DEVELOPMENT PLAN

Moe Urban Growth Area
Waterloo Road, Moe
Latrobe City Council
16315DP2
Version 7

OVERALL LAND BUDGET*

<table>
<thead>
<tr>
<th>SITE AREA</th>
<th>CITY PLAN</th>
<th>TOTAL SITE AREA</th>
</tr>
</thead>
<tbody>
<tr>
<td>46.48ha</td>
<td>11.06ha</td>
<td>57.54ha</td>
</tr>
</tbody>
</table>

ROADS

ROADS: 11.06ha (23.8%)

OPEN SPACE

OPEN SPACE: 6.79ha (14.6%)

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 39.70ha

MEDIUM DENSITY LOT YIELD

MEDIUM DENSITY LOT YIELD: 3.73ha

TOTAL LOTS

TOTAL LOTS: 509

NET HOUSING DENSITY:

NET HOUSING DENSITY: 12 DWELLINGS PER HECTARE

* Includes Moe Contour Drain (4)

Moe Urban Growth Area
Waterloo Road, Moe
Latrobe City Council

LAND BUDGET - 1A: WESTERN PARCEL

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<tr>
<td>11.59ha</td>
<td>2.97ha</td>
<td>14.56ha</td>
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</table>

ROADS

ROADS: 2.97ha (25.6%)

OPEN SPACE

OPEN SPACE: 1.82ha (15.7%)

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 6.55ha

MEDIUM DENSITY SITE

MEDIUM DENSITY SITE: Approx. 78 Lots @ 350m² average

TOTAL AREA

TOTAL AREA: 11.59ha

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 109

* Includes Moe Contour Drain (4)

LAND BUDGET - 2: CENTRAL PARCEL

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<td>20.92ha</td>
<td>5.10ha</td>
<td>26.02ha</td>
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</table>

ROADS

ROADS: 5.10ha (24.4%)

OPEN SPACE

OPEN SPACE: 3.10ha (14.8%)

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 12.69ha

MEDIUM DENSITY SITE

MEDIUM DENSITY SITE: Approx. 78 Lots @ 350m² average

TOTAL AREA

TOTAL AREA: 20.90ha

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 211

* Includes Moe Contour Drain (4)

LAND BUDGET - 3: EASTERN PARCEL

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<td>3.70ha</td>
<td>0.79ha</td>
<td>4.49ha</td>
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</table>

ROADS

ROADS: 0.79ha (21.3%)

OPEN SPACE

OPEN SPACE: 0.05ha (1.3%)

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 2.87ha

MEDIUM DENSITY SITE

MEDIUM DENSITY SITE: Approx. 78 Lots @ 350m² average

TOTAL AREA

TOTAL AREA: 3.70ha

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 48

* Includes Moe Contour Drain (4)

OVERALL LAND BUDGET*

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ROADS

ROADS: 11.06ha (23.8%)

OPEN SPACE

OPEN SPACE: 6.79ha (14.6%)

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 25.89ha

MEDIUM DENSITY LOT YIELD

MEDIUM DENSITY LOT YIELD: 2.73ha

TOTAL AREA

TOTAL AREA: 46.48ha

STANDARD RESIDENTIAL LOT YIELD

STANDARD RESIDENTIAL LOT YIELD: 431

MEDIUM DENSITY LOT YIELD

MEDIUM DENSITY LOT YIELD: 78

TOTAL LOTS

TOTAL LOTS: 509

NET HOUSING DENSITY:

NET HOUSING DENSITY: 12 DWELLINGS PER HECTARE

* Includes Moe Contour Drain (4)