



**BAULKHAM HILLS
DEVELOPMENT CONTROL PLAN
Part E Section 17
BALMORAL ROAD RELEASE AREA**



SCALE: 1:4,000
50 25 0 50 100 150 200 250 300 350
Metres

LEGEND

- Railway Corridor
- Trunk Drainage
- Educational Establishment
- Classified Road
- Open Space (Public or Private)
- New DCP Roads
- Proposed Road
- Electrical Transmission Line
- Development Site
- Railway Alignment
- Cycleway
- Landscape
- Landscape Corridor (10 m)
- Noise Attenuation (50 m)
- Access Denied
- Roundabout
- Pedestrian Bridge
- Traffic Lights
- Traffic Movement
- Road Continues
- BRRA Boundary
- Proposed future access
- Cycleway Crossing
- Pedestrian Link (5 m)

ROAD CLASSIFICATION

Access Street	15.5m	3.5 - 8.5 - 3.5
Collector Road	16.5m	3.5 - 9.5 - 3.5
Collector Road	16.5m	3.0 - 10.5 - 3.0
Collector Road with cyclepath & landscaping	17.5m	3.5 - 9.5 - 4.5
Enhanced Collector Road	20.0m	4.5 - 12.0 - 3.5
Employment Area Road	20.0m	4.0 - 12.0 - 4.0

* Note: Carriageway width to be constructed at 10.5 metres as a continuation of existing pavement width in Gansford Drive with a transition distance of one lot.

** Note: Includes 1 metre wide verge required on one side of carriageway to accommodate 2 metre wide landscaping adjacent to Castle Hill Country Club Golf Course and 2.5 m cyclepath.

DRAWN BY	W.WRIGHT	DATE:	22/11/2007
SUPERVISING DRAFTSPERSON	B. CLISSOLD	DATE:	22/11/2007
PLANNING OFFICER	C. NAPIER	DATE:	22/11/2007
FILE No. CCL	PP 141		

STATEMENT OF RELATIONSHIP WITH OTHER PLANS
THIS PLAN SHOULD BE READ IN CONJUNCTION WITH BAULKHAM HILLS LOCAL ENVIRONMENTAL PLAN 2005 AND BALMORAL ROAD RELEASE AREA DEVELOPMENT CONTROL PLAN PART E SECTION 17 OF THE BAULKHAM HILLS CONSOLIDATING DCP (WRITTEN DOCUMENT).

DATE OF ADOPTION:	8 APRIL 2008
CAME INTO FORCE:	29 APRIL 2008
MINUTE No.	226

NOTE
THIS DEVELOPMENT CONTROL PLAN MAY BE SUBJECT TO AMENDMENT BY SUBSEQUENT LOCAL ENVIRONMENTAL PLANS. ANY PERSON USING THIS PLAN SHOULD CONTACT COUNCIL SO AS TO ENSURE THAT ANY INFORMATION SHOWN HAS NOT BEEN SUBJECT TO AMENDMENT.

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DATE OF BASE MAPS: 16 Oct 2006