

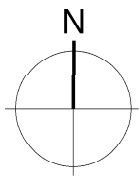
CONCEPT PLAN DIAGRAM - SPECIAL PURPOSE 1 ZONE

Selwyn Heights
42 Herd Road

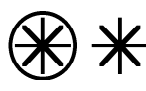
(Building Platform)

LEGEND

- Zone Boundary
- Above Ground Building Platform
- Minimum Yard Setbacks



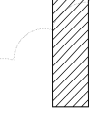
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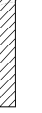
- 'At-grade' Parking Area
- Major Access / Egress
- Minor Access / Egress

- 8m Height Limit
- 3-4 Storey Height Limit
- 4-5 Storey Height Limit
- 5-6 Storey Height Limit
- 6 Storey Height Limit

Area of Archaeological Significance



Existing Buildings to be retained



RL

Height in metres above sea level to eaves of building.

- Site Area 100%
- Max Building Coverage 36%
- Max Paved Impermeable 32%
- Min Landscaped Permeable 32%

○ APPROX. R.L. 77.0



H e r d R o a d

J a c k C h r i s t i e D r i v e

Q u e e n s t o w n R o a d

K o r m a R o a d

RL 75.5

RL 76.80

RL 80.10

RL 68.5

RL 69.3

RL 83.00

RL 79.5

RL 69.3

RL 79.5

RL 79.5

RL 74.0

RL 79.5

RL 68.5

RL 66.7

RL 64.60

RL 66.30

RL 63.20

8m

8m

10m

3m

3m

3m

3m

3m

3m

VC3

VC2

ORL 70.0

VC1

CHAPEL