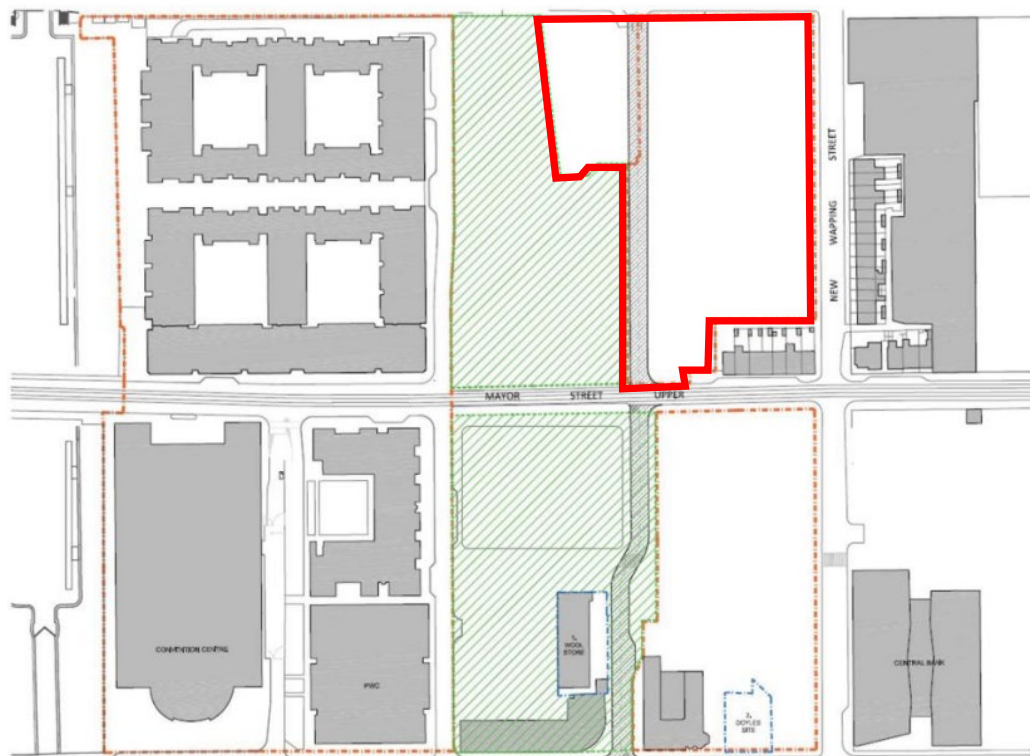


DART + West Railway Order - Spencer Place Development Company Limited





KEY	
SDZ BOUNDARY	---
EXISTING MAJOR STREETS	—
NEW MAJOR STREETS	----
PROPOSED PEDESTRIAN BRIDGE	(---)
PROPOSED PUBLIC TRANSPORT BRIDGE	(---)
NEW LOCAL STREETS & SPACES	—
PEDESTRIAN CONNECTION	---
CIVIC / PUBLIC SPACES	---
HUBS	—
EXISTING BUILDING	---
EXISTING PROTECTED STRUCTURE	---
CITY BLOCK BUILDING LINE	—
FLEXIBLE BUILDING LINE	---
INDICATIVE FINE URBAN GRAIN	---
BUILDING HEIGHT CODE:	
5 STOREY COMMERCIAL / 6 STOREY RESIDENTIAL	—
6 STOREY COMMERCIAL / 7 STOREY RESIDENTIAL	—
8 STOREY COMMERCIAL / 10 STOREY RESIDENTIAL	—
LANDMARK BUILDINGS	—

Fig. 35
City Block Development Code
INDICATIVE LAYOUT TO ACHIEVE
OBJECTIVES OF SCHEME

