

# Clifton Gardens Homes Stage 5

Proposed Multiple Housing Development

Clifton Gardens Stage 5  
Clifton Gardens Estate  
686 Clifton Boulevard Griffith

JZ Management Pty Ltd



Designed



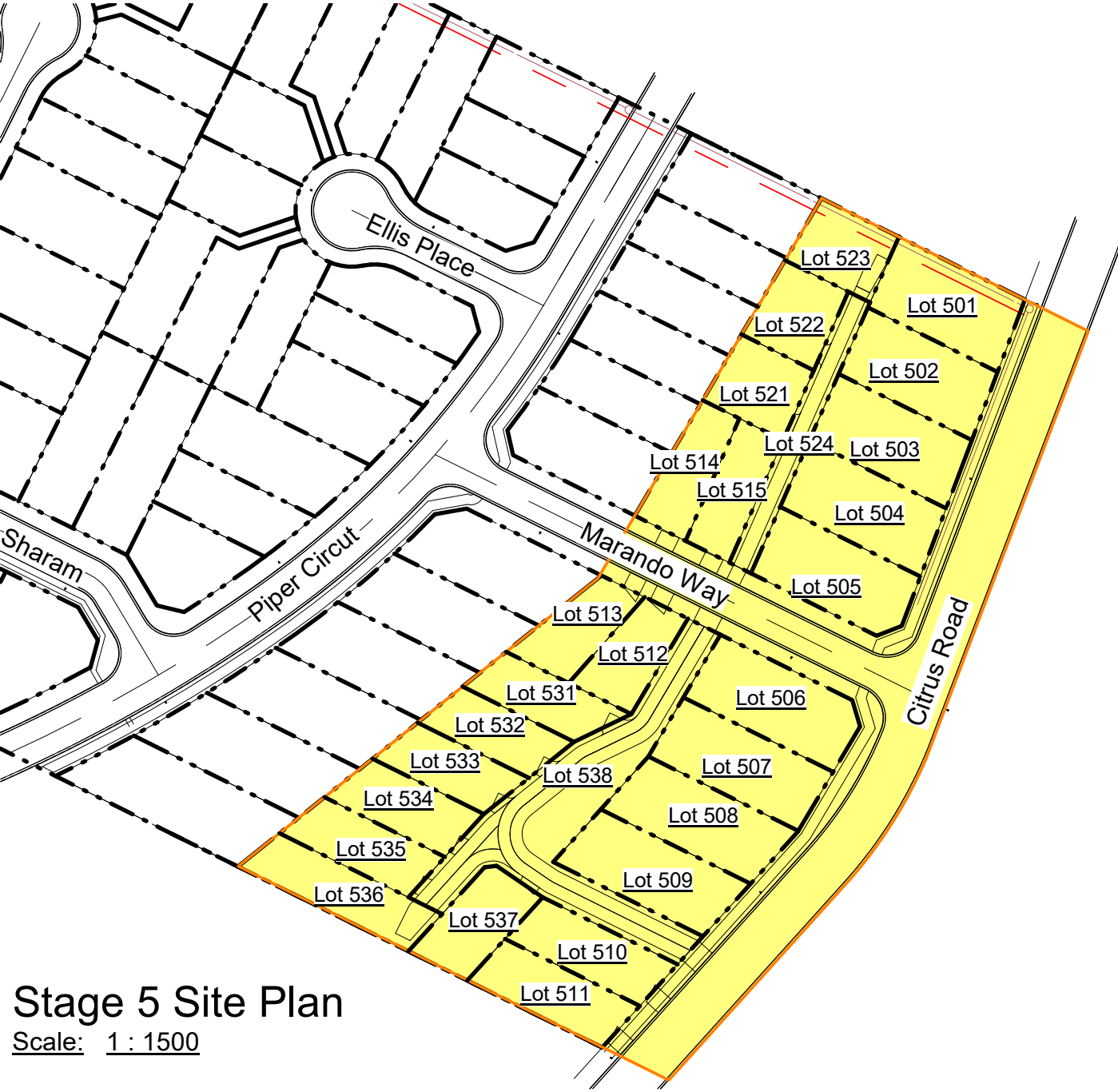
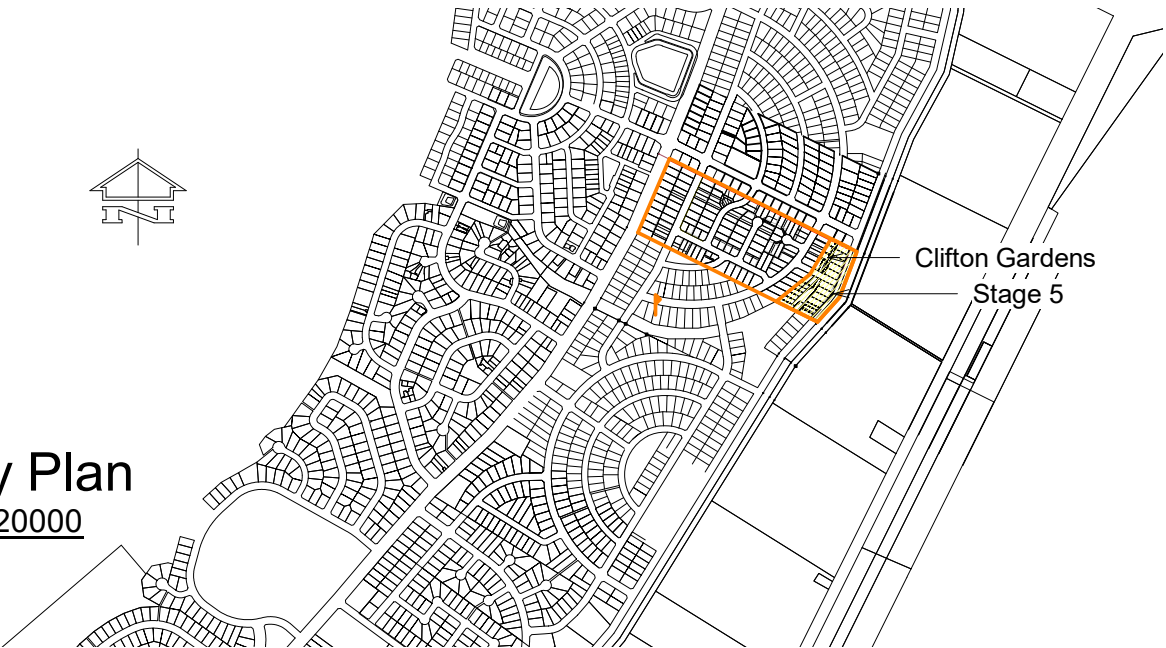
design@jzmanagement.com.au  
(Zep) 0408 696 458 - (James) 0418 623 100

### Drawing Schedule

Sheet Number	Sheet Name	Current Revision	Current Revision Description	Current Revision Date
A0051	Stage 5 Site Plan (Part A)	C	Rear setback clarified	11/4/2021
A0052	Stage 5 Site Plan (Part B)	C	Rear setback clarified	11/4/2021
A0053	Perspective Street Views	B	Issued for Concept Approval	8/3/2021

# Concept Approval Documents

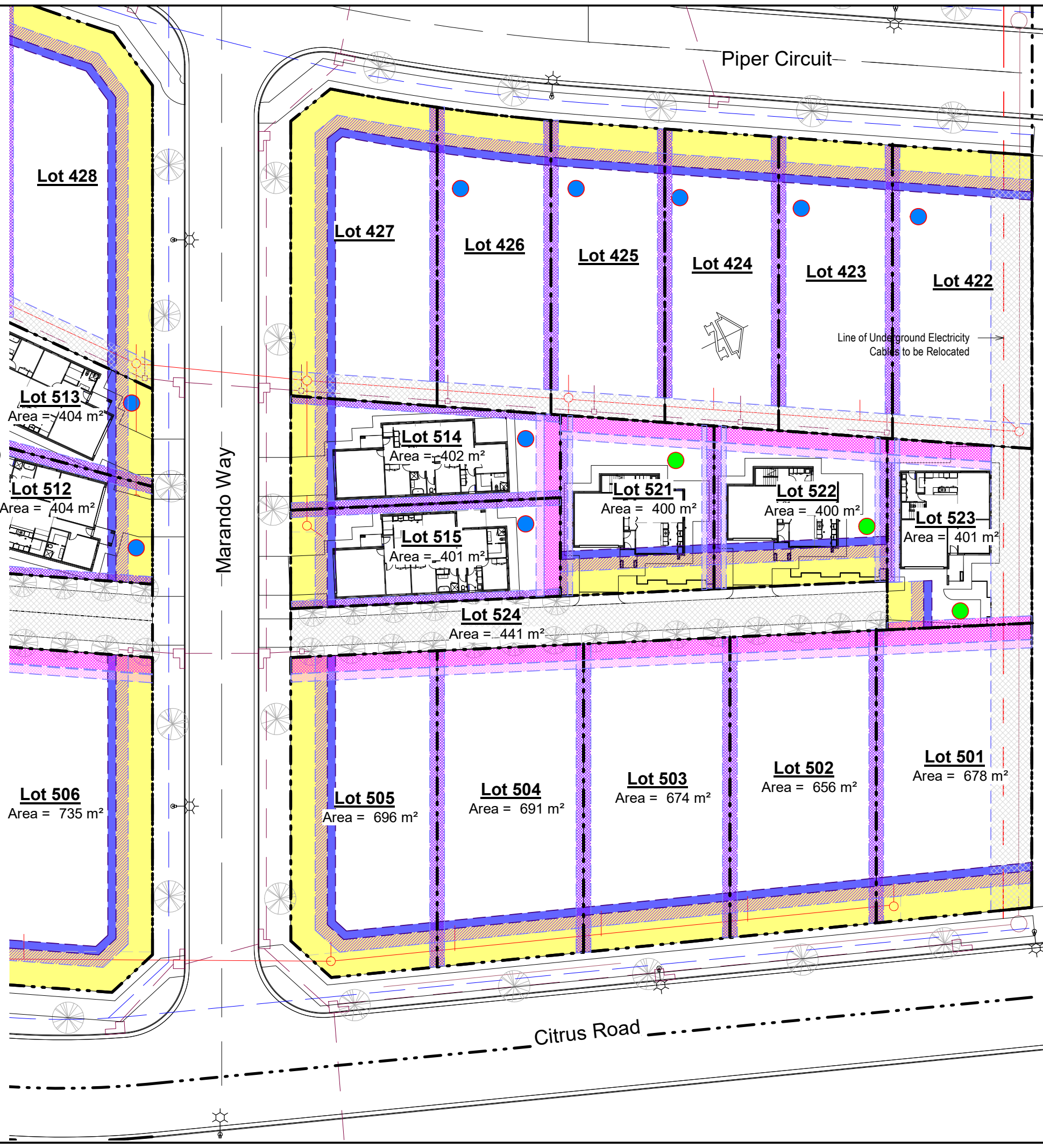
Locality Plan  
Scale: 1 : 20000



Stage 5 Site Plan  
Scale: 1 : 1500



Revision Number	Revision Date	Revision Description
A	3/3/2021	Issued for Discussion
B	8/3/2021	Issued for Concept Approval
C	11/4/2021	Rear setback clarified



**Legend**

Boundary Line  
 Setback (1 Storey)  
 Setback (2 Storey)

**Rear Setback**

1500  
900  
Easement  
Boundary Line  
Setback (1 Storey)  
Setback (2 Storey)

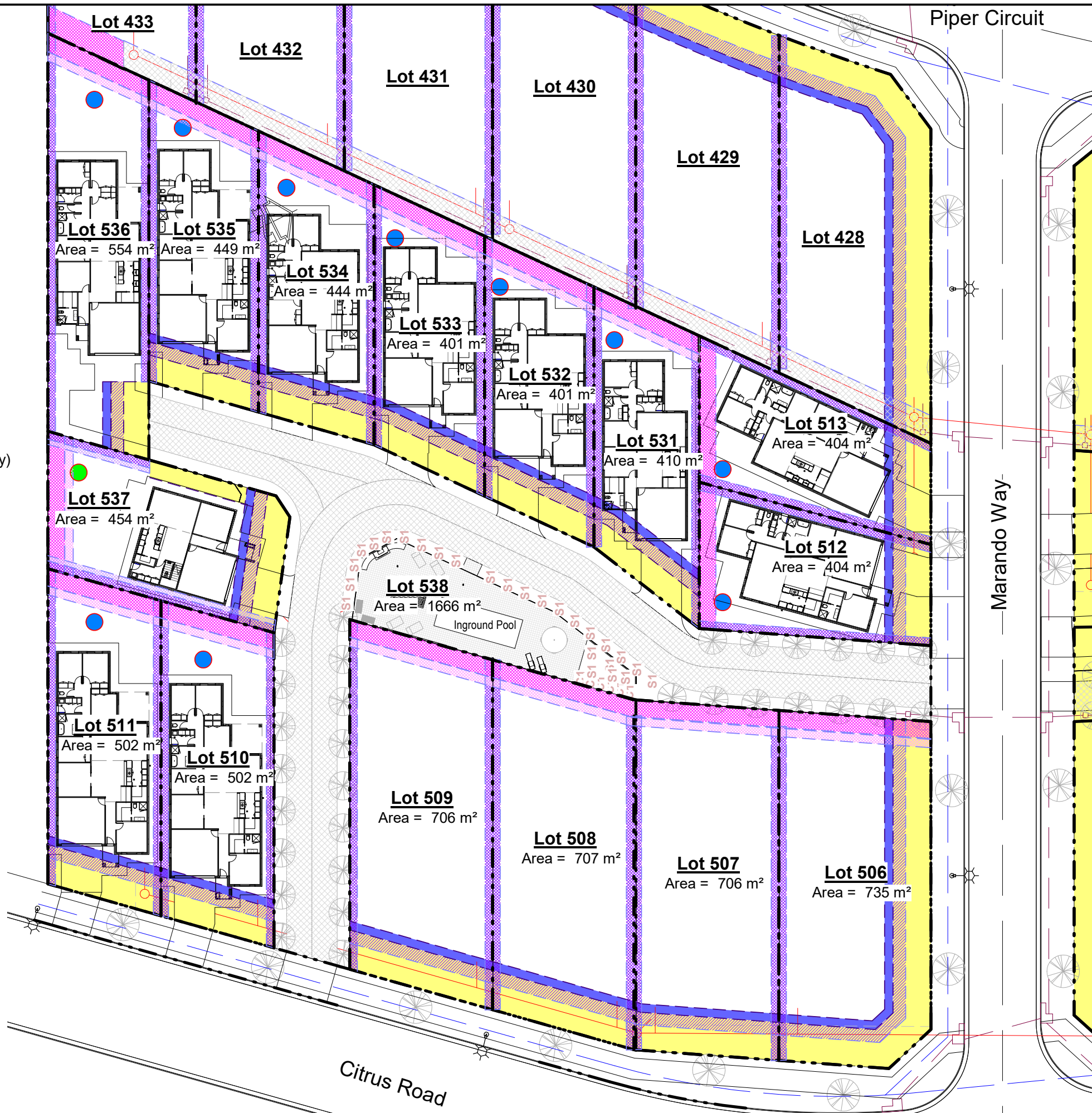
**Side Setback**

2500  
Boundary Line  
Setback (1 Storey)  
Setback (2 Storey)  
Corner (Secondary) Setback

Garage Setback  
Front Setback  
Articulation Zone  
Boundary Line

5500  
4500  
Front Setback

Easement  
Water Main  
Water Fixture  
Stormwater Main  
Stormwater Fixture  
Sewer Main  
Sewer Fixture  
1 Storey Home  
2 Storey Home  
Street Tree



Designed  
**JZ MANAGEMENT**  
 design@jzmanagement.com.au  
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Project  
**Proposed Multiple Housing Development**

Project Address  
 Clifton Gardens Estate  
 686 Clifton Boulevard  
 Griffith



Client  
**JZ HOMES**

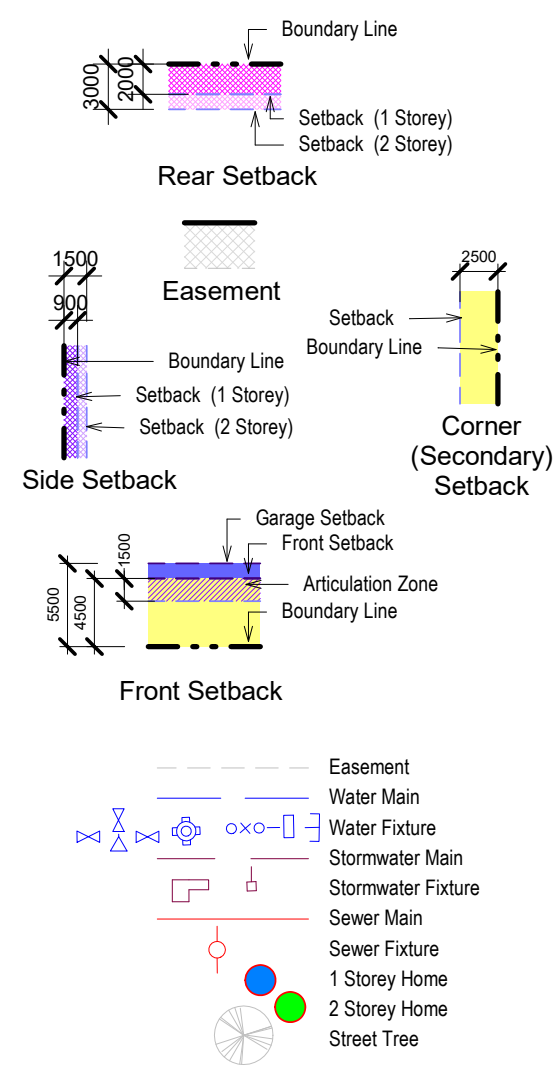
Occupancy  
 Clifton Gardens Stage 5

Drawing Title  
 Stage 5 Site Plan (Part B)

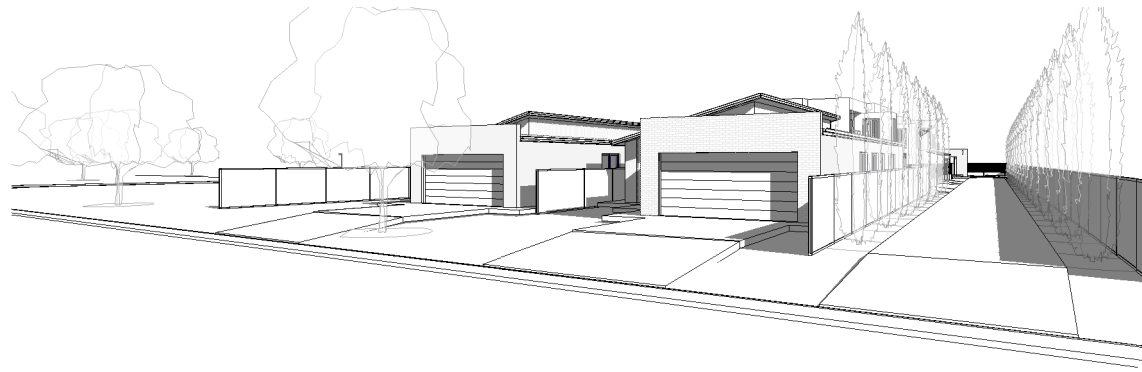
Job No: CG-S5-2021	Drawing No: A0052
Date: 3/3/2021	Scale: 1 : 500
Designed: G Lanza	Checked: G Lanza
Drawn: G Lanza	Page Size: A3

Revision Number	Revision Date	Revision Description
A	3/3/2021	Issued for Discussion
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**Legend**



**Site Plan (Part B)**  
 Scale: 1 : 500



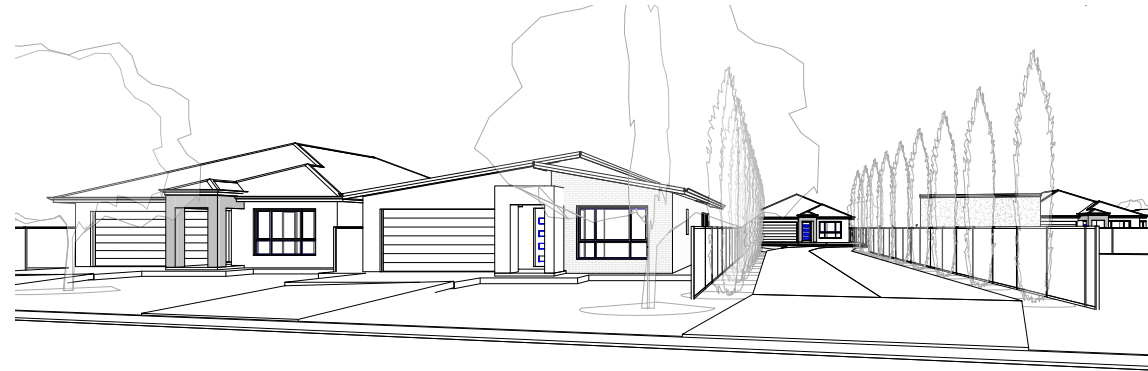
Marando Way Looking North

Scale



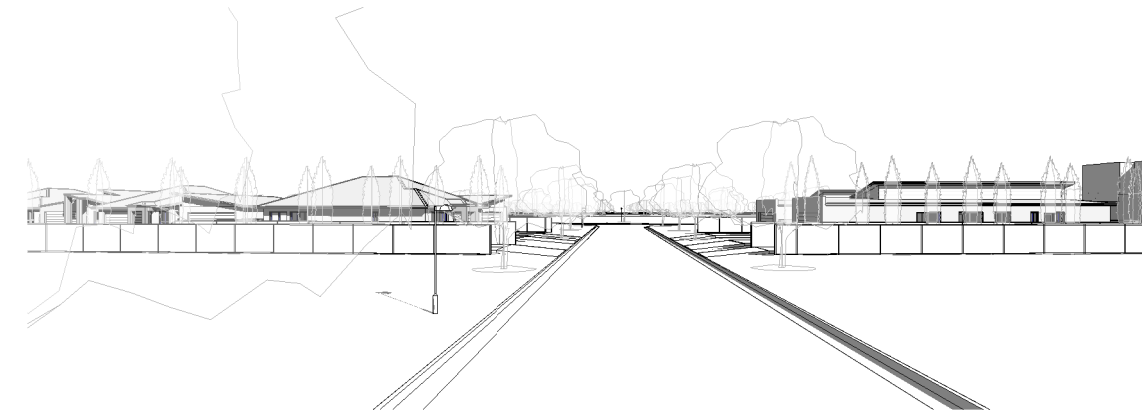
Marando Way Looking SW

Scale



Citrus Road Looking NW

Scale



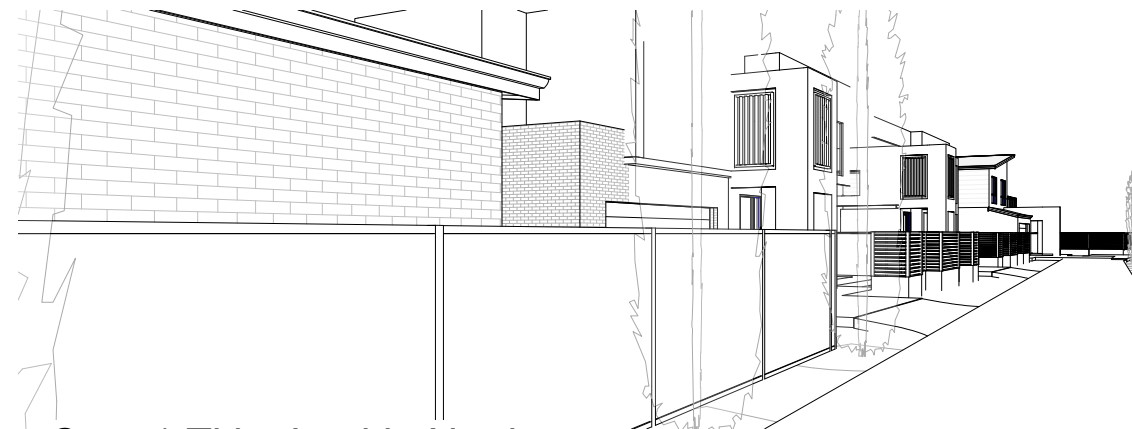
Marando Way From Citrus Road

Scale



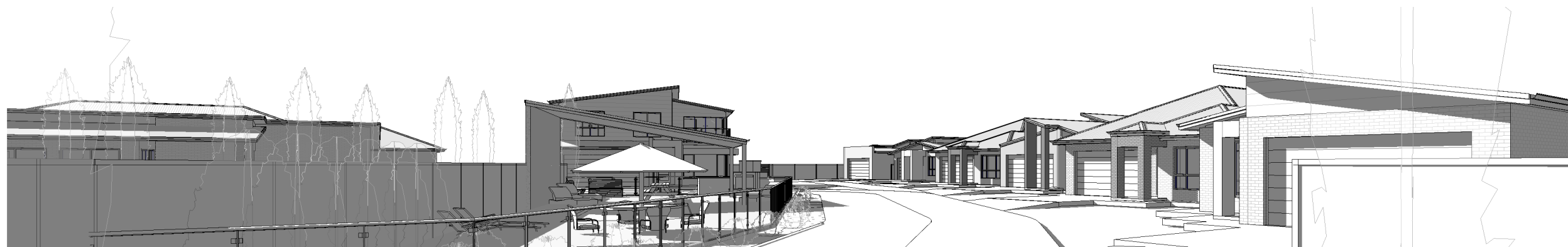
Com 2 Title Looking NW

Scale



Com 1 Title Lookig North

Scale



Com 2 Title Looking West

Scale

Designed

**JZ  
MANAGEMENT**

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Project

**Proposed Multiple Housing  
Development**

Project Address

Clifton Gardens Estate  
686 Clifton Boulevard  
Griffith



Client

**JZ  
HOMES**

Occupancy

Clifton Gardens Stage 5

Drawing Title

**Perspective Street Views**

Job No:

CG-S5-2021

Drawing No:

A0053

Date:

3/3/2021

Scale:

Page Size:

A3

Designed:

G Lanza

Drawn:

G Lanza

Checked:

G Lanza

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