

Appendix B

Details for Notice of Determination for the amended Master Plan No. 91 (Detailed Planning Area Plan – Detailed Planning Area 11 – Birtinya Island) 2015 – MPC14/0027.07

Retain all existing Council conditions applying to Master Plan No. 91 (Detailed Planning Area Plan – Detailed Planning Area 11 – Birtinya Island) 2015. However, amend Condition 34 and add a new Condition 36 as has follows:

Required Amendments

34. The Master Plan document and all relevant plans must be amended as specified in Condition 36 and resubmitted to Council for endorsement prior to approval of any Site Development Plan north of Lake Kawana Boulevard for Precincts 16-19.
36. **The Detailed Planning Area Plan document and maps must be amended as follows and resubmitted to Council:**
 - (a) **Amend to require direct pedestrian access into the sites/buildings from the southern frontages of Precincts 17 and 18 and the eastern frontages of Precincts 17 and 19**
 - (b) **Amend to require additional street tree planting within the northern Lake Kawana Boulevard and western Ventral Boulevard road verges adjacent to Precincts 16, 17 and 18 with species that provide a shade canopy over the footpath**
 - (c) **Amend to require a through site public pedestrian/cycle link between Lake Kawana Boulevard and the cul-de-sac along the boundary of Precincts 17 and 18**
 - (d) **Amend to require that bicycle parking is directly accessible from the primary street frontage of development on Precincts 16-19 (not cul-de-sac).**