS AND LOCKED GATE TO BE PROVIDED

Prepared for : TORRINGTON PROJECT PTY LTD

Designer : TG
 Checked : JM
 Date : 13-01-26

MASTER PLAN
 259-261 HURSLEY ROAD, TORRINGTON QLD 4350

SCALE 1 : 1500 (FULL SIZE) (metres)

BE240604-SK03-A



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