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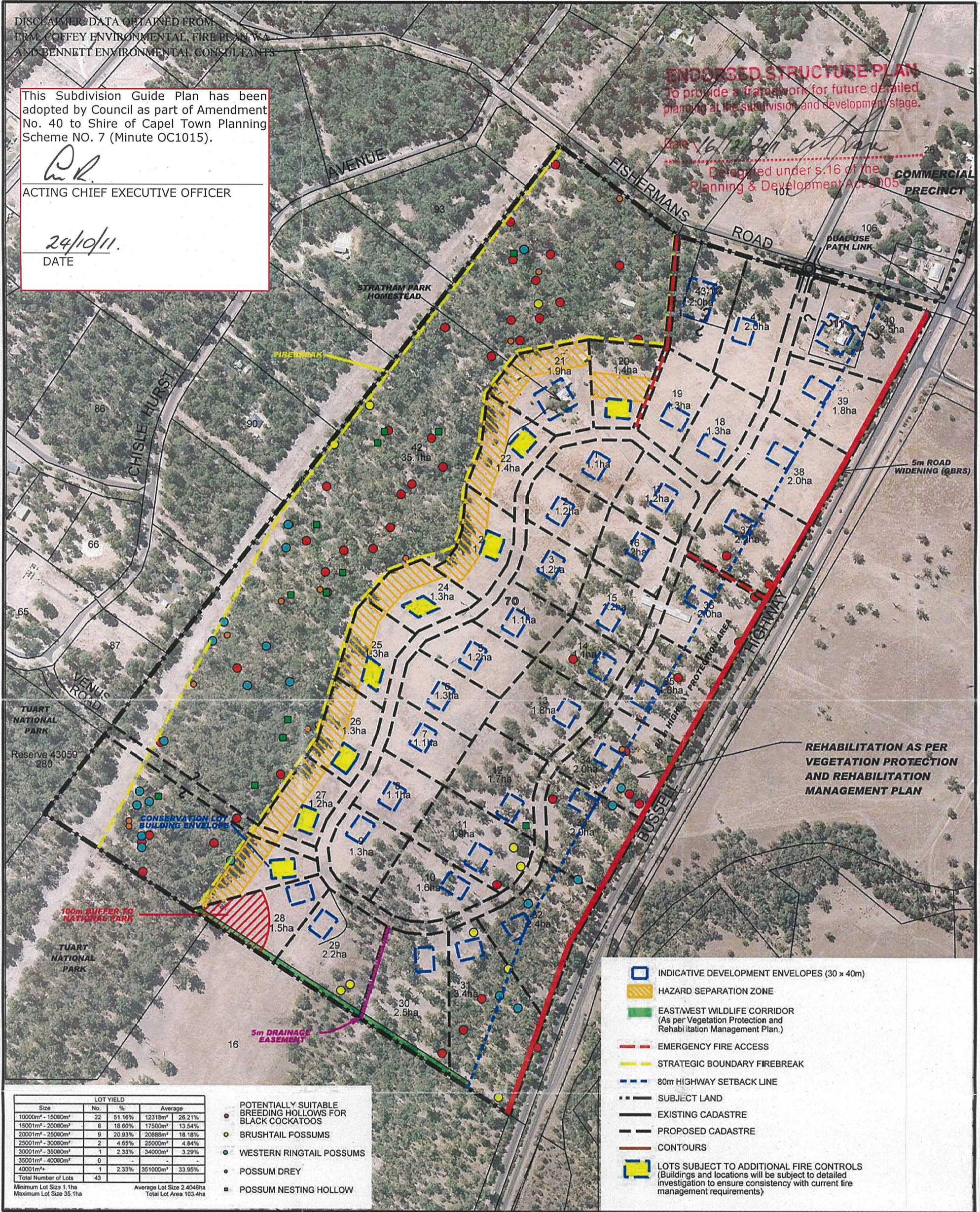
This Subdivision Guide Plan has been adopted by Council as part of Amendment No. 40 to Shire of Capel Town Planning Scheme NO. 7 (Minute OC1015).

R.K.
 ACTING CHIEF EXECUTIVE OFFICER

24/10/11.
 DATE

ENDORSED STRUCTURE PLAN
 To provide a framework for future detailed planning at the subdivision and development stage.

Date *16/12/2011*
 Delegated under s.16 of the Planning & Development Act 2005

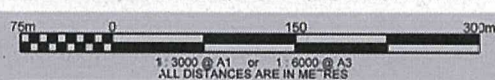


REHABILITATION AS PER VEGETATION PROTECTION AND REHABILITATION MANAGEMENT PLAN

- INDICATIVE DEVELOPMENT ENVELOPES (30 x 40m)
- HAZARD SEPARATION ZONE
- EAST/WEST WILDLIFE CORRIDOR (As per Vegetation Protection and Rehabilitation Management Plan.)
- EMERGENCY FIRE ACCESS
- STRATEGIC BOUNDARY FIREBREAK
- 80m HIGHWAY SETBACK LINE
- SUBJECT LAND
- EXISTING CADASTRE
- PROPOSED CADASTRE
- CONTOURS
- LOTS SUBJECT TO ADDITIONAL FIRE CONTROLS (Buildings and locations will be subject to detailed investigation to ensure consistency with current fire management requirements)

LOT YIELD			
Size	No.	%	Average
10000m ² - 15000m ²	22	51.16%	12318m ² 26.21%
15001m ² - 20000m ²	8	18.60%	17500m ² 13.54%
20001m ² - 25000m ²	9	20.93%	20888m ² 18.18%
25001m ² - 30000m ²	2	4.65%	25000m ² 4.84%
30001m ² - 35000m ²	1	2.33%	34000m ² 3.29%
35001m ² - 40000m ²	0		
40001m ² +	1	2.33%	351000m ² 33.95%
Total Number of Lots	43		
Minimum Lot Size 1.1ha		Average Lot Size 2.4046ha	
Maximum Lot Size 35.1ha		Total Lot Area 103.4ha	

- POTENTIALLY SUITABLE BREEDING HOLLOWES FOR BLACK COCKATOOS
- BRUSHTAIL FOSSUMS
- WESTERN RINGTAIL POSSUMS
- POSSUM DREY
- POSSUM NESTING HOLLOW



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ORIGINAL PLANNER:	B.W.
ORIGINAL DRAFTER:	K.S.
CREATED DATE:	30.11.2009
AERIAL DATA:	ECW
CADASTRAL DATA:	MGA
TOPOGRAPHIC DATA:	



06439P-SU-01A

SUBDIVISION GUIDE PLAN
 LOTS 11, 12 & 70
 FISHERMANS ROAD,
 STRATHAM

REVISION	DESCRIPTION	DRAFTER	DATE
J			
I			
H			
G			
F			
E			
D			
C			
B			
A			

THIS PLAN HAS BEEN PREPARED FOR PLANNING PURPOSES. AREAS, CONTOURS AND DIMENSIONS SHOWN ARE SUBJECT TO SURVEY

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FIGURE 4