



**GENERAL NOTES**

1. LOT YIELD = 113
2. AVERAGE LOT SIZE = 772 M<sup>2</sup>
3. TOTAL AREA OF SITE = 112,858 M<sup>2</sup>
4. TOTAL AREA OF LOTS = 87,255 M<sup>2</sup>
5. REFER TO CIVIL DESIGN FOR DETAILS OF SERVICES
6. ALL AREAS AND DIMENSIONS ARE SUBJECT TO FINAL SURVEY

**ROAD ALIGNMENT & NAMES**

Clifton Boulevard - (Local Distributor with Median) - 4.5-7.0-5.0-7.0-9.0 = 32.50m  
 Hardiman Way - (Collector) - 4.5-11.0-4.5 = 20.0m  
 Road No.2 - (Local Access) - 4.0-9.0-4.0 = 17.0m - Name = TBA  
 Road No.3 - (Local Access) - 4.0-9.0-4.0 = 17.0m - Name = TBA  
 Road No.4 - (Local Access) - 4.0-9.0-4.0 = 17.0m - Name = TBA  
 Road No.5 - (Local Access) - 4.0-9.0-4.0 = 17.0m - Name = TBA  
 Piper Crescent - (Collector) - 4.5-11.0-4.5 = 20.0m  
 Road No.7 - (Cul-De-Sac) - 4.0-8.0-4.0 = 16.0m - Name = TBA  
 Road No.8 - (Local Access) - 4.0-9.0-4.0 = 17.0m - Name = TBA  
 Citrus Road - (Local Distributor) - 5.5-13.0-2.5 = 21.0m



**Designer**

**ZEPLAN**  
 DRAFTING SERVICES

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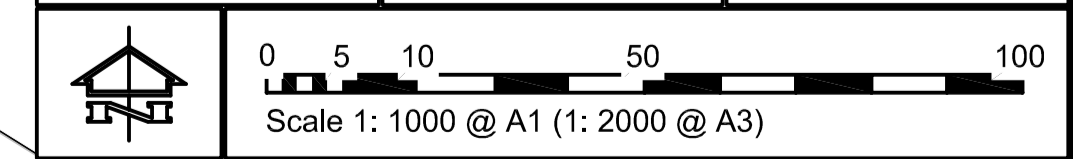
**Project Manager**

**JZ**  
 MANAGEMENT

**Project**

Proposed Subdivision of  
 Lot 592 of DP 751743  
 686 Clifton Boulevard  
 Griffith NSW

<b>Drawing Title</b> Lot Layout Plan		<b>Client</b> Colina 10 Pty Ltd Griffith NSW	
<b>Job No:</b> C100718		<b>Drawing No:</b> L01	
<b>Date:</b> 17/7/2018	<b>Scale:</b> 1:1000	<b>Page Size:</b> A1	
<b>Designed:</b> G LANZA	<b>Drawn:</b> G LANZA	<b>Checked:</b> J SCREMIN	



ISSUE	DATE	DESCRIPTION	DRAWN	CHECKED
H	28/9/2018	Lot Numbers & Staging Revised		
J	17/7/2019	Sector C Lots Revised & Piper Cres Width Revised		
K	31/1/2020	Lot numbering revised		
L	1/3/2020	Issued for DA Modification		
M	27/5/2020	Lots 108 to 111 revised & Lot 130 Added		
O	22/6/2020	Lots on Hardieman Way revised added 131 & 132		
P	20/7/2021	Stage 2 lots on Clifton Boulevard Renamed		