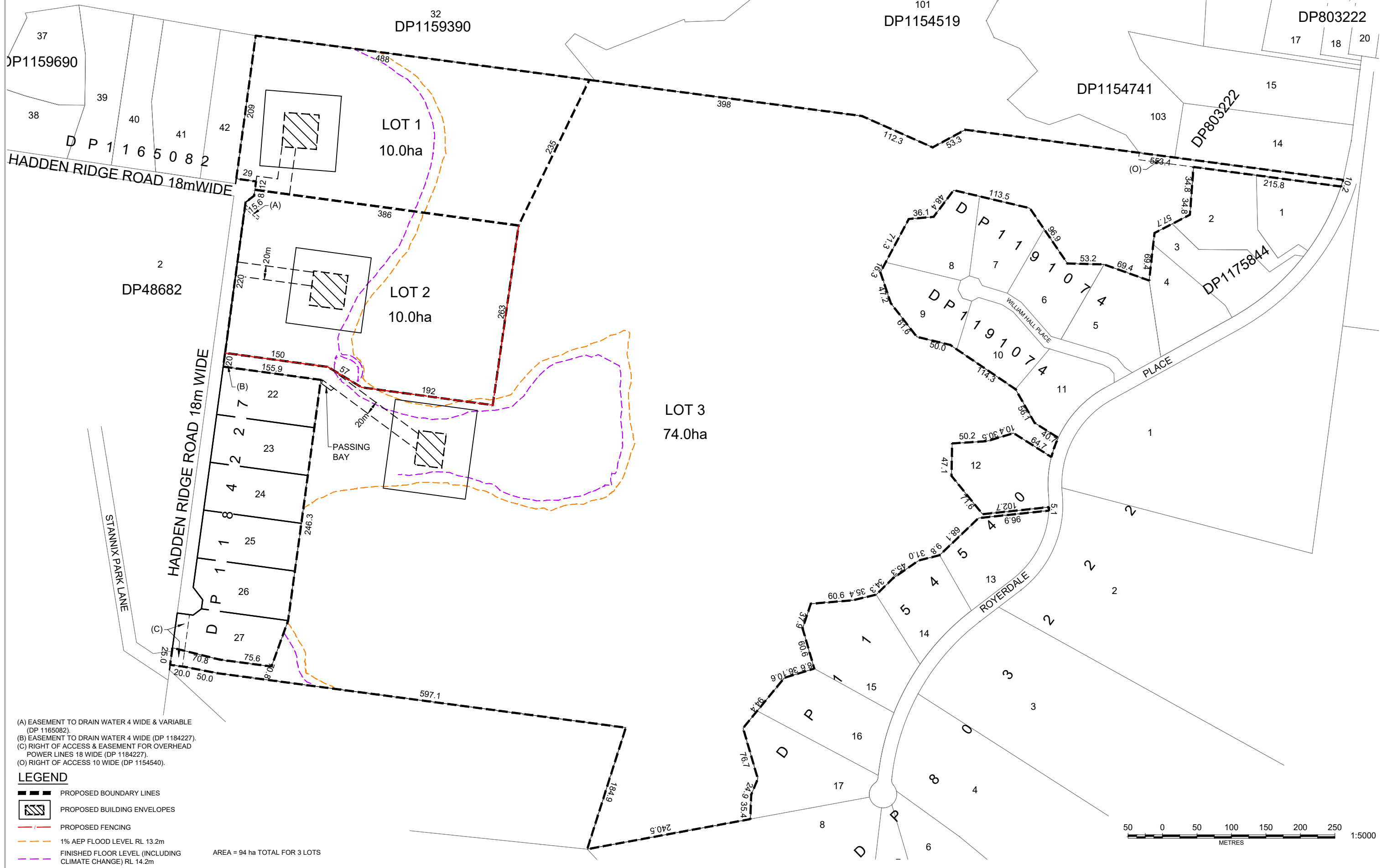




Attachment 1 to Item 2.1.3

Subdivision Plan

Date of meeting: 20 April 2023
Location: By audio-visual link
Time: 10:00 a.m.



- (A) EASEMENT TO DRAIN WATER 4 WIDE & VARIABLE (DP 1165082).
- (B) EASEMENT TO DRAIN WATER 4 WIDE (DP 1184227).
- (C) RIGHT OF ACCESS & EASEMENT FOR OVERHEAD POWER LINES 18 WIDE (DP 1184227).
- (O) RIGHT OF ACCESS 10 WIDE (DP 1154540).

LEGEND

	PROPOSED BOUNDARY LINES
	PROPOSED BUILDING ENVELOPES
	PROPOSED FENCING
	1% AEP FLOOD LEVEL RL 13.2m
	FINISHED FLOOR LEVEL (INCLUDING CLIMATE CHANGE) RL 14.2m

AREA = 94 ha TOTAL FOR 3 LOTS

REV	AMENDMENT	ISSUED	DATE
B	DRIVEWAYS AND PASSING BAY ADDED	LW	01/12/21
C	DRIVEWAY WIDTHS AMENDED	LW	01/12/21
D	EXTENDED DRIVEWAYS	LW	15/12/21
E	AMENDED DRIVEWAY	LW	20/12/21
	ADDING DRIVEWAYS LOTS 2 & 3 ADDED	LW	28/02/22

BARKER RYAN STEWART
 TOTAL PROJECT SOLUTIONS
 ENGINEERING | PLANNING | PROJECT MANAGEMENT | SURVEYING | CERTIFICATION

SYDNEY P: 02 9559 0005
 CENTRAL COAST P: 02 4325 5255
 HUNTER P: 02 4956 8388
 S. E. QLD P: 07 5582 6555

www.brs.com.au
 mail@brs.com.au
 ABN: 25 134 057 842

Client: **DAVID O'CONNOR**

35 HADDEN RIDGE ROAD, WILBERFORCE
PROPOSED SUBDIVISION OF LOT 28 DP 1184227

3 LOT SUBDIVISION PLAN

Designed: -
 Drawn: DKH
 Checked: LW

Scales: Plan 1:5000
 Horiz. -
 Vert. -
 X-Sect. -

Datum: **A.H.D.**

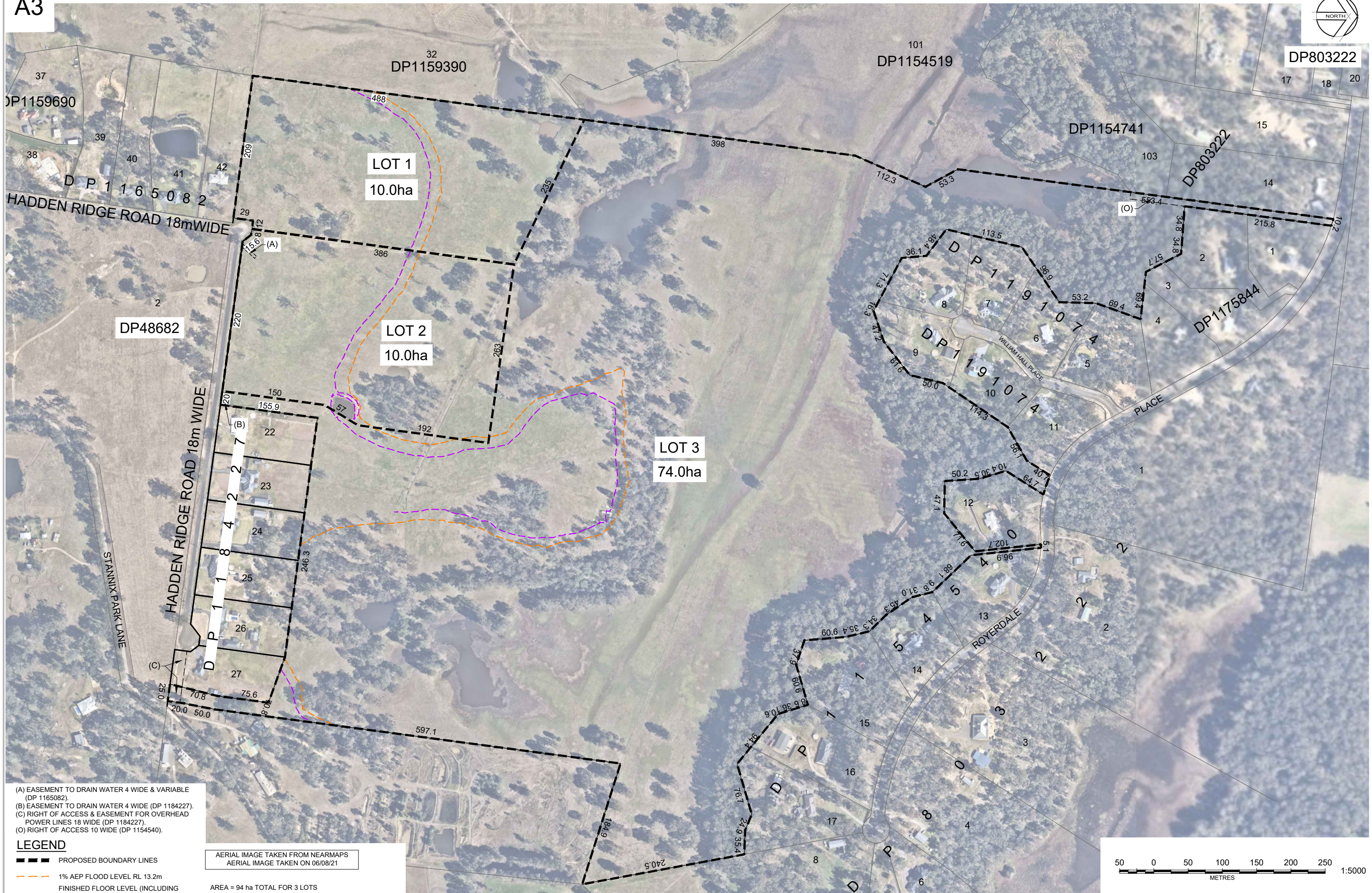
Plan No. **CC170126**

File Ref. REV. **F**

CC170126-SUBDIVISION-PLAN
 SHEET 1 OF 3 SHEETS



DP803222



- (A) EASEMENT TO DRAIN WATER 4 WIDE & VARIABLE (DP 1165082).
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- (O) RIGHT OF ACCESS 10 WIDE (DP 1154540).

LEGEND

	PROPOSED BOUNDARY LINES
	1% AEP FLOOD LEVEL RL 13.2m
	FINISHED FLOOR LEVEL (INCLUDING CLIMATE CHANGE) RL 14.2m

AERIAL IMAGE TAKEN FROM NEARMAPS
AERIAL IMAGE TAKEN ON 06/08/21

AREA = 94 ha TOTAL FOR 3 LOTS

REV	AMENDMENT	ISSUED	DATE
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D	EXTENDED DRIVEWAYS	LW	15/12/21
E	AMENDED DRIVEWAY	LW	20/12/21
	AMENDING LOTS 2 & 3 ADDED	LW	28/02/22

BARKER RYAN STEWART
TOTAL PROJECT SOLUTIONS
ENGINEERING | PLANNING | PROJECT MANAGEMENT | SURVEYING | CERTIFICATION

SYDNEY P: 02 9559 0005
CENTRAL COAST P: 02 4325 5255

HUNTER P: 02 4956 8388
S.E. QLD P: 07 5582 6555

www.brs.com.au
mail@brs.com.au
ABN: 25 134 067 842

Client: **DAVID O'CONNOR**

35 HADDEN RIDGE ROAD, WILBERFORCE
PROPOSED SUBDIVISION OF LOT 28 DP 1184227

3 LOT SUBDIVISION PLAN

Designed: -
Drawn: DKH
Checked: LW

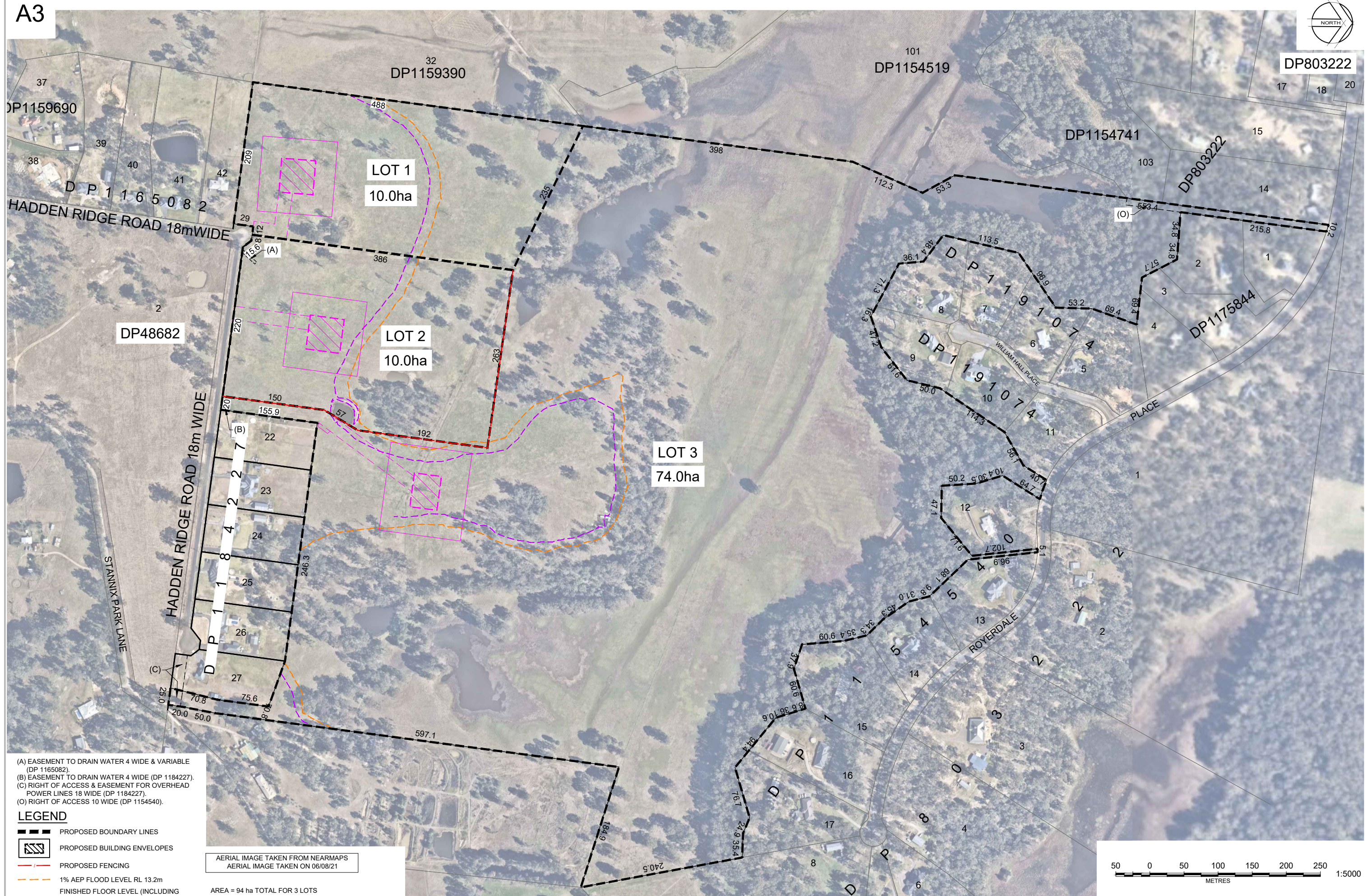
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Horiz. -
Vert. -
X-Sect. -

Datum: A.H.D.

Plan No. **CC170126**

File Ref. CC170126-SUBDIVISION-PLAN SHEET 2 OF 3 SHEETS

REV. **F**

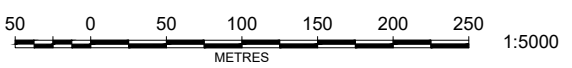


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- (O) RIGHT OF ACCESS 10 WIDE (DP 1154540).

- LEGEND**
- PROPOSED BOUNDARY LINES
 - PROPOSED BUILDING ENVELOPES
 - PROPOSED FENCING
 - 1% AEP FLOOD LEVEL RL 13.2m
 - FINISHED FLOOR LEVEL (INCLUDING CLIMATE CHANGE) RL 14.2m

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	AMENDING LOTS 2 & 3 ADDED	LW	28/02/22

BARKER RYAN STEWART
TOTAL PROJECT SOLUTIONS
ENGINEERING | PLANNING | PROJECT MANAGEMENT | SURVEYING | CERTIFICATION

SYDNEY P: 02 9559 0005
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Client: **DAVID O'CONNOR**

35 HADDEN RIDGE ROAD, WILBERFORCE
PROPOSED SUBDIVISION OF LOT 28 DP 1184227

3 LOT SUBDIVISION PLAN

Designed: -
Drawn: DKH
Checked: LW

Scales: Plan 1:5000
Horiz. -
Vert. -
X-Sect. -

Datum: A.H.D.

Plan No. **CC170126**

File Ref. CC170126-SUBDIVISION-PLAN
SHEET 3 OF 3 SHEETS

REV. **F**