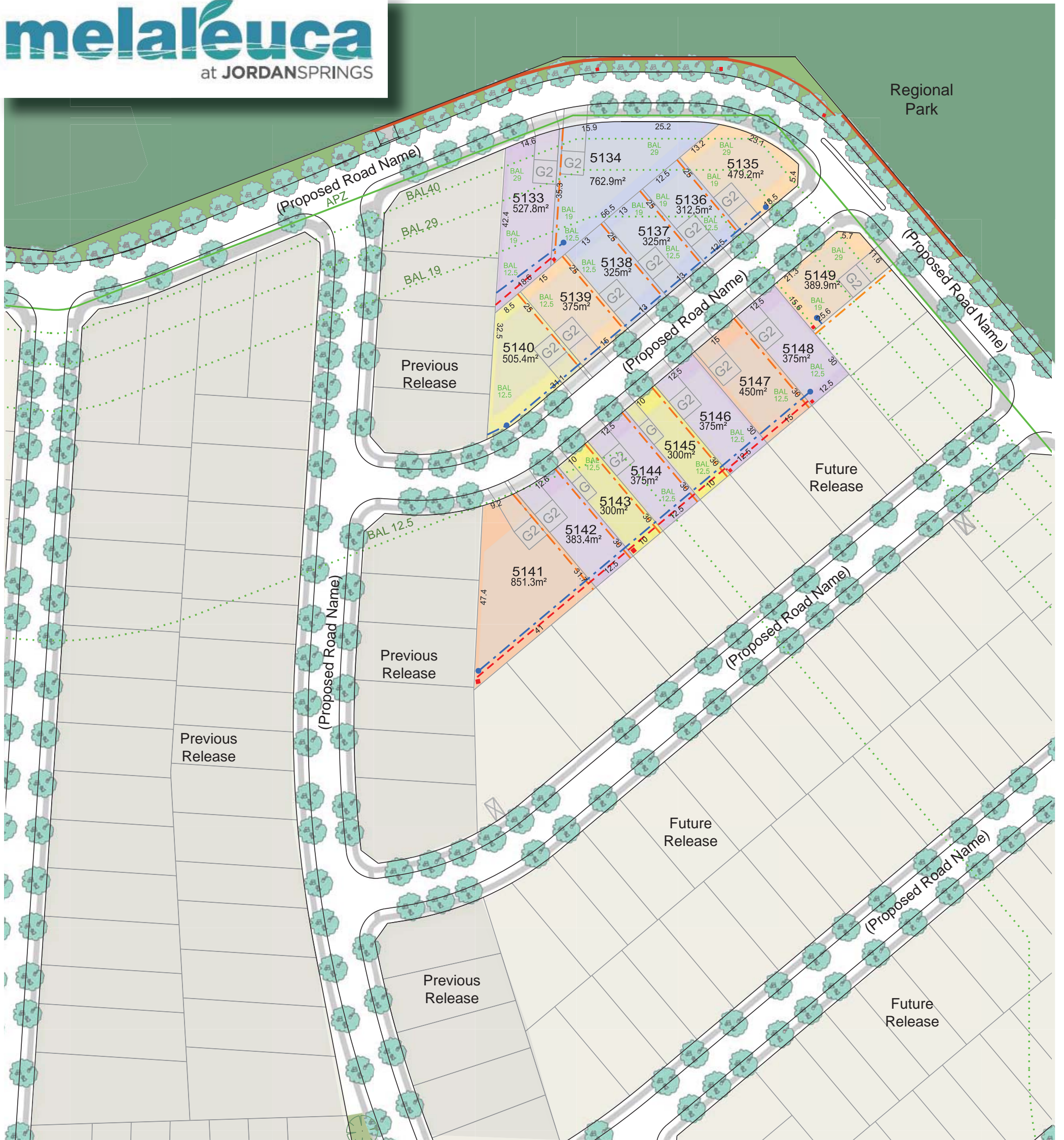


Note: Future development layout indicative only and subject to change without notice. This plan is correct at time of printing date: January 2015.





- Garage and driveway location
- Easement for maintenance 0.9m wide
- Easement/pit to drain water 1.5-2.5m wide
- Residential land
- Proposed driveway width reduced from standard due to setbacks
- Electrical Substation
- Approximate sewer line / manhole location, subject to approval & construction. Building adjacent or over sewer must conform with Sydney Water requirements.
- Retaining wall by Lend Lease
- Front fencing Requirement by owner refer to Building and siting Guidelines
- Fencing by Lend Lease

- BAL40, BAL29, BAL19, BAL12.5 Levels of Construction Standard for Bush Fire Protection (AS 3959-2009).
- Dual Occupancy Development that results in two dwellings on a single allotment of land. Subject to Penrith City Council approval.
- Street trees are indicative and are subject to approval by the relevant authorities.
- Regional Park Front Lot Requirements (refer to attachment D within the Building Sitting Guidelines).
- Refer to any relevant salinity management plans for building requirements.

- Dimensions and areas are subject to the registration of the Deposited Plan.
- Proposed street names subject to Council approval.
- Prospective purchasers are to make their own enquiries with respect to the availability and location of services.
- All care has been taken in the preparation of this brochure, but no responsibility is taken for any errors or omissions.
- See Building Envelope Plan for engineering details.
- For restrictions on the use of land and location of easements and other requirements, refer to Deposited Plan, 88b Instrument and Sales Contract.

*Note: Information correct as at 09.01.15.*