

# District Planning Scheme No.2 Amendment No. 26


## LEGEND



SCALE 1: 3500



## ZONES

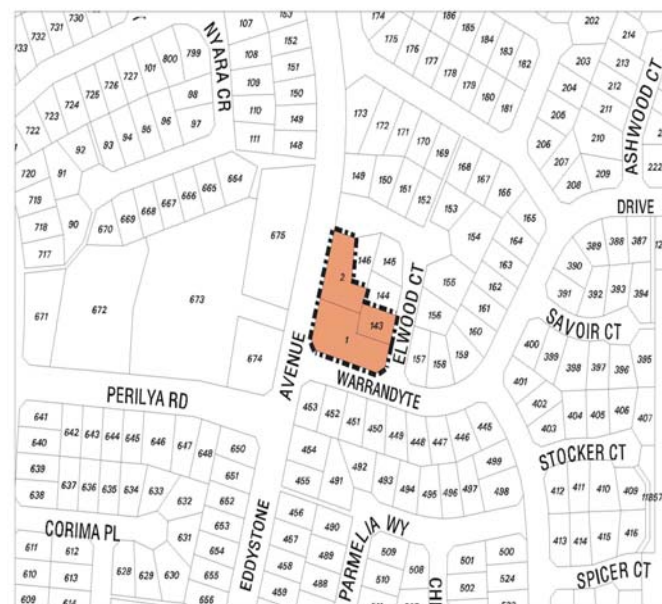
-  RESIDENTIAL
-  MIXED USE
-  BUSINESS
-  COMMERCIAL
-  CIVIC AND CULTURAL

## LOCAL RESERVES

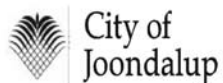
-  PARKS AND RECREATION



EXISTING ZONING



SCHEME AMENDMENT



# Residential Density Codes District Planning Scheme No.2 Amendment No. 26

## LEGEND



BOUNDARY OF AMENDMENT  
ZONE AREA

## RCODES

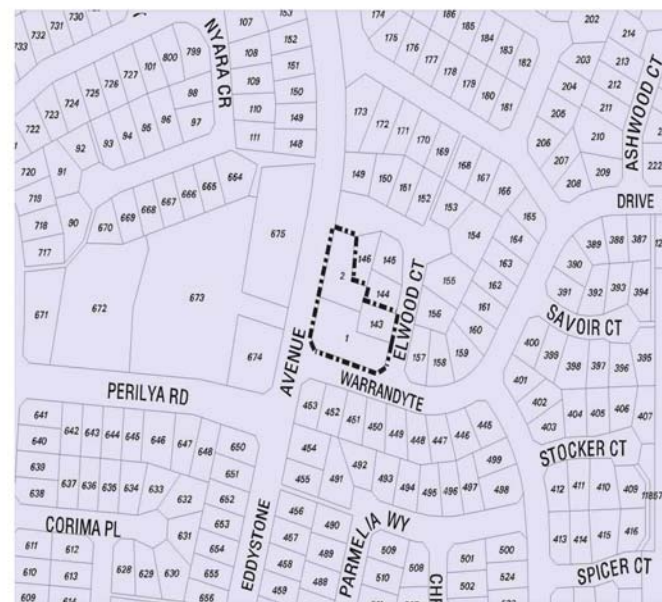


R20

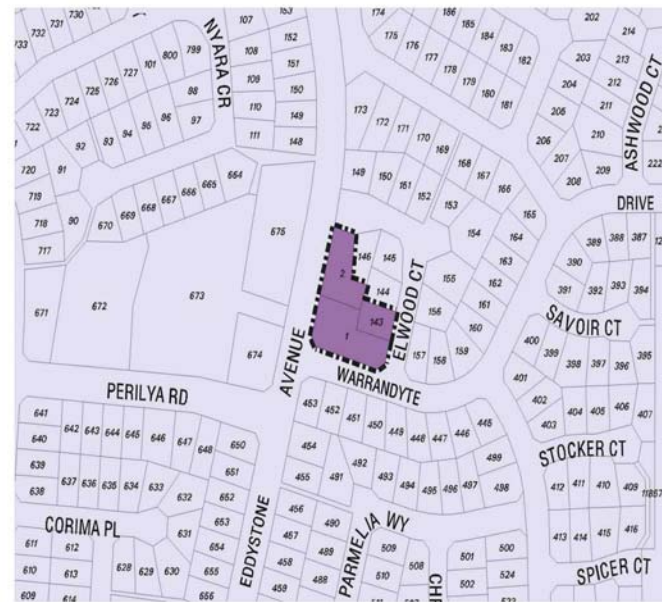


R40

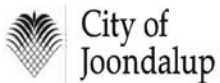
SCALE 1: 3500

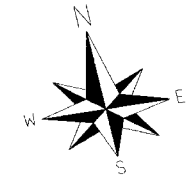
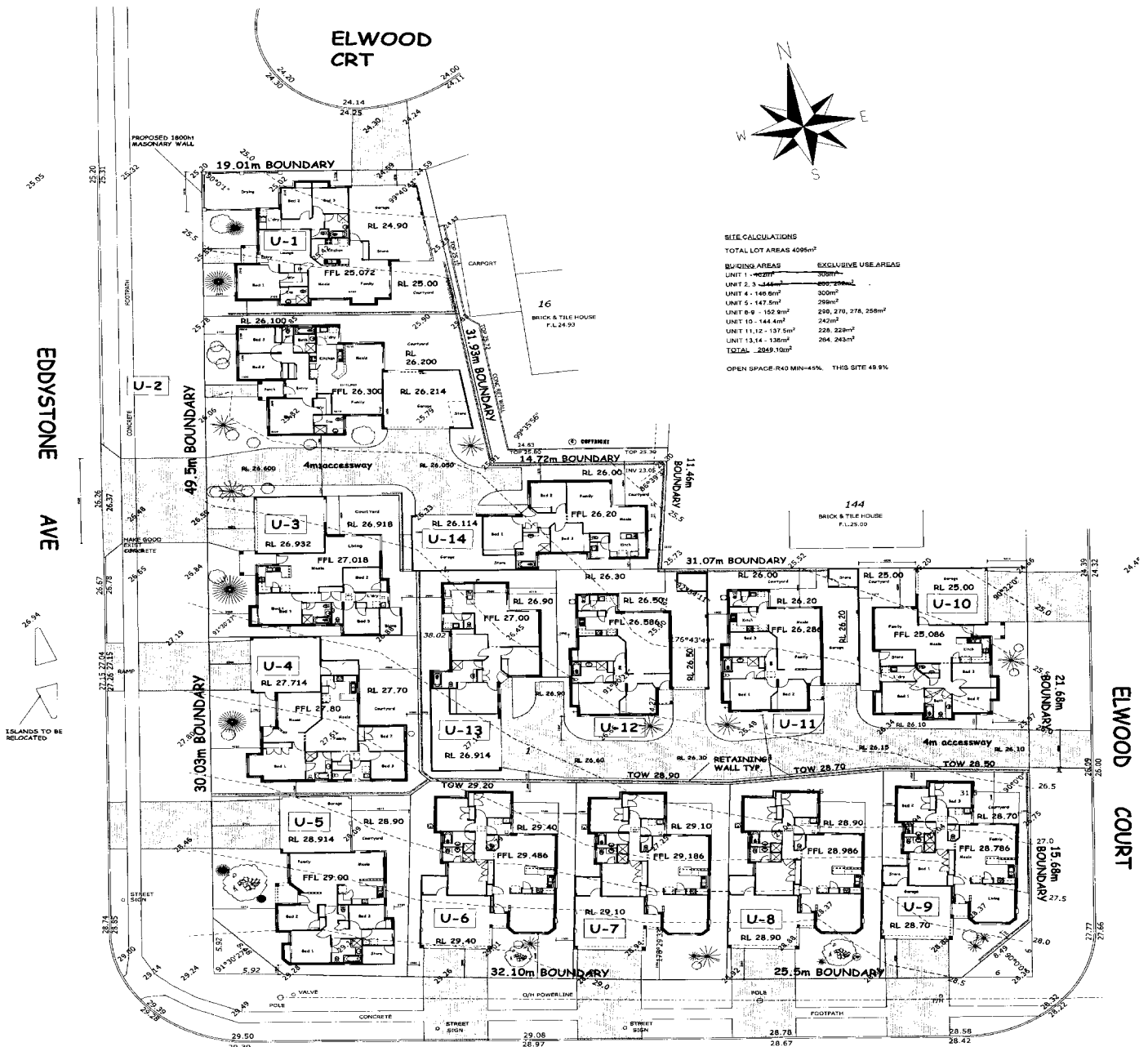


EXISTING RESIDENTIAL DENSITY CODE



SCHEME AMENDMENT





SEE CALCULATIONS

TOTAL LOT AREA 4096m<sup>2</sup>

BUILDING AREAS	EXCLUSIVE USE AREAS
UNIT 1 - 462m <sup>2</sup>	787m <sup>2</sup>
UNIT 2 - 344m <sup>2</sup>	655.29m <sup>2</sup>
UNIT 4 - 140 8m <sup>2</sup>	300m <sup>2</sup>
UNIT 5 - 147 5m <sup>2</sup>	298m <sup>2</sup>
UNIT 6 - 152 8m <sup>2</sup>	290, 270, 278, 258m <sup>2</sup>
UNIT 10 - 144 4m <sup>2</sup>	242m <sup>2</sup>
UNIT 11, 12 - 137 5m <sup>2</sup>	228, 228m <sup>2</sup>
UNIT 13, 14 - 136m <sup>2</sup>	264, 263m <sup>2</sup>
<b>TOTAL</b> 2049.10m <sup>2</sup>	

OPEN SPACE R40 MIN=45% THIS SITE 48.8%

WARRANDYTE DRIVE  
**SITE PLAN 1:250**

**VISTA DESIGNS**  
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DATE	No.	REVISIONS

TITLE: **PROPOSED REZONING-R40  
 GROUP DWELLINGS  
 LOT 1 WARRANDYTE DR  
 LOT 143 ELWOOD CT  
 LOT 2 EDDYSTONE AV  
 CRAIGIE**

DATE:	6-5-4
SCALE:	
DRAWN BY:	T.M
DWG. No.:	2475
SHEET No.:	

**Scheme Amendment Process**

