

	PROPERTY NUMBER	TOTAL AREA (ha)	ENCUMBERED OPEN SPACE		UNENCUMBERED OPEN SPACE	LAND FOR ROADS	NET DEVELOPABLE AREA (ha)	Net Developable Area % of Total Parcel Area	UNENCUMBERED OPEN SPACE % OF NDA	UNENCUMBERED OPEN SPACE DEVELOPMENT TARGET %	DIFFERENCE	EQUIVALENT LAND AREA (ha)
			EXISTING DRAINAGE EASEMENT	WETLAND / RETARDING BASIN / LAND BELOW Q100								
<b>PRECINCT 1</b>												
131-149 Jetty Road	PROPERTY 1	1.797				0.009	1.788	99.50%	0.00%	10.00%	-10.00%	-0.179
16-28 Thomas Street	PROPERTY 2	1.554					1.554	100.00%	0.00%	10.00%	-10.00%	-0.155
30-42 Thomas Street	PROPERTY 3	1.549					1.549	100.00%	0.00%	10.00%	-10.00%	-0.155
44-56 Thomas Street	PROPERTY 4	1.678					1.678	100.00%	0.00%	10.00%	-10.00%	-0.168
118-136 Central Road	PROPERTY 5	1.599					1.599	100.00%	0.00%	10.00%	-10.00%	-0.160
151-159 Jetty Road	PROPERTY 6	1.922				0.042	1.880	97.81%	0.00%	10.00%	-10.00%	-0.188
138-146 Central Road	PROPERTY 7	1.958					1.958	100.00%	0.00%	10.00%	-10.00%	-0.196
161-169 Jetty Road	PROPERTY 8	1.970		0.328			1.642	83.36%	0.00%	10.00%	-10.00%	-0.164
148-156 Central Road	PROPERTY 9	1.971					1.971	100.00%	0.00%	10.00%	-10.00%	-0.197
171-179 Jetty Road	PROPERTY 10	1.971	0.187	0.367	0.624		0.793	40.26%	78.65%	10.00%	68.65%	0.545
158-166 Central Road	PROPERTY 11	1.971			0.113		1.858	94.26%	6.09%	10.00%	-3.91%	-0.073
	<b>sub total</b>	<b>19.940</b>	<b>0.187</b>	<b>0.695</b>	<b>0.737</b>	<b>0.051</b>	<b>18.270</b>	<b>91.63%</b>	<b>4.04%</b>			
<b>PRECINCT 2</b>												
164-169 Wyndham Street	PROPERTY 12	0.809	0.250	0.378	0.178		0.003	0.33%	6600.00%	10.00%	6590.00%	0.178
158-162 Wyndham Street	PROPERTY 13	0.708			0.158		0.550	77.61%	28.84%	10.00%	18.84%	0.104
152-156 Wyndham Street	PROPERTY 14	0.809			0.166		0.643	79.48%	25.82%	10.00%	15.82%	0.102
146-150 Wyndham Street	PROPERTY 15	0.809			0.420		0.389	48.11%	107.86%	10.00%	97.86%	0.381
140-144 Wyndham Street	PROPERTY 16	0.809			0.079		0.730	90.24%	10.82%	10.00%	0.82%	0.006
134-138 Wyndham Street	PROPERTY 17	0.810					0.810	100.00%	0.00%	10.00%	-10.00%	-0.081
128-138 Wyndham Street	PROPERTY 18	0.450					0.450	100.00%	0.00%	10.00%	-10.00%	-0.045
	<b>sub-total</b>	<b>5.204</b>	<b>0.250</b>	<b>0.378</b>	<b>1.002</b>	<b>0.000</b>	<b>3.575</b>	<b>68.69%</b>	<b>28.02%</b>			
<b>PRECINCT 3</b>												
103-111 Central Road	PROPERTY 19	2.223					2.223	100.00%	0.00%	10.00%	-10.00%	-0.222
113-121 Central Road	PROPERTY 20	2.041					2.041	100.00%	0.00%	10.00%	-10.00%	-0.204
123-131 Central Road	PROPERTY 21	2.159			0.199		1.960	90.78%	10.15%	10.00%	0.15%	0.003
133-143 Central Road	PROPERTY 22	2.033			0.642		1.391	68.44%	46.12%	10.00%	36.12%	0.503
145-153 Central Road	PROPERTY 23	2.033			0.159		1.874	92.17%	8.49%	10.00%	-1.51%	-0.028
155-163 Central Road	PROPERTY 24	2.332					2.332	100.00%	0.00%	10.00%	-10.00%	-0.233
165-173 Central Road	PROPERTY 25	1.826		0.512			1.314	71.96%	0.00%	10.00%	-10.00%	-0.131
122-126 Wyndham Street	PROPERTY 26	0.862					0.862	100.00%	0.00%	10.00%	-10.00%	-0.086
96 Wyndham Street	PROPERTY 27	0.716					0.716	100.00%	0.00%	10.00%	-10.00%	-0.072
94 Wyndham Street	PROPERTY 28	0.207					0.207	100.00%	0.00%	10.00%	-10.00%	-0.021
	<b>sub-total</b>	<b>16.432</b>	<b>0.000</b>	<b>0.512</b>	<b>1.000</b>	<b>0.000</b>	<b>14.920</b>	<b>90.80%</b>	<b>6.70%</b>			
	<b>TOTAL</b>	<b>41.576</b>	<b>0.437</b>	<b>1.585</b>	<b>2.739</b>	<b>0.051</b>	<b>36.816</b>	<b>88.55%</b>	<b>7.44%</b>	<b>10.00%</b>	<b>-2.56%</b>	<b>-1.064</b>