



**LEGEND**

- SCHOOL SITE BOUNDARY
- NEW CROWN LEASE
- URBAN OPEN SPACE LAND USE
- COMMUNITY FACILITY LAND USE
- RELEASED FOR DEVELOPMENT
- DEDICATED PUBLIC OPEN SPACE

OPTION 4 (Area potentially available for development = 3.2ha)	
Development Type	Potential Yield
Low Density detached housing	25-35 houses
Courtyard Housing	35-45 houses
'Villa' Style Medium Density Housing	65-100 units
'Compact' Housing	100-130 dwellings
'Townhouse' style Medium Density Housing	130-160 units
Apartment style housing	250-320 units
Mixed Use Development	Retail/Commercial/Residential
Aged Care Development	Nursing Home / Hostel / Supportive Housing

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**DOWNER**  
OPTION 4

**New Opportunities**  
For Local Communities  
New Uses for Former School Sites