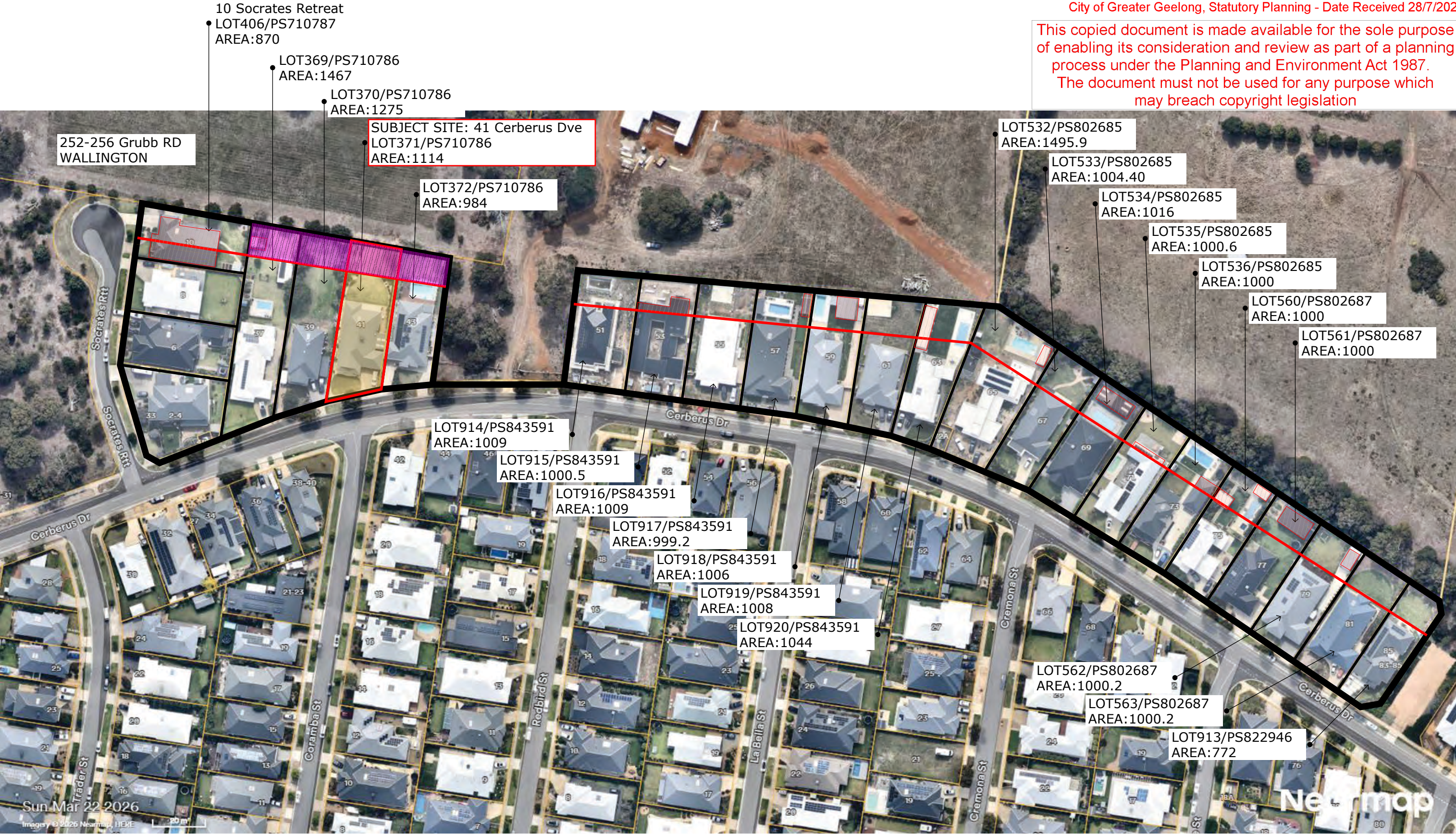


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LEGEND

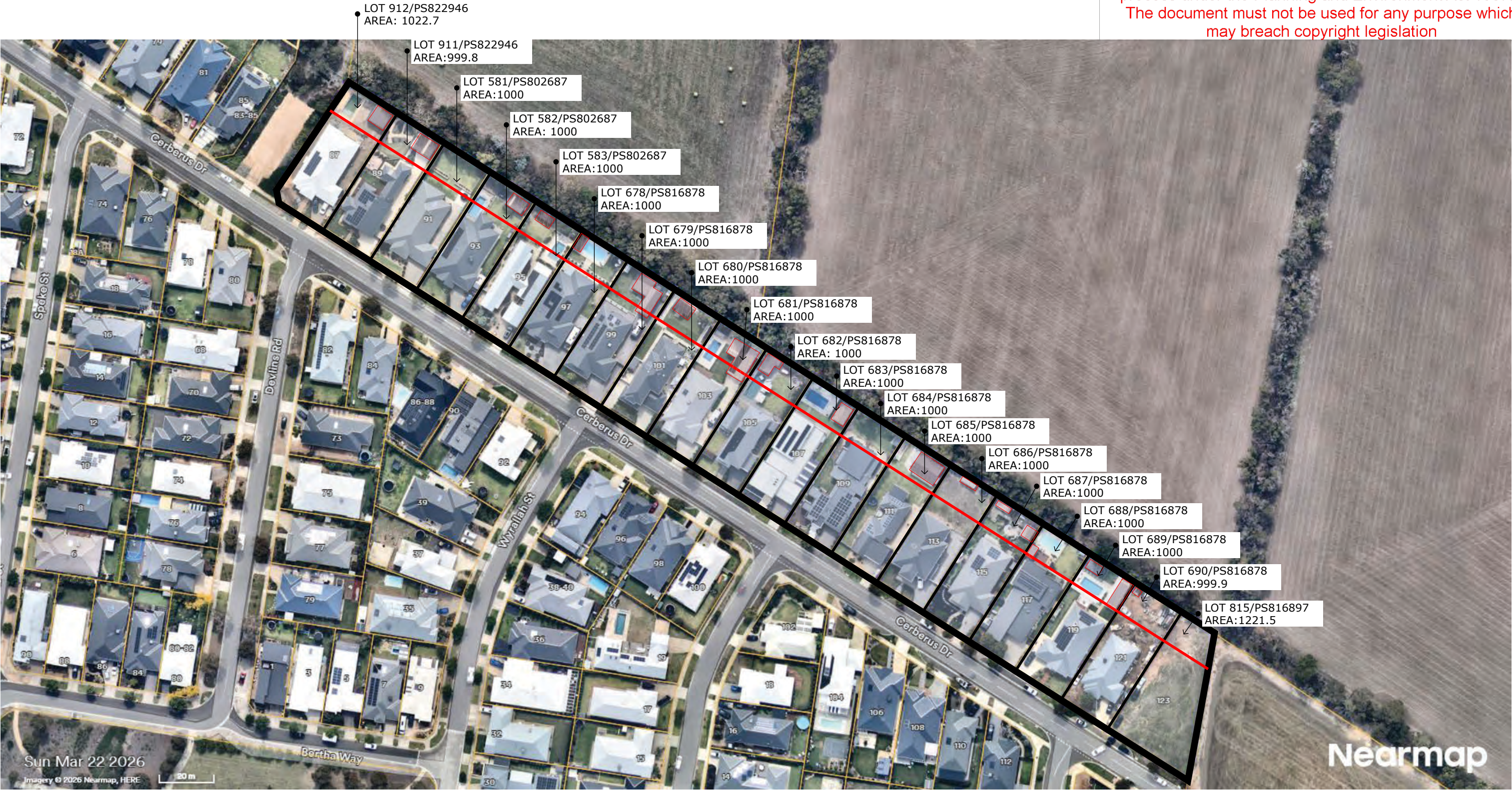
- Subject Site
- 12m Setback
- built structures within 12m setback
- 12m 'no building' restriction only on 4 lots

NOTE: The Surrounding Context Plan focuses on properties on the urban-rural interface north of Cerberus Drive
13 out of 22 properties have built structures and part of dwelling within the 12m rear setback
20 properties are closer to 1000Sqm in area and 2 properties closer to 800 sqm
It is notable that 10 Socrates Retreat has half of the dwelling within the 12m rear setback with side setback of 2m to 252-256 Grubb RD

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41 Cerberus Drive OCEANGROVE Job No. 18696 Ver. 01 Drawn DN Chkd DN Date 07/07/26

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- 12m Setback
- built structures within 12m setback

NOTE: The Surrounding Context Plan focuses on properties on the urban-rural interface, north of Cerberus Drive
16 out of 18 properties have built structures within the 12m rear setback
All 19 properties are closer to 1000Sqm in area