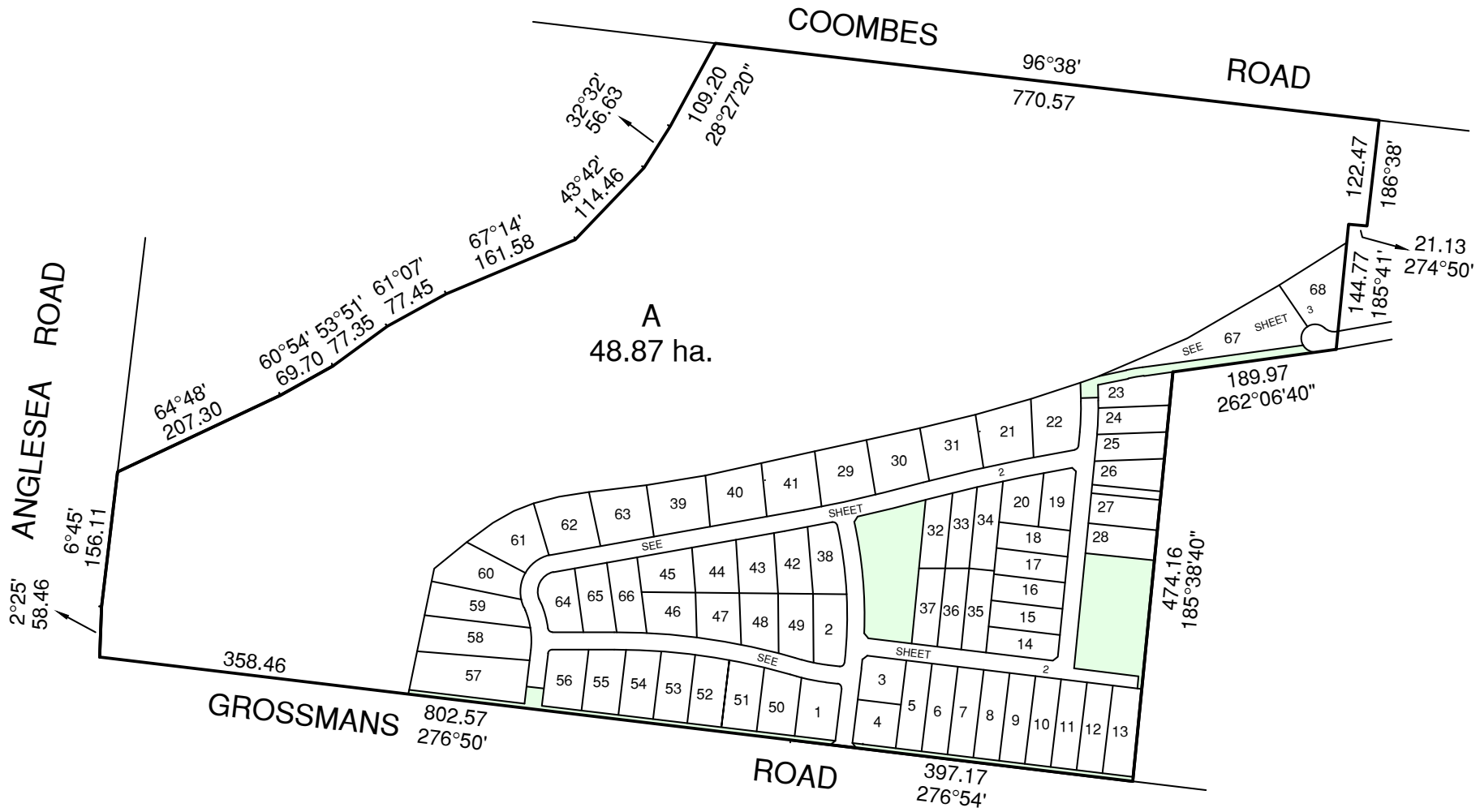


MGA94
ZONE 55



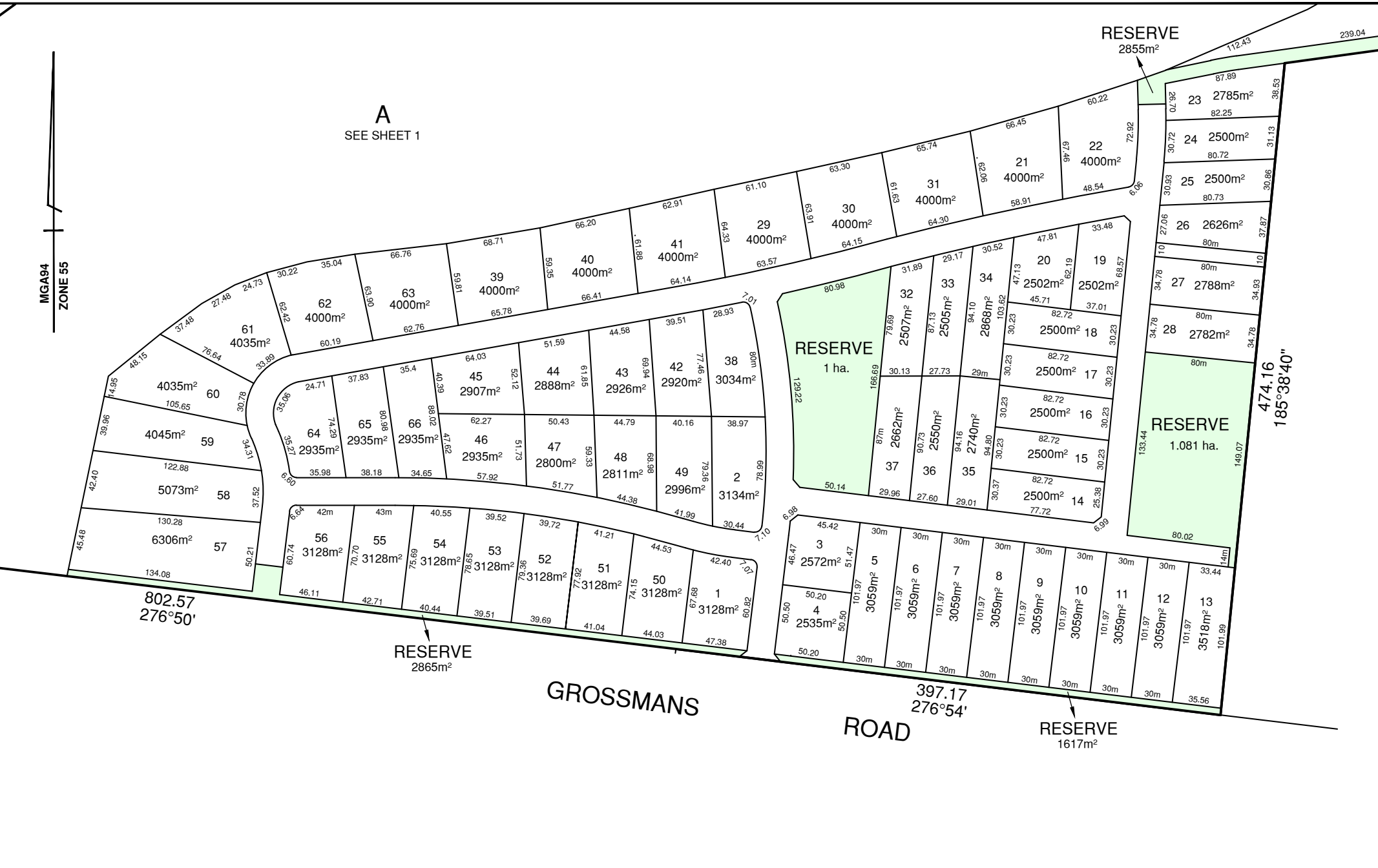
ST. QUENTIN
Surveyors • Town Planners • Engineers
51 LITTLE FYANS STREET,
P.O. BOX 919, GEELONG 3220
TELEPHONE (03) 5201 1811 FAX (03) 5229 2909

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This note is an integral part of this plan.

SCALE 1:5000	SHEET No. 1 of 6	
TITLE REF. VOL. FOL.		
PLAN DRAWN 25/03/15	SURVEY REF. 10854	VER. 02

OVERALL DEVELOPMENT PLAN
460 GROSSMANS ROAD
TORQUAY



A
SEE SHEET 1

MG94
ZONE 55

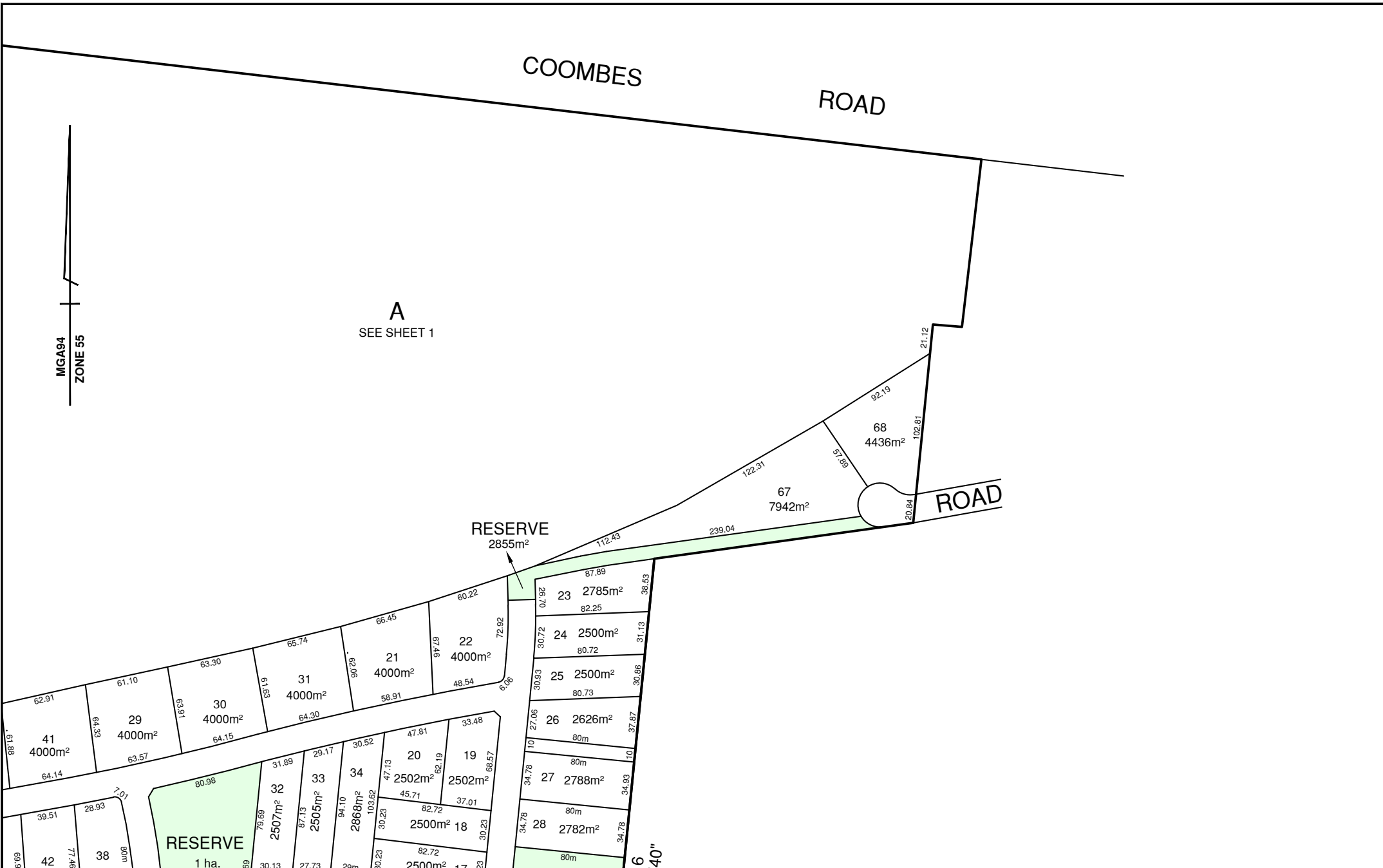
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SCALE 1:5000	SHEET No. 2 of 6	
TITLE REF. VOL. FOL.		
PLAN DRAWN 25/03/15	SURVEY REF. 10854	VER. 02

**OVERALL DEVELOPMENT PLAN
460 GROSSMANS ROAD
TORQUAY**



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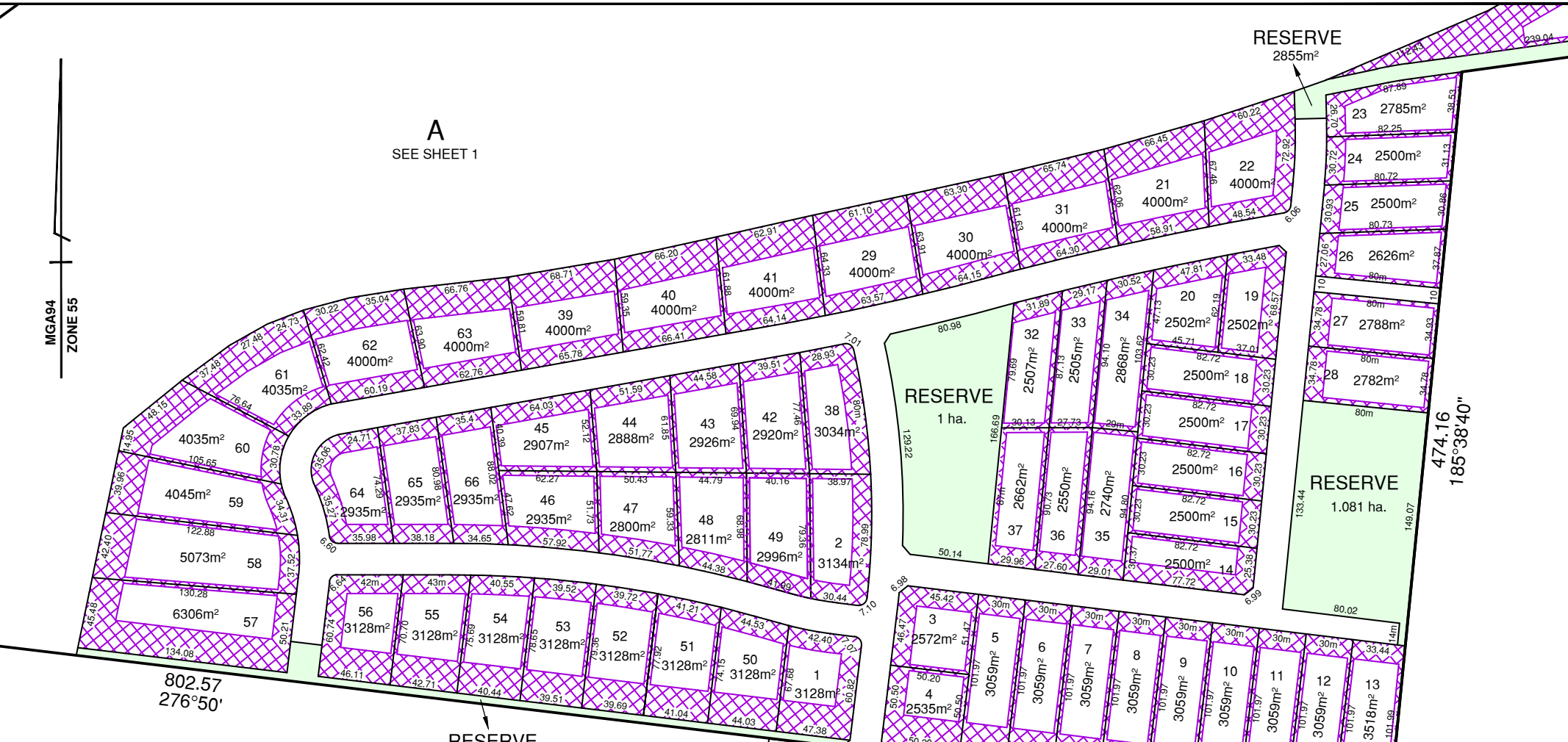
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SCALE 1:5000	SHEET No. 3 of 6	
TITLE REF. VOL. FOL.		
PLAN DRAWN 25/03/15	SURVEY REF. 10854	VER. 02

OVERALL DEVELOPMENT PLAN
460 GROSSMANS ROAD
TORQUAY

A3



A
SEE SHEET 1

MG94
ZONE 55

RESERVE
2855m²

RESERVE
1 ha.

RESERVE
1.081 ha.


RESERVE
2865m²

GROSSMANS
ROAD

397.17
276°54'

RESERVE
1617m²

DEFINITIONS
BUILDING - Any structure.

BUILDING LOCATION
No new building shall be constructed over the land hatched thus  except for street setback encroachments listed in the Building Regulations 2006.

SETBACK NOTES
2m setback from side boundaries abutting a residential lot.
3m setback from all rear boundaries and side boundaries abutting a reserve.
12m setback from all roads and front boundaries.
20m setback from Grossmans Road and boundary between lot A and residential lots.

 **ST. QUENTIN**
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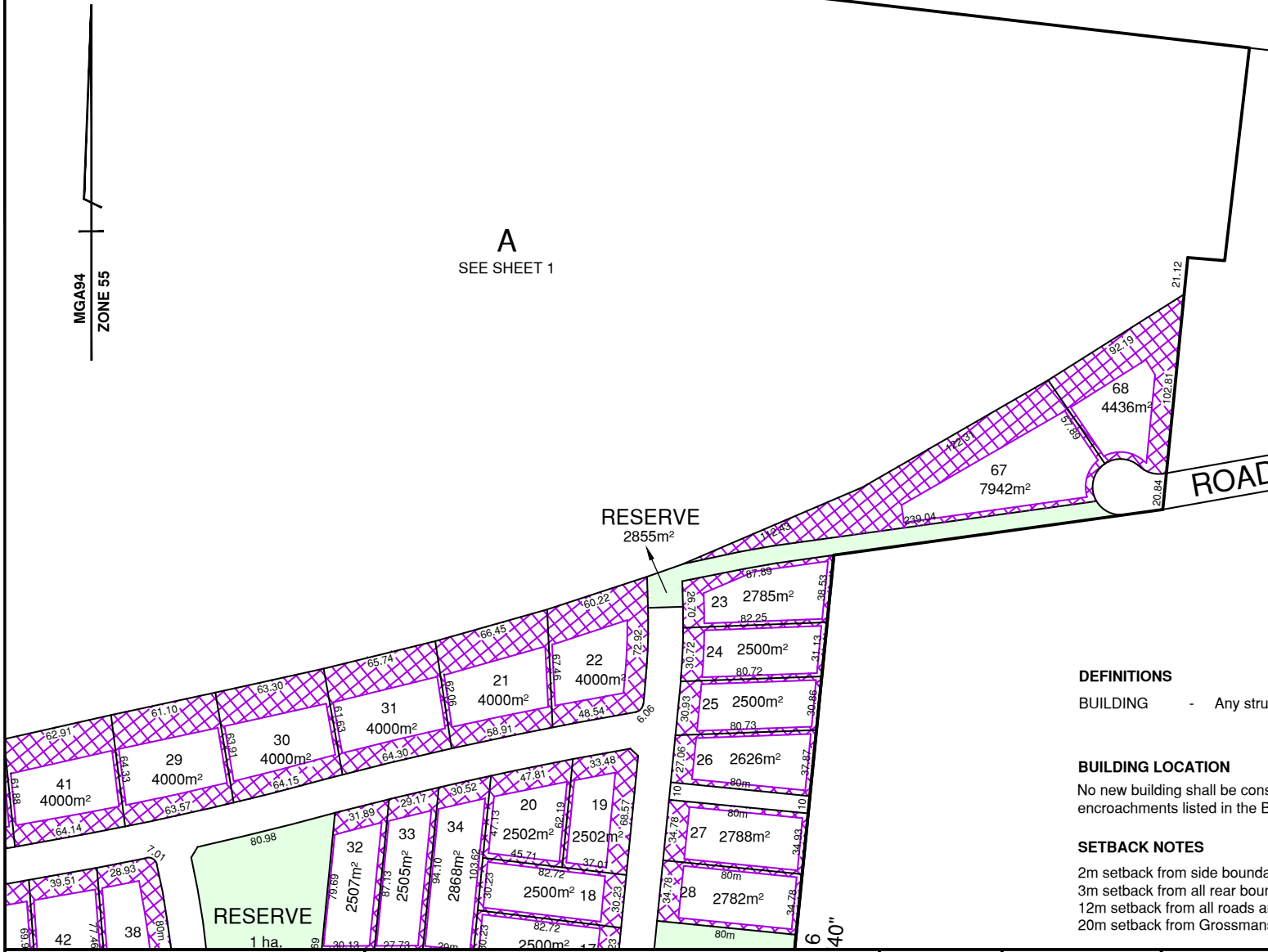
SCALE 1:5000	SHEET No. 4 of 6	
TITLE REF. VOL. FOL.		
PLAN DRAWN 25/03/15	SURVEY REF. 10854	VER. 02

**OVERALL DEVELOPMENT PLAN
460 GROSSMANS ROAD
TORQUAY**

COOMBES ROAD

MG9A94
ZONE 55


A
SEE SHEET 1



DEFINITIONS

BUILDING - Any structure.

BUILDING LOCATION

No new building shall be constructed over the land hatched thus  except for street setback encroachments listed in the Building Regulations 2006.

SETBACK NOTES

- 2m setback from side boundaries abutting a residential lot.
- 3m setback from all rear boundaries and side boundaries abutting a reserve.
- 12m setback from all roads and front boundaries.
- 20m setback from Grossmans Road and boundary between lot A and residential lots.



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SCALE
1:5000

SHEET No.
5 of 6

TITLE REF.
VOL. FOL.

PLAN DRAWN
25/03/15

SURVEY REF.
10854

VER.
02

OVERALL DEVELOPMENT PLAN
460 GROSSMANS ROAD
TORQUAY

