



CONCEPT MASTERPLAN - MAY 2006

SCALE 1:7000

Issue	Description	Date	Chk	Ver
PROJECT				
PROPOSED CONCEPT PLAN				
LOCATION				
TEA GARDENS				
CLIENT				
CRIGHTON PROPERTIES PTY. LTD.				
DRAWING				
CONCEPT MASTER PLAN - MAY 2006				
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SCALE	DATE			DRAWN
J: 7000 @ A1	17/05/2006			DFS
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PROJECT NUMBER		DRAWING NUMBER		ISSUE
RIVERSIDE PDA 01 A				
CRIGHTON PROPERTIES Level 1, Unit F, 2 Reliance Drive, TUGGERAH 2259 PH. (02) 4352 4352, FAX (02) 4352 4343 www.crighton.com.au CRIGHTON PROPERTIES PTY. LTD. A.B.N. 16 000 830 875				



SPACIAL ALLOCATION TABLE

Use	Area	%	Yield
Total Project Area	97.81 Ha	100	
7(a) Wetlands (Existing)	16.07 Ha	16.4	
7(b) Wetlands Buffer (Existing)	18.57 Ha	19.0	
Open Space / Wildlife Movement	30.75 Ha	31.4	
Corridors & Water Quality Management	4.77 Ha	4.9	50 dwellings
Home Based Business Lots	27.65 Ha	28.3	359 dwellings

NOTE: ALL AREAS & YIELDS ARE APPROXIMATE ONLY



RIVERSIDE PROJECT PLAN - MAY 2006