



Existing Situation

Airds Bradbury currently an inward development.

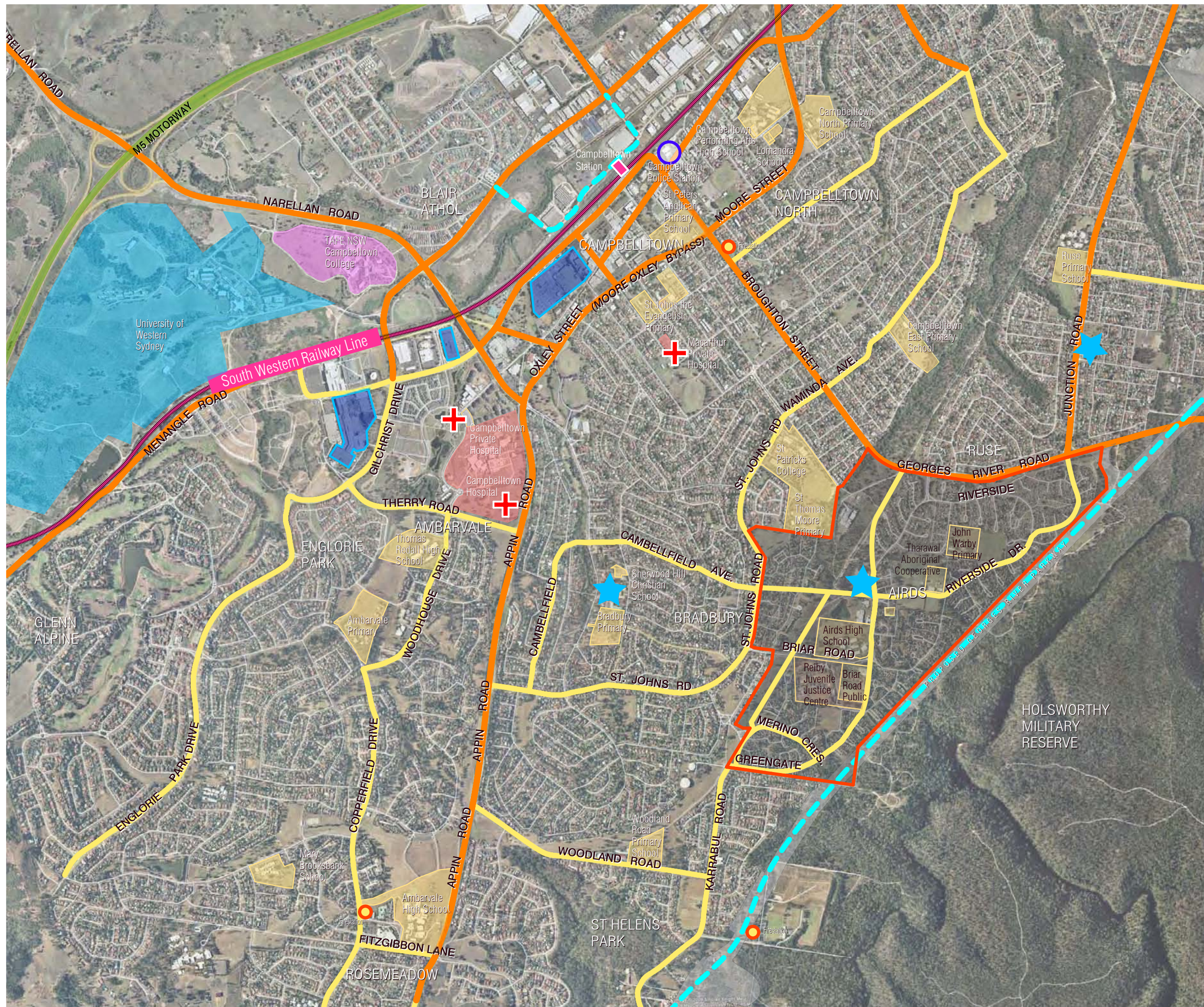
- ENTRY
- FREEWAY
- MAJOR ROAD
- MAIN ROAD
- PLANNED MAJOR ROAD
- SOUTHERN WESTERN RAILWAY
- RETAIL
- SCHOOL
- UNIVERSITY
- TAFE NSW
- JUVENILE JUSTICE CENTRE
- POLICE STATION
- HOSPITALS
- FIRE STATIONS



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**Current Concept Master Plan situation**

- Airds Bradbury connected with broader Campbelltown.
- Easy access to Campbelltown services.

- ENTRY
- FREEWAY
- MAJOR ROAD
- MAIN ROAD
- PLANNED MAJOR ROAD
- SOUTHERN WESTERN RAILWAY
- RETAIL
- SCHOOL
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- TAFE NSW
- JUVENILE JUSTICE CENTRE
- POLICE STATION
- HOSPITALS
- FIRE STATIONS

0m 200 400 600 800 1000 1200 m  
1:10000 scale

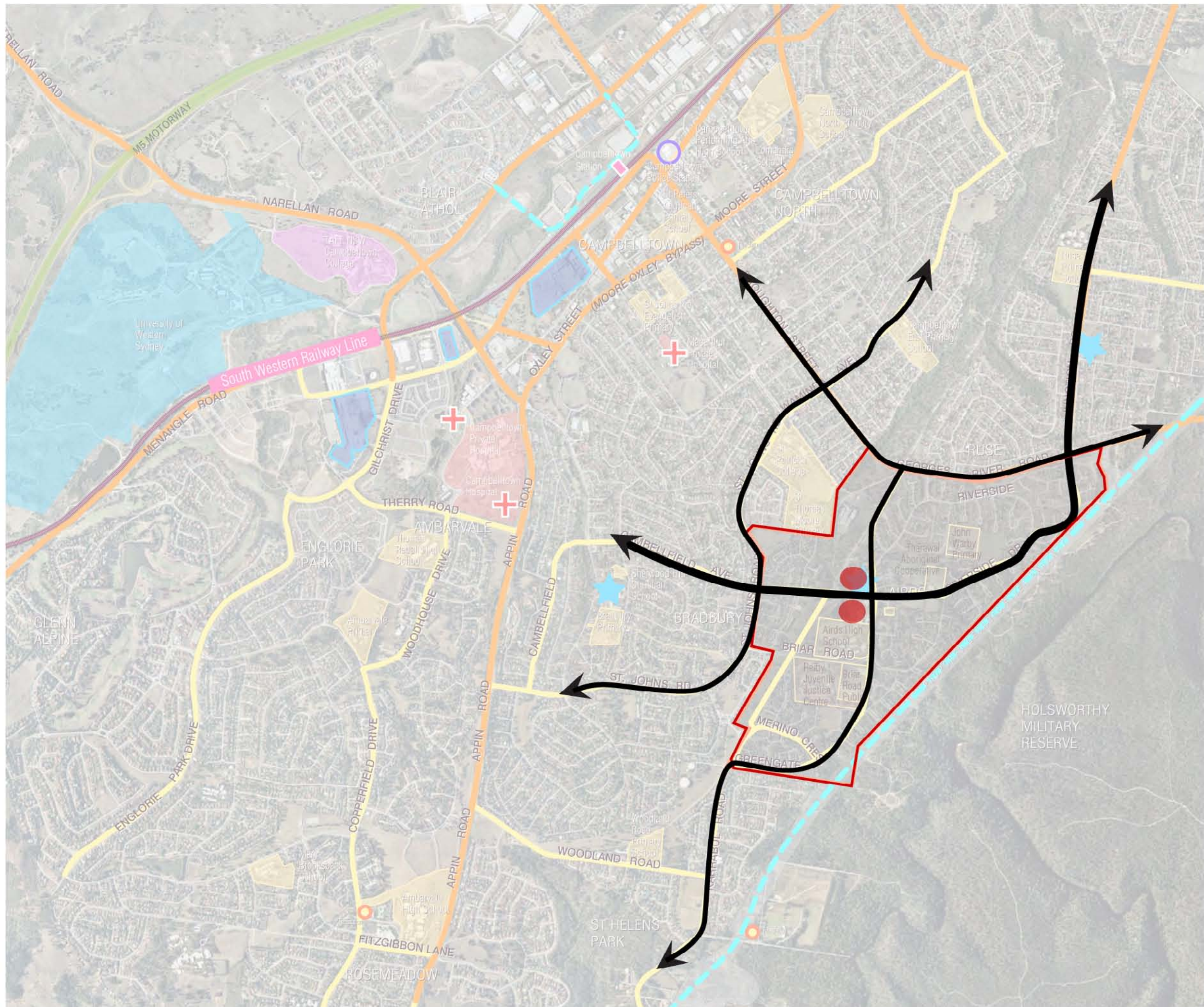
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## Connectivity and town centre location

- Airds Bradbury better connected with broader Campbelltown through 4 connection points.
- Airds Bradbury town centre located centrally on nexus of two major intersecting roads.



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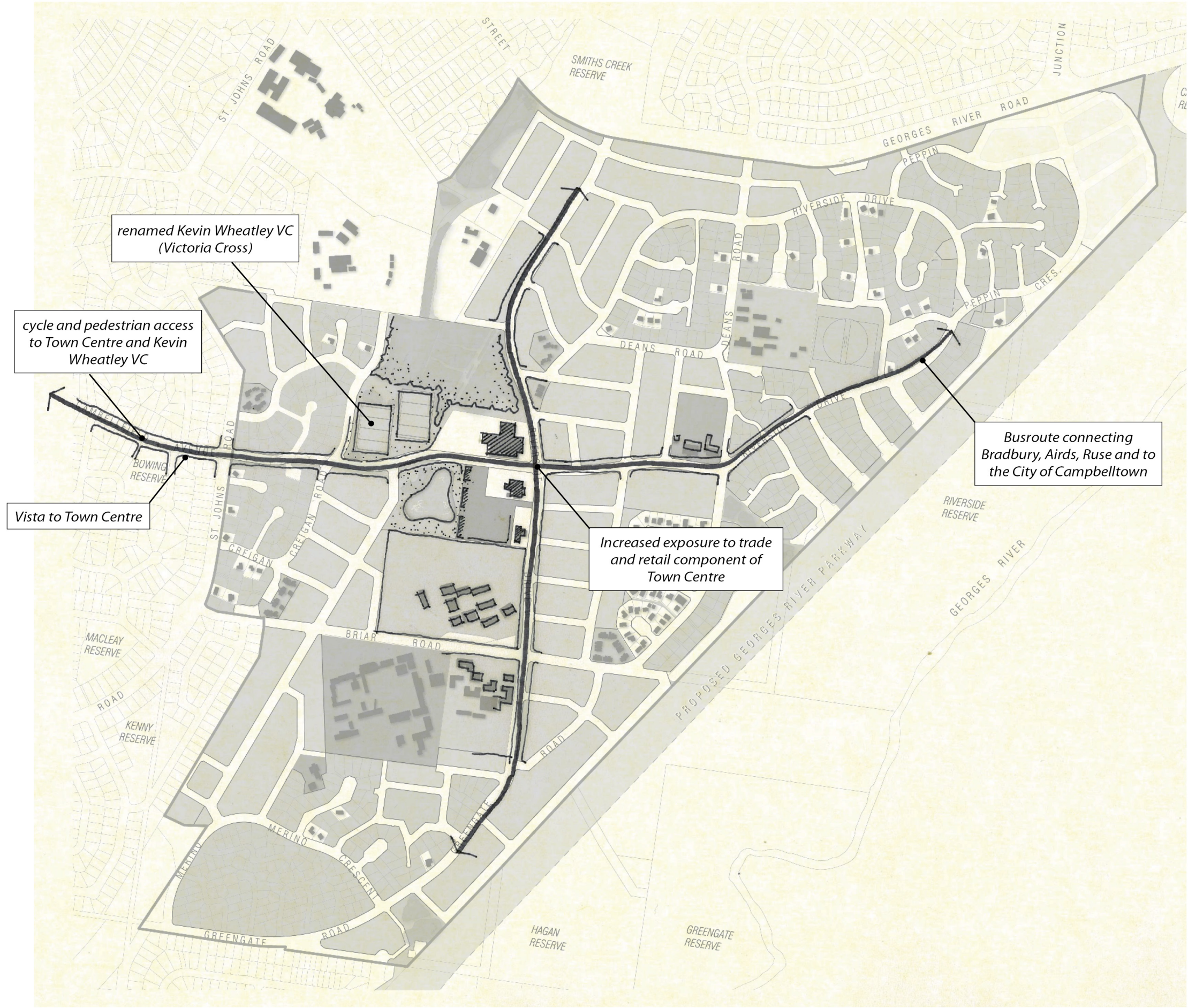
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Variety and hierarchy

- Two major intersecting roads create hierarchy within Airds Bradbury.
- Development towards the intersection of the two roads vary in scale, built form and land uses.



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Various land uses

Various land uses along the main roads, with more public land uses towards the intersection of the two roads.

Land uses:

- Existing residential
- Proposed residential
- Open Space
- Town Centre
- Education/ Existing Facilities

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#### Direction west - east

- Clear continuation from Bradbury into Airds along Campbellfield Avenue.
- Clear view across sports fields and dam.
- Clear view of town centre, development facing dam, main (existing) retail building, leisure buildings and pub.



#### Direction east - west

- Clear view of main (existing) retail building and pub upon entering intersection.
- Clear view across sports fields and dam once passed the town centre.
- Clear continuation from Airds into Bradbury along Campbellfield Avenue.



#### Direction south - north

- Clear view of petrol station, pub, main (existing) retail building travelling northbound.
- Clear view of natural bushland areas once passed the town centre.




#### Direction north - south

- Clear view of natural bushland areas.
- Clear view of main (existing) retail building, pub and petrol station travelling southbound.

## Views and vista's

The various land uses and change in road direction provide for an interesting and varied drive.

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