



Legend

Land uses

- Residential
- Mixed use / Commercial
- Activity centres
- Community complex
- Education
- Railway station carpark

Public open space

- Active open space
- Encumbered open space (drainage and conservation)
- Passive open space
- Greenway

Waterways and drainage

- Armstrong Creek
- 35m buffer zone (council policy)
- Wetlands
- 1:100 year floodline

Movement Network

- Proposed 4C Ring Road and reservation (includes service roads within reservation)
- Surf Coast Highway / Boulevard
- Connector roads
- Key local roads
- Service roads
- Gravel roads

- Intersection (signalised)
- Intersection (left in - left out)
- Railway line and proposed station
- Pedestrian overpass

Other

- Retained vegetation (refer to NVPP for details)
- Heritage sites
- Quarry buffer (300m from boundary)

- MAC Major Activity Centre
- NAC Neighbourhood Activity Centre
- LAC Local Activity Centre

PLAN 3

URBAN STRUCTURE PLAN

