Fishermans Bend Map Book
22-03-2018
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Road Network

Legend
- Existing freeway / tollway
- Proposed 22m wide road (except where noted)
- No crossovers permitted
- 6m road widening
- 16m road widening
- 10m landscape setback
- Road closure
- Existing open space
- Proposed open / urban space
- Private open space
Building heights

Legend
- Mandatory
- 4 storeys
- Discretionary
- 4 storeys
- 8 storeys (except 6 storeys within Wirraway)
- 12 storeys (except where noted)
- 24 storeys (except where noted)
- Unlimited (except where noted)
- Existing open space
- Proposed open / urban space
- Private open space

- 100m
- 200m
- 500m
- 1000m
Core and non-core and Active Frontages
Floor Area Ratio (FAR's)

Legend

Core Precinct
- Wirraway: 4.1:1, Minimum commercial FAR: 1.9:1
- Sandridge: 8.1:1, Minimum commercial FAR: 3.7:1
- Montague: 6.1:1, Minimum commercial FAR: 1.6:1
- Lorimer: 5.4:1, Minimum commercial FAR: 1.7:1

Non-Core Precinct
- Wirraway: 2.1:1
- Sandridge: 3.3:1
- Montague: 3.0:1

Existing open space
Proposed open / urban space
Private open space

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