

# 100 LECKY ROAD PTY LTD BANYAN PLACE ESTATE - STAGE 2 70-100 LECKY ROAD, OFFICER CARDINIA SHIRE COUNCIL

APPROVED FOR CONSTRUCTION  
CARDINIA SHIRE COUNCIL  
Ref No.: S21-077  
Sheet: 1 of 18  
Approved by: Justin Com  
Date: Thursday, 22 December 2022

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MELWAY REF: 215 B9  
SCALE 1:2500 @ A1

## VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRADING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

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DRAWN:	C.BAXTER	DATE:	NOV 2021	SCALE:	AS SHOWN
DESIGNED:	R.COLMAN	DATE:	NOV 2021	DATE PRINTED:	1/12/2022
AUTHORISED:	R.BREWSTER	DATE:	NOV 2021		



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930  
www.charltondegg.com.au

COUNCIL:  
CARDINIA SHIRE COUNCIL

TITLE:  
100 LECKY ROAD PTY LTD  
BANYAN PLACE ESTATE - STAGE 2  
70-100 LECKY ROAD, OFFICER

LOCALITY PLAN & SHEET INDEX

DRG NO. 1470_2/R01	REV. F	SHEET 1 OF 18
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**CONSTRUCTION NOTES**

1. ALL LEVELS AND DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.
2. ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE CURRENT AUTHORITY STANDARDS, SPECIFICATIONS AT THE TIME OF CONSTRUCTION AND IN ACCORDANCE WITH THE AUSTRALIAN STANDARD GENERAL CONDITIONS OF CONTRACT AS 2124-1992.
3. STANDARD DRAWINGS OF THE RELEVANT ROAD AUTHORITY ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS
4. THE CERTIFIED PLAN OF SUBDIVISION IS AN ANNEXURE TO THE CONSTRUCTION DRAWINGS
5. MELBOURNE WATER PLANS FOR WETLANDS AND INFRASTRUCTURE (WHERE APPLICABLE) ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS.
6. THE SCHEDULE OF QUANTITIES ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CONFIRM THE QUANTITIES REFLECT THAT OF THE CONSTRUCTION WORKS DETAILED IN THESE PLANS. THE SUPERINTENDENT IS TO BE NOTIFIED SHOULD ANY DISCREPANCIES BE IDENTIFIED.
7. ALL DISTURBED AREAS ARE TO BE GRADED, TOPSOILED TO A MINIMUM DEPTH OF 150 MILLIMETRES AND SOWN WITH APPROVED SEED MIX TO THE SATISFACTION OF THE SUPERINTENDENT.
8. APPROVAL FOR THE USE OF WATER FOR CONSTRUCTION PURPOSES IS THE RESPONSIBILITY OF THE CONTRACTOR. REFER TO THE RELEVANT WATER AUTHORITY FOR SPECIFIC REQUIREMENTS AND APPROVALS.
9. IT IS THE CONTRACTORS RESPONSIBILITY TO PROVE THE LOCATION AND DEPTH OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORKS. THE SUPERINTENDENT IS TO BE NOTIFIED SHOULD ANY DISCREPANCIES BE IDENTIFIED.
10. SITE ACCESS MUST BE MAINTAINED AT ALL TIMES. TRAFFIC MANAGEMENT PLAN MUST BE PROVIDED TO THE RELEVANT ROAD AUTHORITY (AND APPROVED) /SUPERINTENDENT PRIOR TO THE COMMENCEMENT OF WORKS.
11. ACCESS TO THE EXISTING RESIDENCE TO BE MAINTAINED AT ALL TIMES.
12. THE CONTRACTOR IS RESPONSIBLE FOR ALL ENVIRONMENTAL CONTROLS TO THE SATISFACTION OF THE RELEVANT AUTHORITIES AND EPA REQUIREMENTS.
13. APPROPRIATE INSPECTIONS ARE TO BE ARRANGED WITH THE COUNCIL WORKS SUPERVISOR
14. ALL VEGETATION TO BE RETAINED AS SPECIFIED IS TO BE PROTECTED (TPZ FENCING) PRIOR TO THE COMMENCEMENT OF WORKS
15. ALL FILLING WORKS ARE TO BE UNDERTAKEN IN ACCORDANCE WITH THE GEOTECHNICAL REPORT (SITE GEOTECHNICAL REF. R8614-1) AND UNDERTAKEN UNDER LEVEL 1 SUPERVISION. A COMPACTION REPORT IS TO BE PROVIDED UPON COMPLETION OF THE FILLING WORKS.
16. ALL BATTERS SHALL BE BLENDED INTO THE NATURAL SURFACE TO THE SATISFACTION OF THE SUPERINTENDENT.
17. MINIMUM FALL ON LOTS IS TO BE 1 IN 150 LONGITUDINALLY.
18. PRIOR TO THE FILLING OF EXISTING OPEN DRAINS, CHANNELS OR DAMS A SUITABLY QUALIFIED GEOTECHNICAL CONSULTANT SHOULD VERIFY THE BASE IS SUITABLE FOR FILLING AND THE INVERT LEVELS ARE TO BE TAKEN TO ENSURE THE AS-CONSTRUCTED FILL DEPTHS CAN BE VERIFIED.
19. THE CONTRACTOR IS RESPONSIBLE FOR ALL SERVICE TRENCHING AND BACKFILLING FOR DRAINAGE, SEWER, POTABLE AND NON-POTABLE WATER, ELECTRICAL, TELECOMMUNICATIONS AND GAS INCLUDING THE REMOVAL/DISPOSAL OF EXCESS MATERIAL.
20. REFER TO THE RELEVANT SERVICE PLANS FOR WORKS ASSOCIATED WITH MELBOURNE WATER WORKS, SEWER, POTABLE AND NON-POTABLE WATER, ELECTRICAL, TELECOMMUNICATION AND GAS SUPPLY. THESE SERVICES ARE REFLECTED ON THE DETAIL PLANS INDICATIVELY AND MAY BE SUBJECT TO MINOR AMMENDMENTS.
21. LOCATIONS FOR SERVICE CONDUITS SHALL BE DETERMINED FROM THE RELEVANT SERVICE PLANS. WHERE THESE ARE REQUIRED TO BE ALTERED THE SUPERINTENDENT WILL CONFIRM THESE LOCATIONS AS REQUIRED. CONDUIT LOCATIONS SHOULD BE POSITIONED IN CONJUNCTION WITH THE RELEVANT SUB-CONTRACTOR
22. A.G DRAINS TO BE CONSTRUCTED BEHIND ALL KERB AND CHANNEL AND LONGITUDINAL PAVEMENT JOINTS
23. RCP DRAINAGE PIPES TO BE CLASS 2 UNLESS NOTED OTHERWISE.
24. ALL PIPES UP TO AND INCLUDING 750mm IN DIAMETER SHALL BE RUBBER RING JOINTED. PIPE ABOVE THIS SIZE MAY BE FLUSH JOINTED WITH EXTERNAL SEALING BANDS.
25. ALL DRAINAGE LINES IN ROAD RESERVES, UNDER PAVEMENTS, VEHICLE CROSS-OVERS ARE TO BE BACKFILLED WITH FCR AS PER THE RELEVANT AUTHORITY SPECIFICATIONS.
26. ALL EASEMENT DRAINS ARE AT 1 METRE OFFSET UNLESS OTHERWISE SPECIFIED.
27. ALL PIT FLOORS ARE TO BE SHAPED TO ACCOMMODATE DROP THROUGH PITS. ALL PITS TO BE CONSTRUCTED TO THE COUNCIL/EDCM SPECIFICATIONS.
28. ALL PIT LIDS ARE TO BE IN ACCORDANCE WITH THE COUNCIL/EDCM SPECIFICATIONS
29. ALL PROPERTY INLET DRAINS MUST BE A MINIMUM OF 500 MILLIMETRES BELOW THE FINISHED SURFACE LEVELS AS REQUIRED BY THE COUNCIL/EDCM SPECIFICATIONS.
30. SUBGRADE IMPROVEMENT IS TO BE APPROVED BY THE SUPERINTENDENT AND COUNCILS WORKS SUPERVISOR PRIOR TO COMMENCEMENT OF WORKS.
31. PAVEMENT DEPTHS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH THE APPROVED PLANS AND GEOTECHNICAL REPORT (REF XXXX). CHANGES TO THESE DEPTHS MUST BE APPROVED BY COUNCILS WORKS SUPERVISOR AND THE SUPERINTENDENT.
32. THE CONTRACTOR SHALL CONTACT THE SUPERINTENDENT FOR THE CO-ORDINATION OF ELECTRICAL WORKS AT LEAST 28 DAYS PRIOR TO THE PROPOSED COMMENCEMENT.
33. ELECTRICAL AND TELECOMMUNICATIONS CABLES ARE TO BE PLACED IN A SHARED TRENCH TO THE SPECIFICATIONS OF THE RELEVANT AUTHORITIES.
34. CONDUIT LOCATIONS AND PROPERTY DRAIN INLET LOCATIONS ARE TO BE STAMPED ON KERB AND CHANNEL AND FOOTPATH IN ACCORDANCE WITH COUNCIL/EDCM SPECIFICATIONS.
35. FOOTPATHS ARE TO CONSTRUCTED 1.5 METRES WIDE AND 2.5 METRES WIDE (SHARED) IN ACCORDANCE WITH COUNCIL/EDCM SPECIFICATIONS.
36. PEDESTRIAN CROSSINGS THROUGH SPLITTER ISLANDS ARE TO BE CONSTRUCTED AT PAVEMENT LEVEL.
37. VEHICLE CROSSOVERS ARE SHOWN INDICATIVELY. CONSTRUCTION REQUIREMENTS INCLUDING OFFSETS ARE TO BE IN ACCORDANCE WITH COUNCIL/EDCM SPECIFICATIONS
38. WHERE ALLOTMENTS ARE FILLED ABOVE FOOTPATH LEVELS, VEHICLE CROSSOVERS ARE TO BE CUT INTO ALLOTMENTS AT A MAXIMUM GRADE OF 1 IN 5
39. TBM AND PSM LOCATIONS ARE SHOWN ON SHEET 4 .
40. STREET SIGNS ARE TO BE INSTALLED IN ACCORDANCE WITH COUNCIL/EDCM SPECIFICATIONS.
41. SIGNAGE, LINE MARKING AND PAVEMENT MARKERS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1742.2 2009, AND COUNCIL/EDCM SPECIFICATIONS
42. TACTILE INDICATORS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1428.4.1 2009 AT ALL PRAM CROSSINGS, FOOTPATH JUNCTIONS IN ACCORDANCE WITH COUNCIL/EDCM REQUIREMENTS
43. THE PLANS MAY ONLY BE REPRODUCED IN THEIR ENTIRETY.
44. KERB RADII LABELS ARE IN METRES AND INDICATE BACK OF KERB DIMENSIONS.
45. A CCTV REPORT MUST BE PROVIDED FOR ALL DRAINAGE LINES PRIOR TO ISSUE OF PRACTICAL COMPLETION.
46. ALL FOOTPATHS AND SHARED PEDESTRIAN-BICYCLE PATHS ARE TO BE 125mm THICK REINFORCED CONCRETE USING SL72 MESH AS PER EDM01.

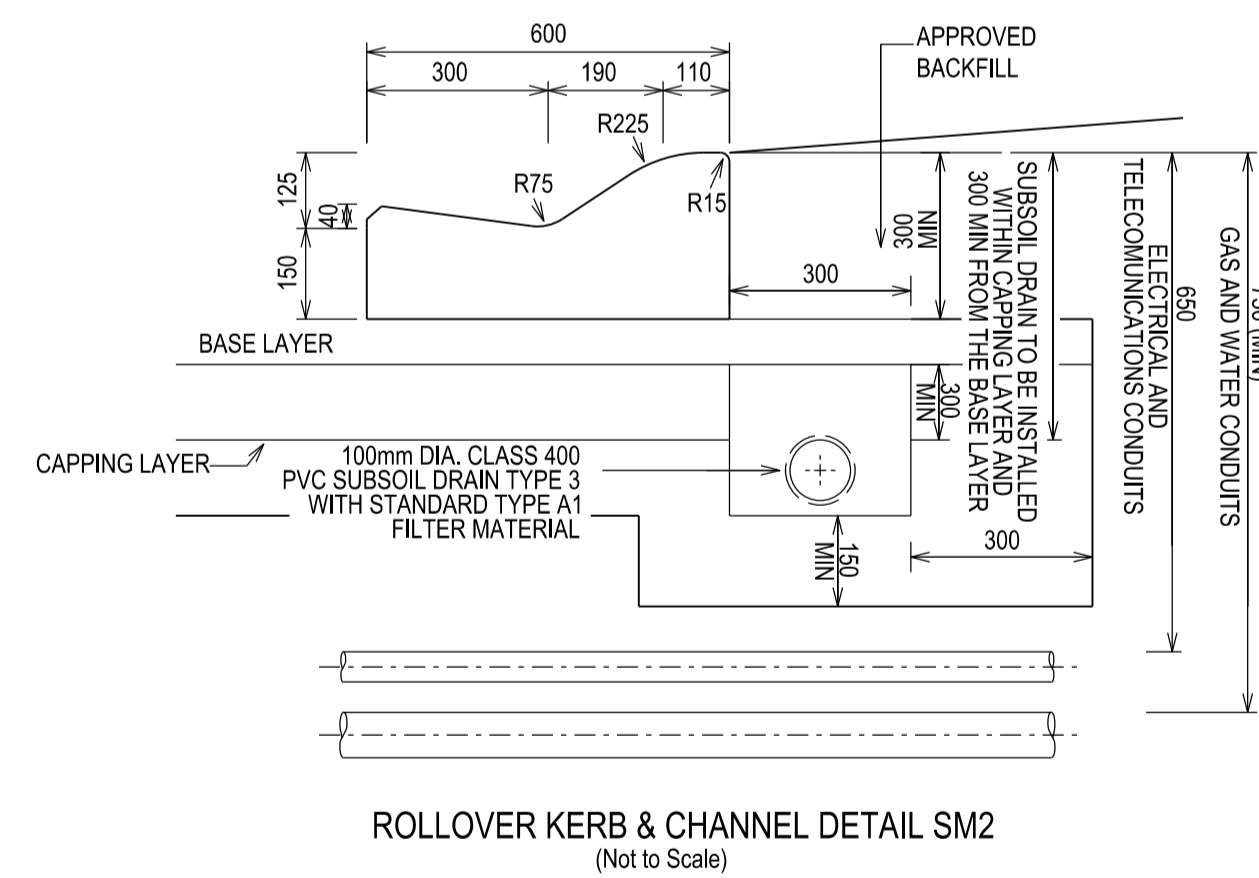
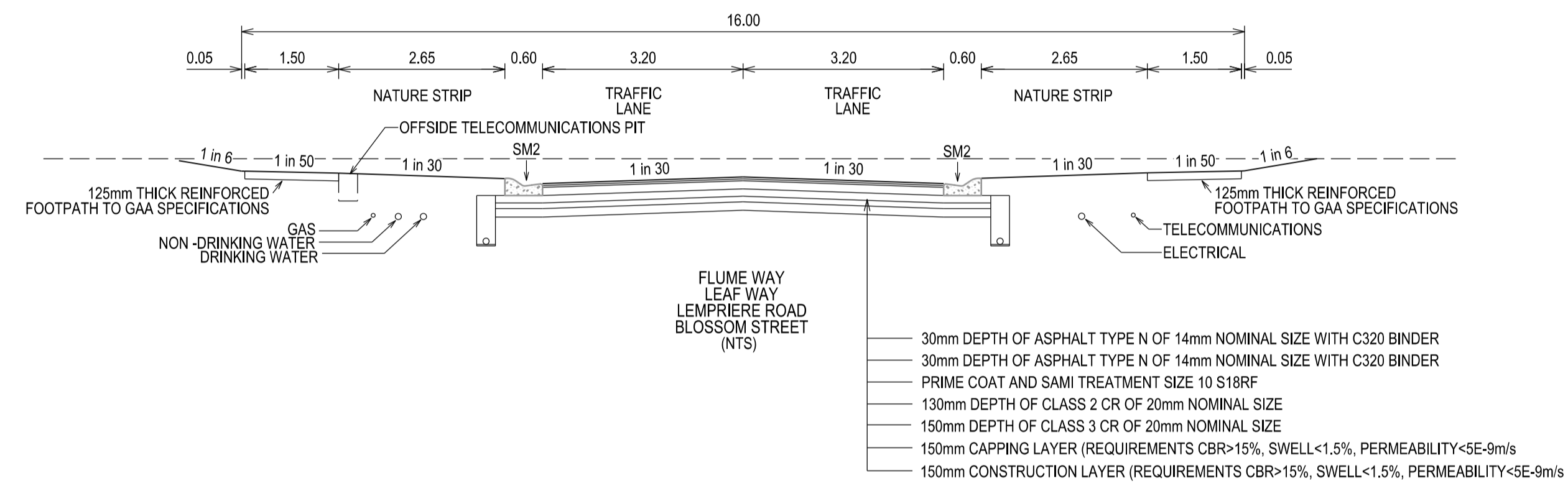
**CARDINIA SHIRE COUNCIL NOTES:**

1. ALL WORKS TO BE ACCORDANCE WITH CURRENT CARDINIA SHIRE COUNCIL AND/OR EDM SPECIFICATIONS AND STANDARD DRAWINGS AND TO THE SATISFACTION OF THE CARDINIA SHIRE COUNCIL SUPERVISING ENGINEER.
2. PRIOR TO COMMENCING WORKS ON SITE THE CONTRACTOR MUST ADDRESS ALL OCCUPATIONAL HEALTH & SAFETY ACT (2004) ITEMS AND ENSURE THAT THE REQUIRED NOTIFICATIONS HAVE BEEN MADE TO THE VICTORIAN WORKCOVER AUTHORITY, HEALTH & SAFETY DIVISION REGARDING TRENCHING OPERATIONS.
3. PRIOR TO COMMENCING ANY WORKS ON TRENCHES WITH DEPTHS EXCEEDING 1.5M THE CONTRACTOR'S CONSTRUCTION SUPERVISOR MUST GIVE WRITTEN NOTICE TO WORKSAFE VICTORIA IN ACCORDANCE WITH PART 5.1, DIVISION 4 OF THE OCCUPATIONAL HEALTH & SAFETY REGULATIONS (2017) & UNDERTAKE THE NECESSARY SAFETY PRECAUTIONS FOR TRENCHING OPERATIONS IN ACCORDANCE WITH THE WORKCOVER CODE OF PRACTICE (2018).
4. PAVEMENT DEPTHS MAY NEED TO BE MODIFIED DURING CONSTRUCTION, DEPENDING ON THE ON-SITE CONDITIONS AS DIRECTED BY THE CARDINIA SHIRE COUNCIL CONSTRUCTION ENGINEER OR WORKS SUPERVISOR.
5. STREET LIGHTING MUST BE PROVIDED ON ALL NEWLY CREATED ROADS AND RESERVES IN ACCORDANCE WITH THE APPROVED PUBLIC LIGHTING PLAN
6. TREE RESERVE FENCES TO BE SHOWN ON CONSTRUCTION PLANS
7. APPROPRIATE SILTATION CONTROL IS TO BE CARRIED OUT DURING THE CONSTRUCTION AND MAINTENANCE PERIODS
8. AN ENVIRONMENTAL MANAGEMENT PLAN (EMP) MUST BE SUBMITTED TO, AND APPROVED BY COUNCIL AT LEAST 14 DAYS PRIOR TO THE COMMENCEMENT OF ANY WORKS ON SITE AND ALL WORKS MUST BE CARRIED OUT IN ACCORDANCE WITH THIS EMP
9. CUT BATTERS ARE TO BE HYDRO MULCHED USING APPROVED SEED MIXES.
10. REMOVAL OR RETENTION OF EXISTING TREES OR VEGETATION MUST BE IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLAN (OTHERWISE APPROVAL WILL BE REQUIRED FROM CARDINIA SHIRE COUNCIL ARBORIST OR LANDSCAPE OFFICER.
11. NO SURPLUS TREES, VEGETATION OR OTHER MATERIALS IS TO BE BURNT ON SITE.
12. ALL FOOTPATHS AND SHARED PEDESTRIAN-BICYCLE PATHS ARE TO BE 125MM THICK REINFORCED CONCRETE USING SL72 MESH
13. IF IMPORTED FILL MATERIAL IS TO BE PLACED ON SITE CLEAN FILL CERTIFICATES MUST BE PROVIDED FROM A NATA APPROVED TESTING LABORATORY IN ACCORDANCE WITH EPA BULLETIN PUBLICATION NO. 448 TO DEMONSTRATE ITS SUITABILITY FOR USE ON SITE.
14. FILLING IN ALL PROPERTIES & ROAD RESERVES IS TO BE CARRIED OUT USING APPROVED CLAY FILL. TOPSOIL & ALL VEGETABLE MATTER TO BE STRIPPED FROM SITE PRIOR TO FILLING. ALL FILLING TO BE CARRIED OUT IN 150MM LAYERS AND COMPACTED TO 95% OF MAX. DRY DENSITY. ALL FILLING TO COMPLY WITH AS 3798-2007, SECTION 8.2, LEVEL 1 A FILL REPORT MUST BE SUBMITTED FROM A NATA REGISTERED SOIL TESTING LABORATORY
15. DAMS TO BE LEVELED PRIOR TO FILLING AND LEVELS SHOWN ON 'AS CONSTRUCTED' PLANS
16. IF ANY EXISTING SUBSTANDARD FILLING IS ENCOUNTERED ON THE SITE IT MUST BE REMOVED AND REPLACED WITH APPROVED FILL MATERIAL PROPERLY COMPACTED TO COUNCIL REQUIREMENTS. A GEO-TECHNICAL REPORT MUST BE SUBMITTED SHOWING DETAILS OF DEPTH, TYPE OF MATERIAL AND DENSITY OF THE FILL AREAS CONCERNED
17. ALL COUNCIL RESERVES MUST BE PROVIDED WITH CONNECTIONS FOR DRAINAGE, SEWERAGE, ELECTRICITY & OTHER SERVICES
19. INDUSTRIAL STRENGTH VEHICLE CROSSINGS TO BE PROVIDED FOR LOTS IN ADJACENT TO TEMPORARY CRUSHED ROCK TURN AROUND AREAS ON 'DEAD END' ROADS
20. TEMPORARY CRUSHED ROCK TURN AROUND AREAS MUST BE MAINTAINED IN A SAFE AND SOUND CONDITION SO THAT VEHICLES ARE ABLE TO USE THEM AT ALL TIMES
21. CONCRETE IS TO BE PLACED AROUND ELECTRICAL DISTRIBUTION PITS TO A MINIMUM DEPTH OF 200MM. DISTRIBUTION PITS ARE TO BE A MINIMUM OF 300MM FROM EDGE OF FOOTPATHS
22. TELECOMMUNICATION CONDUITS ARE TO BE FOR USE BY ANY TELECOMMUNICATIONS COMPANY
23. TACTILE INDICATORS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1428.4.1 'DESIGN FOR ACCESS AND MOBILITY' AT ALL PRAM CROSSINGS, BUS STOPS, HARD STANDS, ROUNDABOUTS/SIGNALS AND INTERSECTIONS AND IN ACCORDANCE WITH EDM 403.
24. A CCTV REPORT MUST BE PROVIDED FOR ALL DRAINAGE LINES PRIOR TO ISSUE OF PRACTICAL COMPLETION.
25. FITZROY BOXES MUST BE INSTALLED FOR ANY WATER TAPPINGS OR HOUSE DRAIN CONNECTIONS BENEATH ROAD PAVEMENT, PARKING BAYS OR PATHWAYS.
26. KERB SYMBOL "H" MUST BE MARKED ON THE FACE OF KERB IN LINE WITH THE POSITION WHERE A PROPERTY CONNECTION IS PROVIDED TO AN UNDERGROUND STORM WATER PIT OR PIPE AS PER VPA STANDARD EDM 303.

**APPROVED FOR CONSTRUCTION**  
**CARDINIA SHIRE COUNCIL**  
 Ref No.: S21-077  
 Sheet: 2 of 18  
 Approved by: Justin Com  
 CARDINIA SHIRE COUNCIL  
 Date: Thursday, 22 December 2022

VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
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D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC
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AUTHORISED:	R.BREWSTER	DATE: NOV 2021	
 <p style="font-size: small; margin-top: 5px;">SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930 www.charltondegg.com.au</p>			
<b>COUNCIL:</b> <b>CARDINIA SHIRE COUNCIL</b>			
<b>TITLE:</b> <b>100 LECKY ROAD PTY LTD</b> <b>BANYAN PLACE ESTATE - STAGE 2</b> <b>70-100 LECKY ROAD, OFFICER</b>			
<b>CONSTRUCTION NOTES</b>			
DRG NO. 1470_2/R02	REV. F	SHEET 2 OF 18	

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 CARDINIA SHIRE COUNCIL  
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COUNCIL: CARDINIA SHIRE COUNCIL  
 TITLE: 100 LECKY ROAD PTY LTD  
 BANYAN PLACE ESTATE - STAGE 2  
 70-100 LECKY ROAD, OFFICER

DRG NO. 1470_2/R03	REV. F	SHEET 3 OF 18
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**SERVICE OFFSETS**

Street	Gas	NDW	Water	Comms	Elec.	Lighting	Sewer
FLUME WAY	W 2.10	W 2.50	W 3.00	E 1.85	E 2.60	1.00 BOK	W 1.00 (E)
LEMPRIERE ROAD	S 2.10	S 2.50	S 3.00	N 1.85	N 2.60	1.00 BOK	S 1.00 (E)
LEAF WAY	W 2.10	W 2.50	W 3.00	E 1.85	E 2.60	1.00 BOK	-
BLOSSOM STREET	N 2.10	N 2.50	N 3.00	S 1.85	S 2.60	1.00 BOK	-

SERVICE OFFSETS ARE MEASURED (m) FROM THE TITLE BOUNDARY UNLESS OTHERWISE SPECIFIED  
 \* SERVICE OFFSETS ARE MEASURED (m) FROM BACK OF KERB  
 EXISTING SERVICES DENOTED WITH (E). EXISTING SERVICE OFFSETS ARE AN APPROXIMATE TO BE VERIFIED BY THE CONTRACTOR.

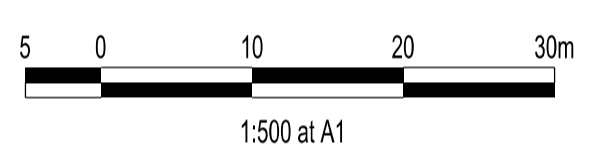
**WARNING**  
**BWARE OF UNDERGROUND SERVICES**  
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.



**LEGEND**

- APPROVED PATH
- CARDINIA SHIRE CROSSOVER
- Reference: KERB AND CHANNEL
- Sheet: 1 of 19
- Approved: ELECTRICITY CONDUITS
- Approved: TELECOMMUNICATION CONDUITS
- Date: Thursday, 22 December 2022 (REFER TO APPROVED ELECTRICAL AND COMMS PLAN)
- GAS CONDUITS
- DRINKING WATER CONDUITS
- NON DRINKING WATER CONDUITS
- ELECTRICITY MAIN
- TELECOMMUNICATION MAIN
- GAS MAIN
- DRINKING WATER MAIN
- NON DRINKING WATER MAIN
- SEWER MAIN, MAINTENANCE STRUCTURES AND SEWER PROPERTY BRANCHES
- PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
- EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
- DRAINAGE PIT NUMBER
- PROPOSED CUT AREAS
- PROPOSED FILL AREAS > 200mm
- E00.00 EXISTING SURFACE LEVEL
- D00.00 DESIGN SURFACE LEVEL
- B00.00 TOP OF BATTER LEVEL
- P00.00 PADS LEVEL
- STREET NAME SIGN
- LOT SLOPE DIRECTION
- PERMANENT SURVEY MARK
- TEMPORARY BENCH MARK
- RETAINING WALLS
- KERB TRANSITION



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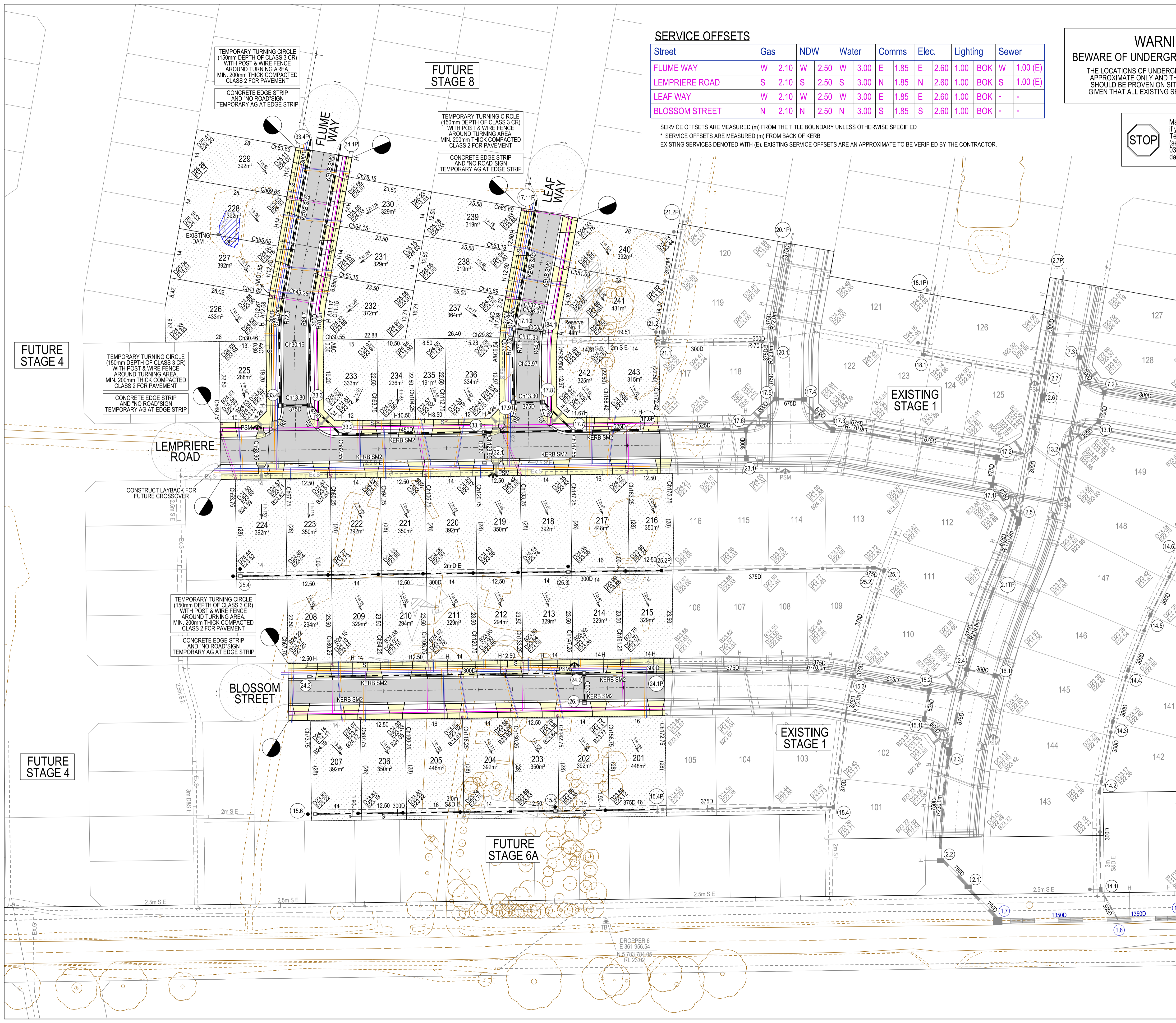


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 70-100 LECKY ROAD, OFFICER

DETAIL PLAN  
 DRG NO. 1470\_2/R04 REV. F SHEET 4 OF 18



FUTURE STAGE 4

FUTURE STAGE 8

EXISTING STAGE 1

EXISTING STAGE 1

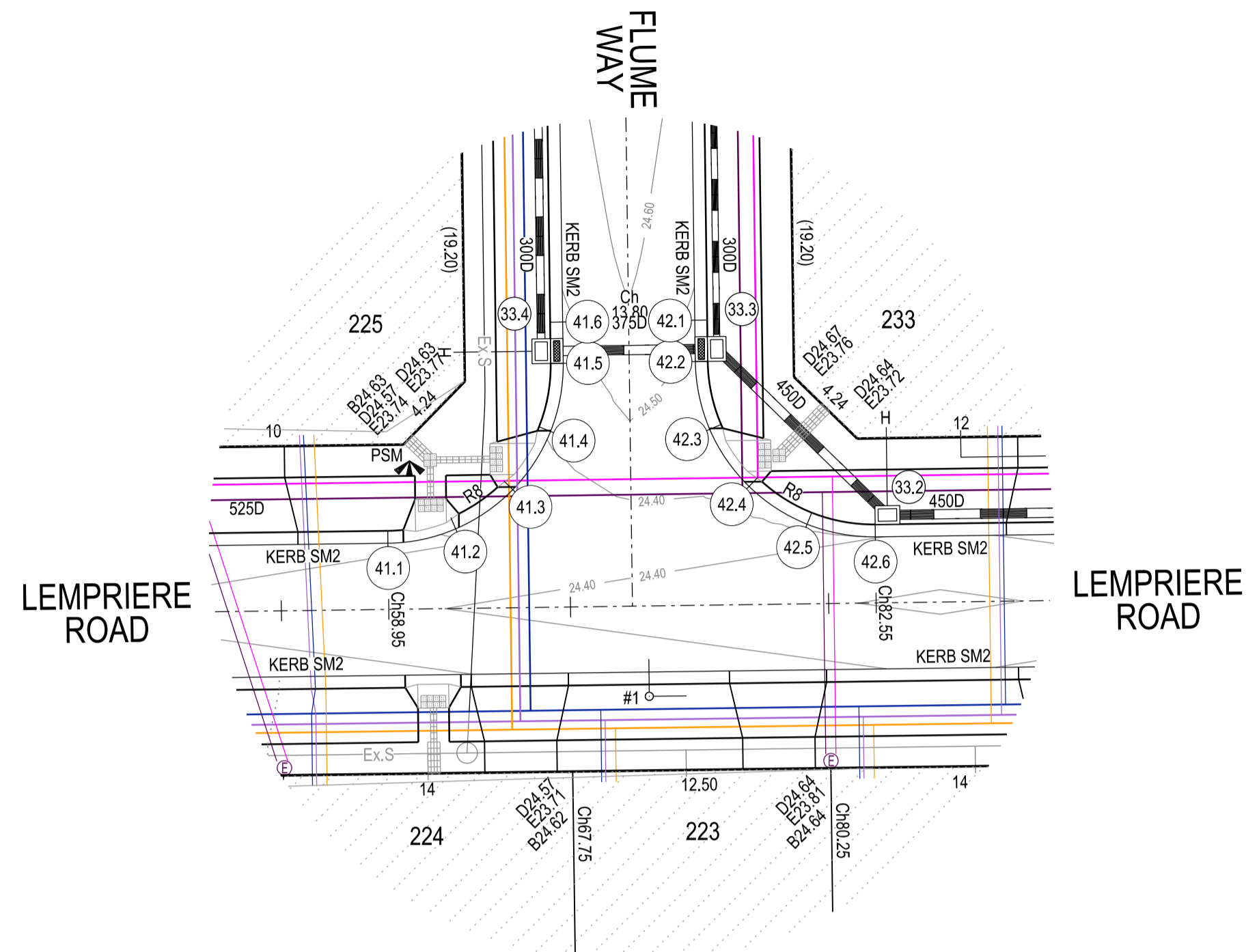
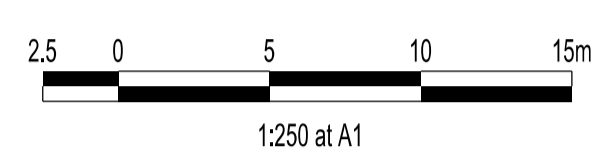
FUTURE STAGE 6A

FUTURE STAGE 4



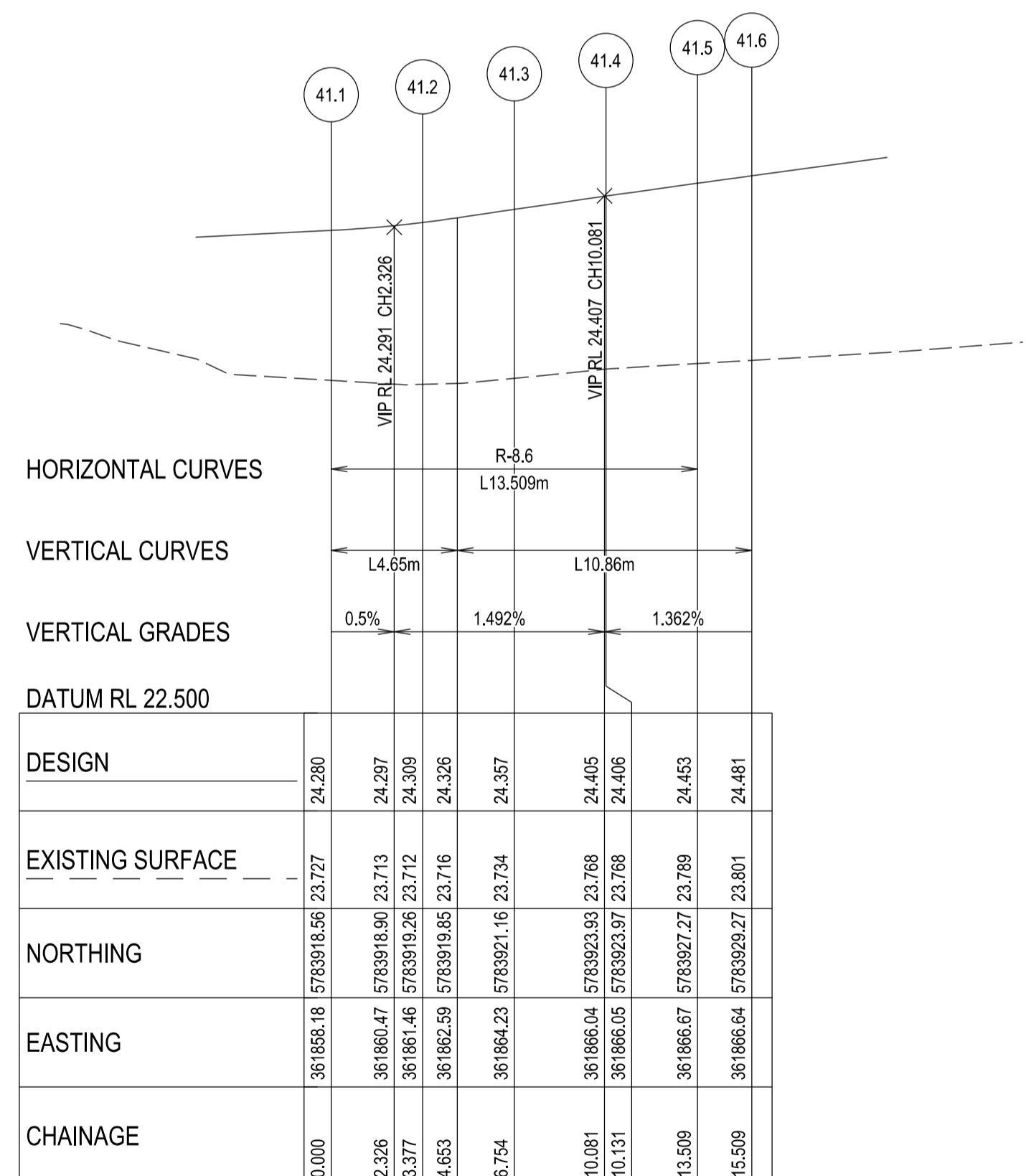
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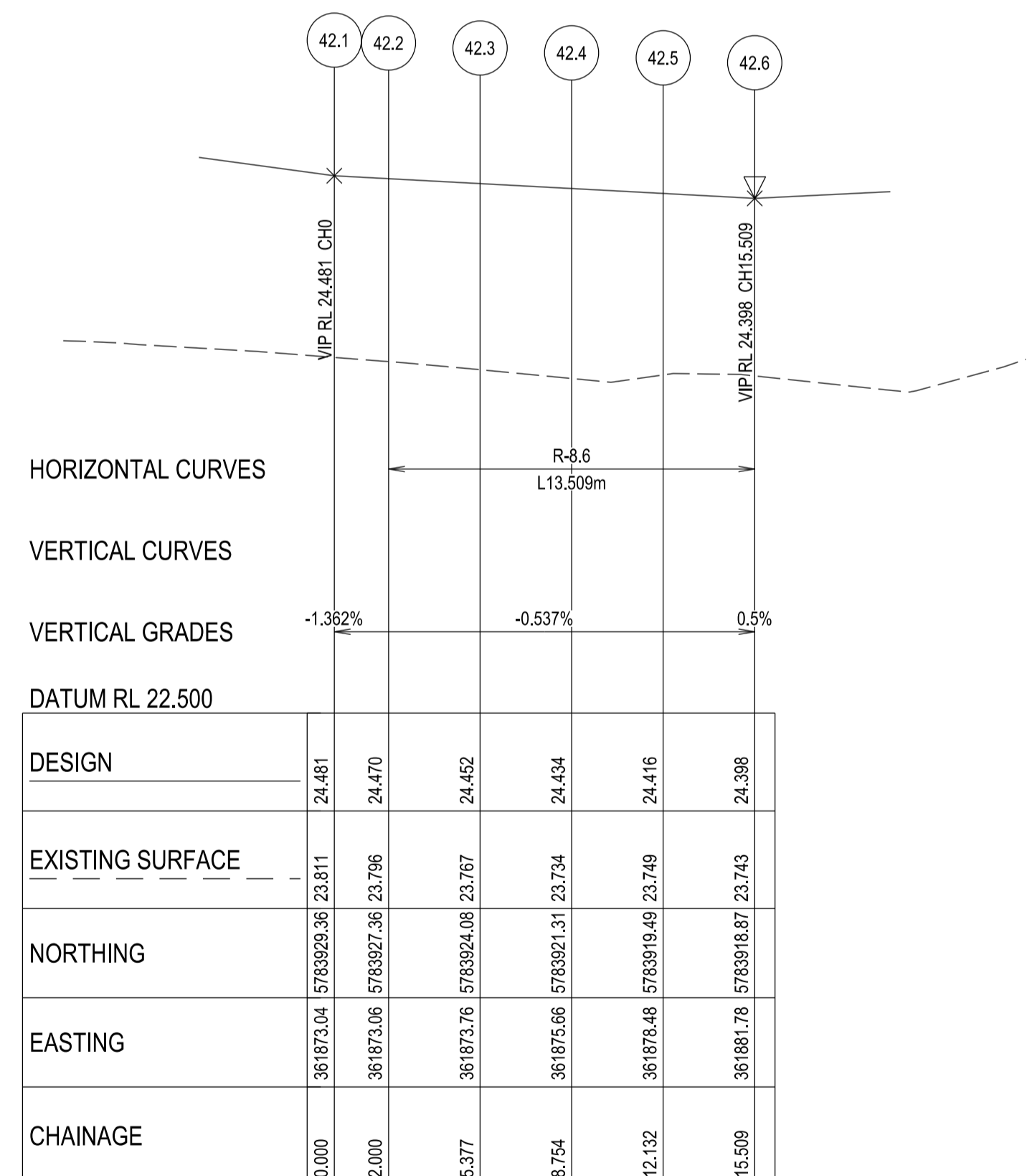


**LEGEND**

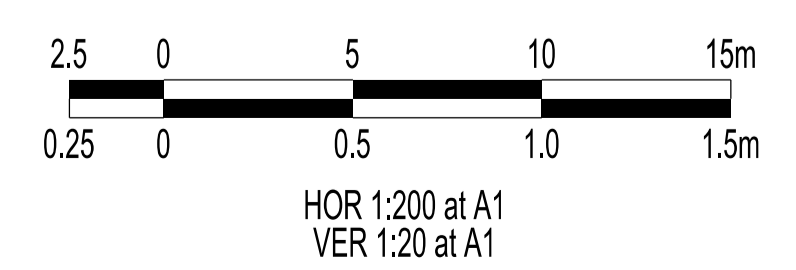
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	Scale of 1:18
	Approved by: Justin Capp
	CARDINIA SHIRE COUNCIL
	REFER TO APPROVED ELECTRICAL AND COMMS PLAN
	GAS DRINKING WATER NON DRINKING WATER ) CONDUITS
	ELECTRICITY MAIN
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	GAS MAIN
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	NON DRINKING WATER MAIN
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	PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
	EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
	MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
	MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
	DRAINAGE PIT NUMBER
	PROPOSED CUT AREAS
	PROPOSED FILL AREAS >200mm
	E00.00 EXISTING SURFACE LEVEL
	D00.00 DESIGN SURFACE LEVEL
	B00.00 TOP OF BATTER LEVEL
	P00.00 PADS LEVEL
	#1 STREET NAME SIGN
	LOT SLOPE DIRECTION
	PERMANENT SURVEY MARK
	TEMPORARY BENCH MARK
	RETAINING WALLS
	KERB TRANSITION



**KERB 41 - LONGITUDINAL SECTION**  
 A1 HORZ SCALE 1:200  
 A1 VERT SCALE 1:20



**KERB 42 - LONGITUDINAL SECTION**  
 A1 HORZ SCALE 1:200  
 A1 VERT SCALE 1:20



**VERSION DETAILS:**

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_2IE2 - Design\6 - DGN\R05\_S12.dgn

DRAWN: C.BAXTER DATE: NOV 2021 SCALE: AS SHOWN

DESIGNED: R.COLMAN DATE: NOV 2021 DATE PRINTED: 1/12/2022

AUTHORISED: R.BREWSTER DATE: NOV 2021

SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930  
 www.charltondegg.com.au

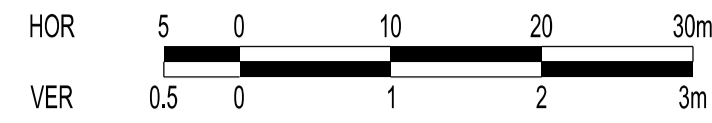
COUNCIL: CARDINIA SHIRE COUNCIL

TITLE: 100 LECKY ROAD PTY LTD  
 BANYAN PLACE ESTATE - STAGE 2  
 70-100 LECKY ROAD, OFFICER

INTERSECTION DETAIL & KERB LONGITUDINAL SECTIONS - SHEET 1

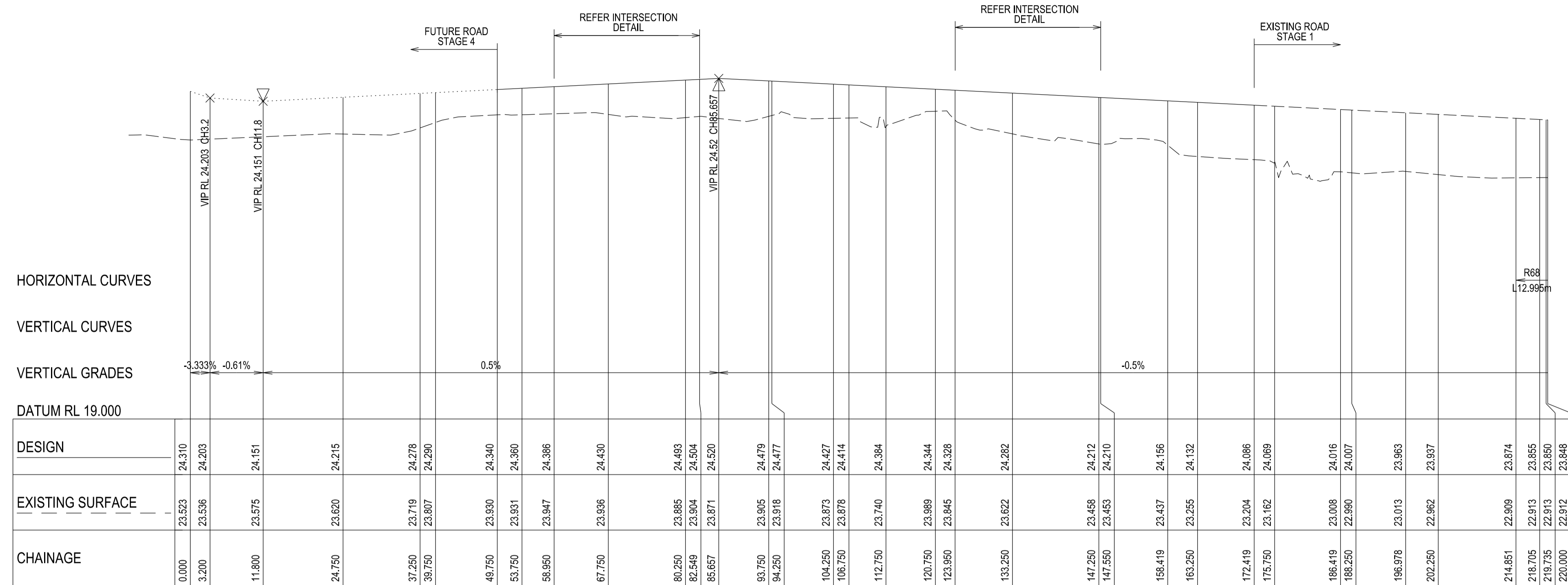




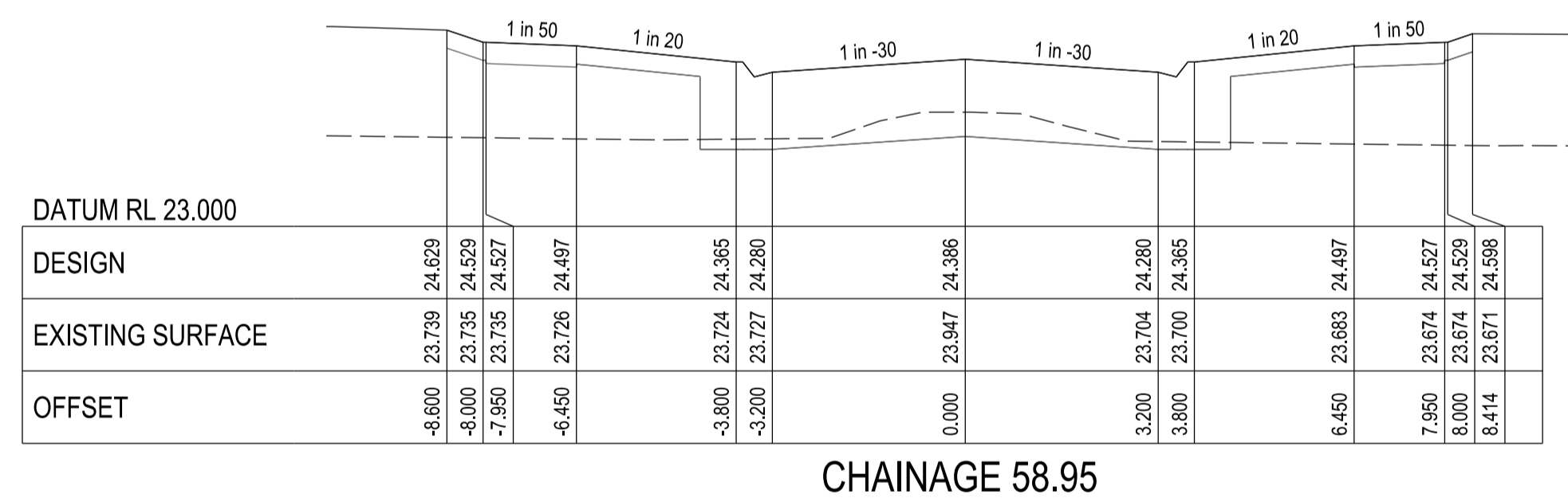


HOR 1:500 at A1  
VER 1:50 at A1

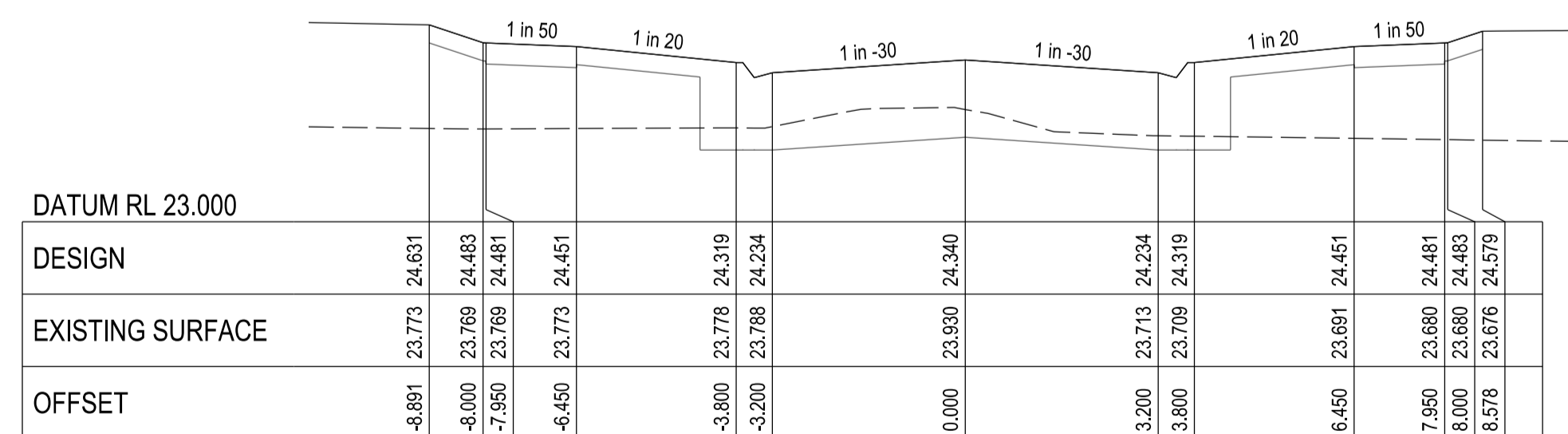
APPROVED FOR CONSTRUCTION  
CARDINIA SHIRE COUNCIL  
Ref No.: S21-077  
Sheet: 7 of 18  
Approved by: Justin Com  
CARDINIA SHIRE COUNCIL  
Date: Thursday, 22 December 2022



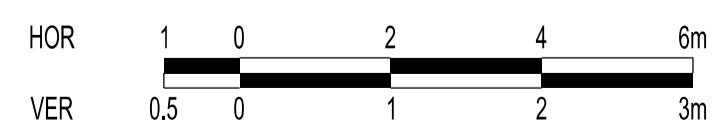
LEMPRIERE ROAD - LONGITUDINAL SECTION  
A1 HORZ SCALE 1:500  
A1 VERT SCALE 1:50



CHAINAGE 58.95



CHAINAGE 49.75



HOR 1:100 at A1  
VER 1:50 at A1

VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRADING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_21E\2 - Design\6 - DGN\107\_S12.dgn

DRAWN: C.BAXTER	DATE: NOV 2021	SCALE: AS SHOWN
DESIGNED: R.COLMAN	DATE: NOV 2021	DATE PRINTED: 1/12/2022
AUTHORISED: R.BREWSTER	DATE: NOV 2021	

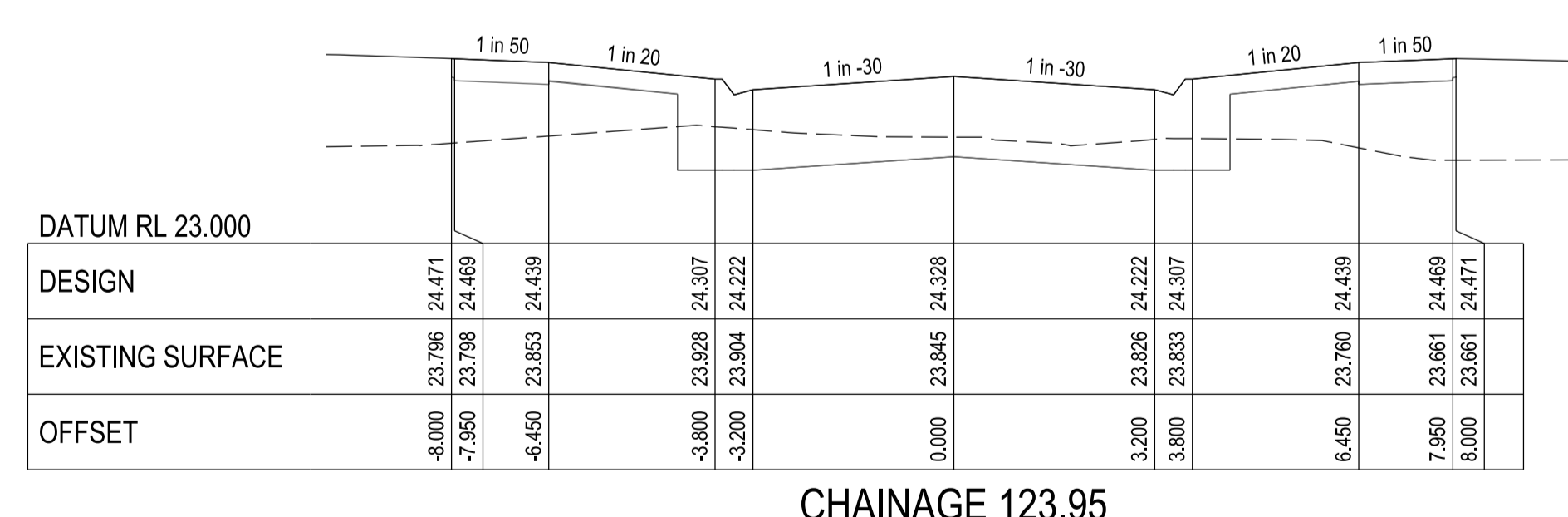
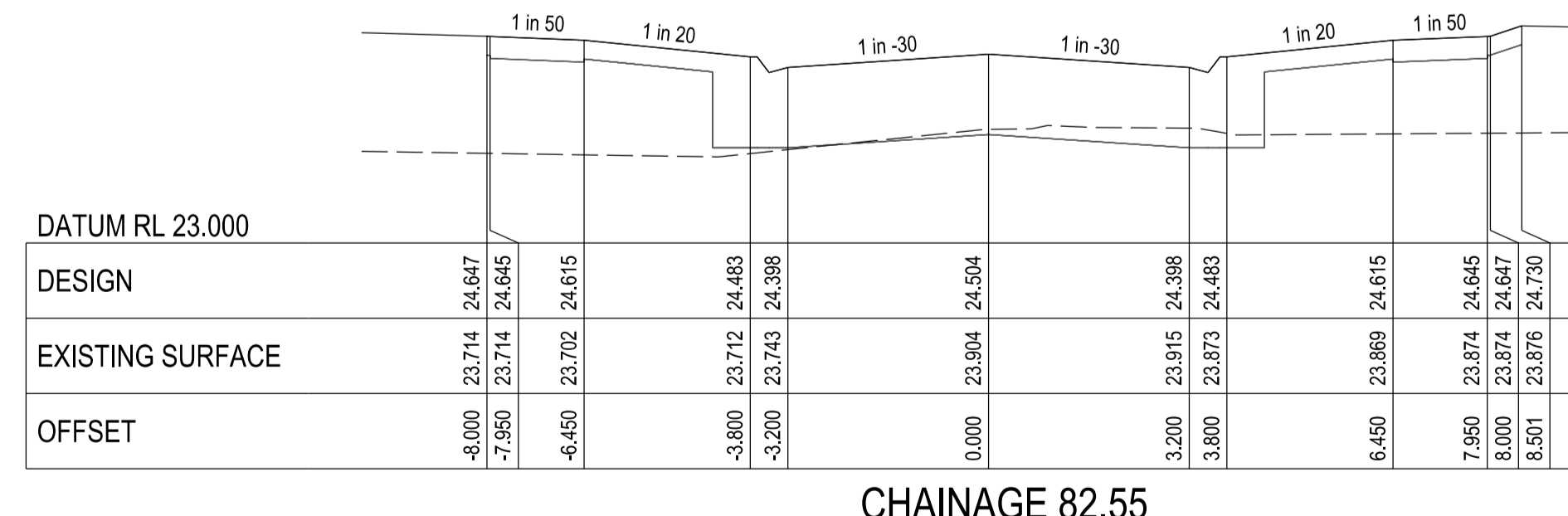
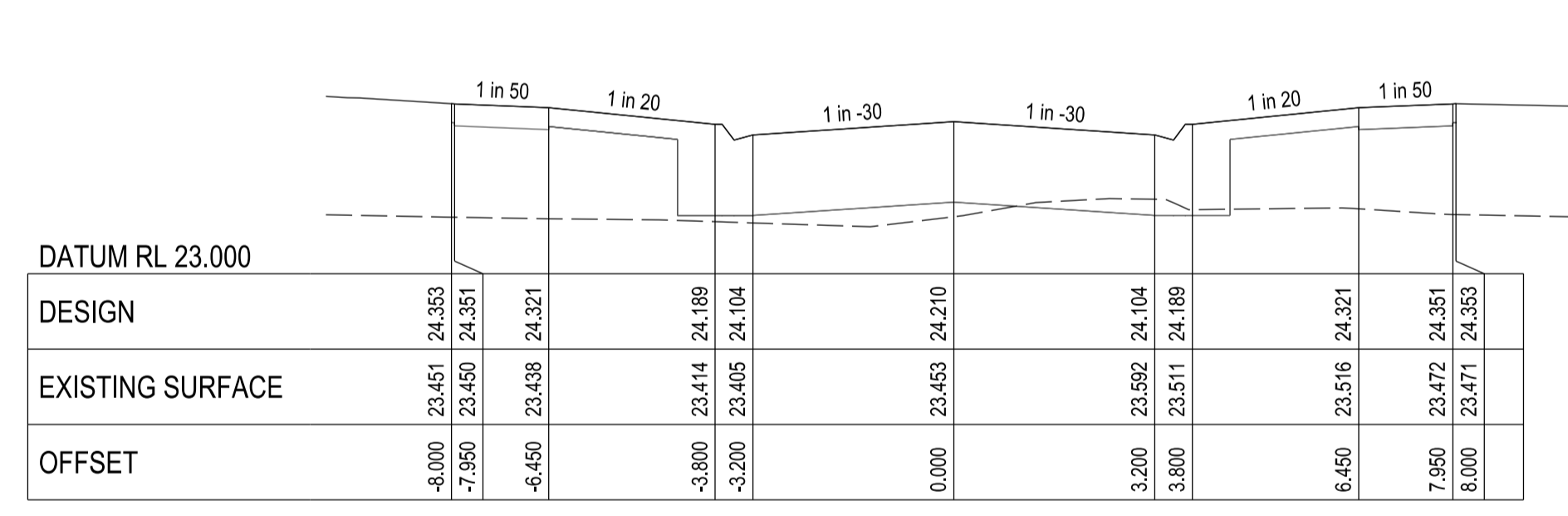
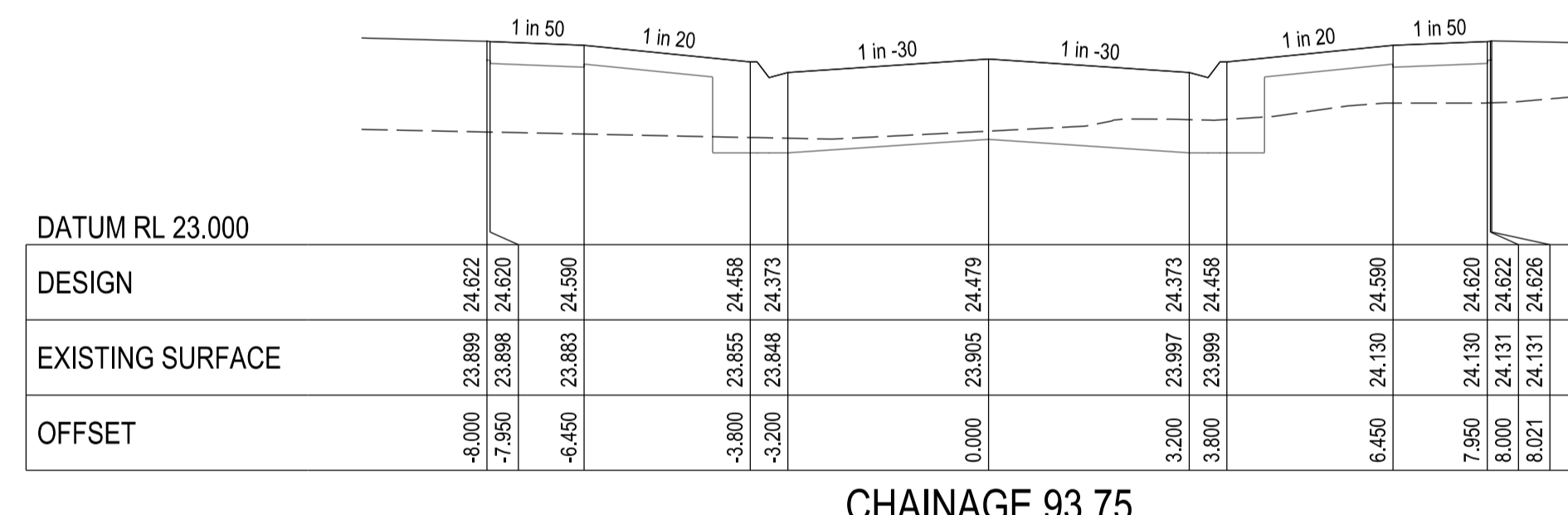
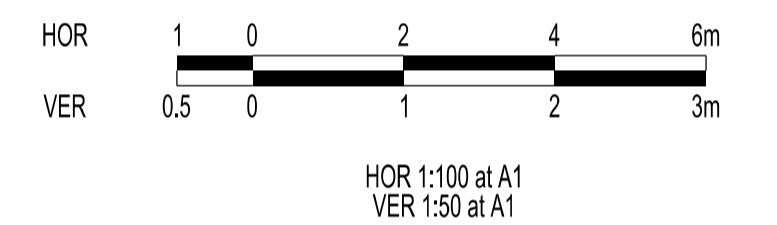
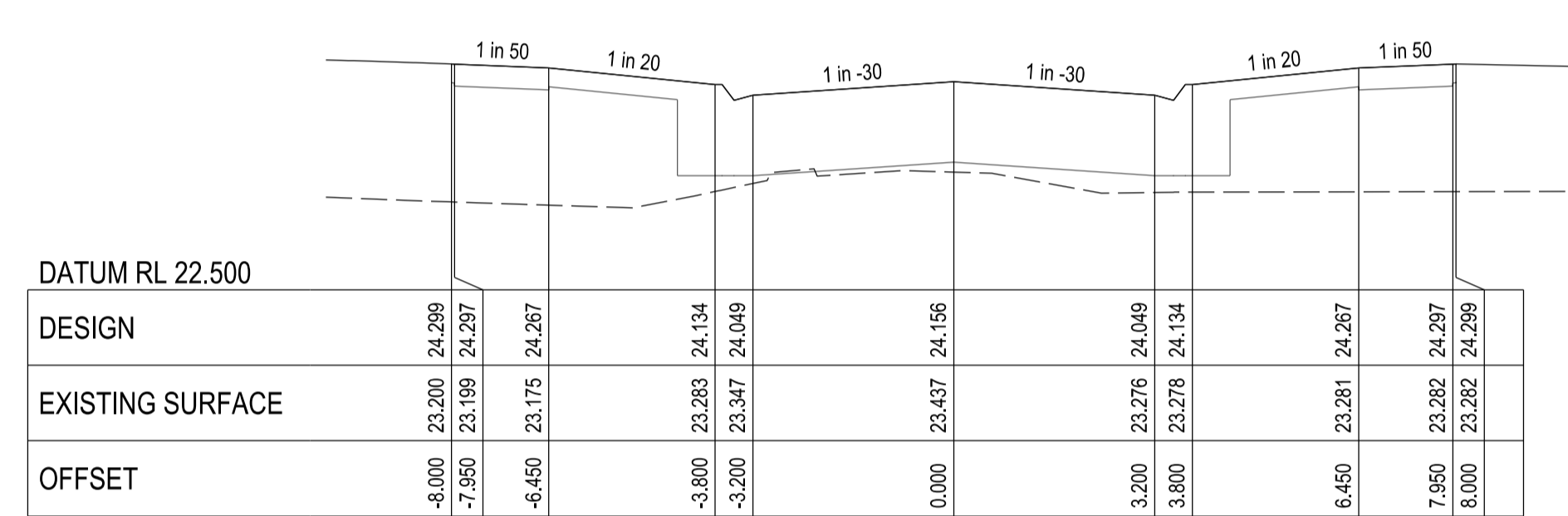
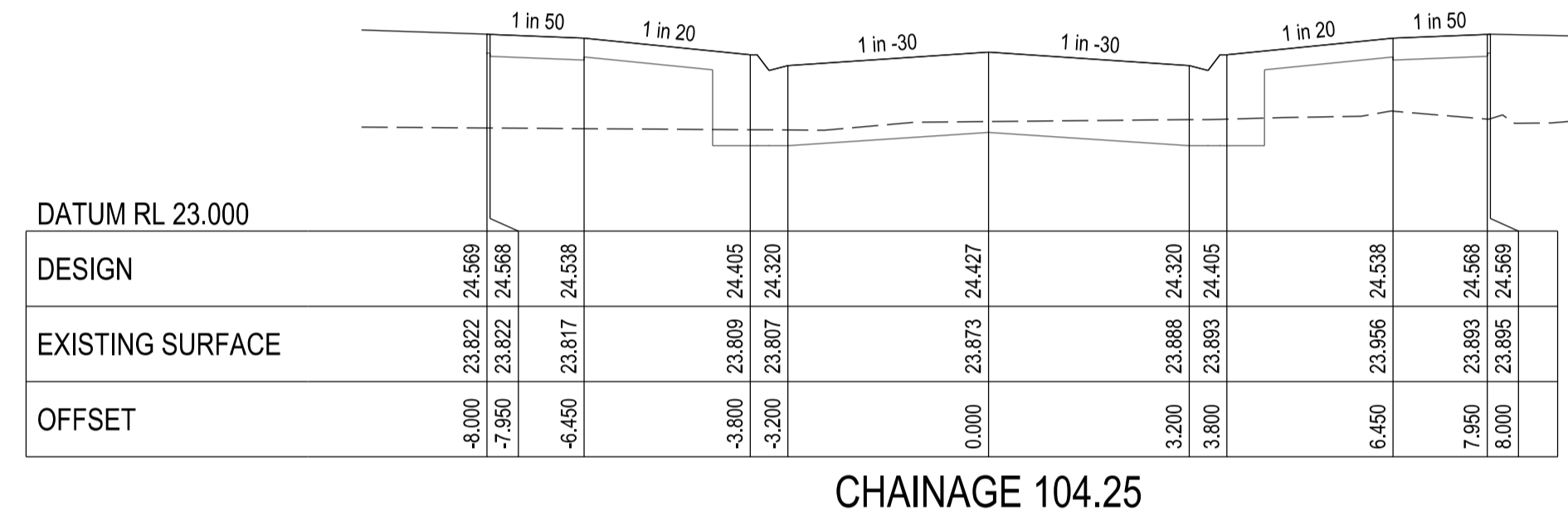
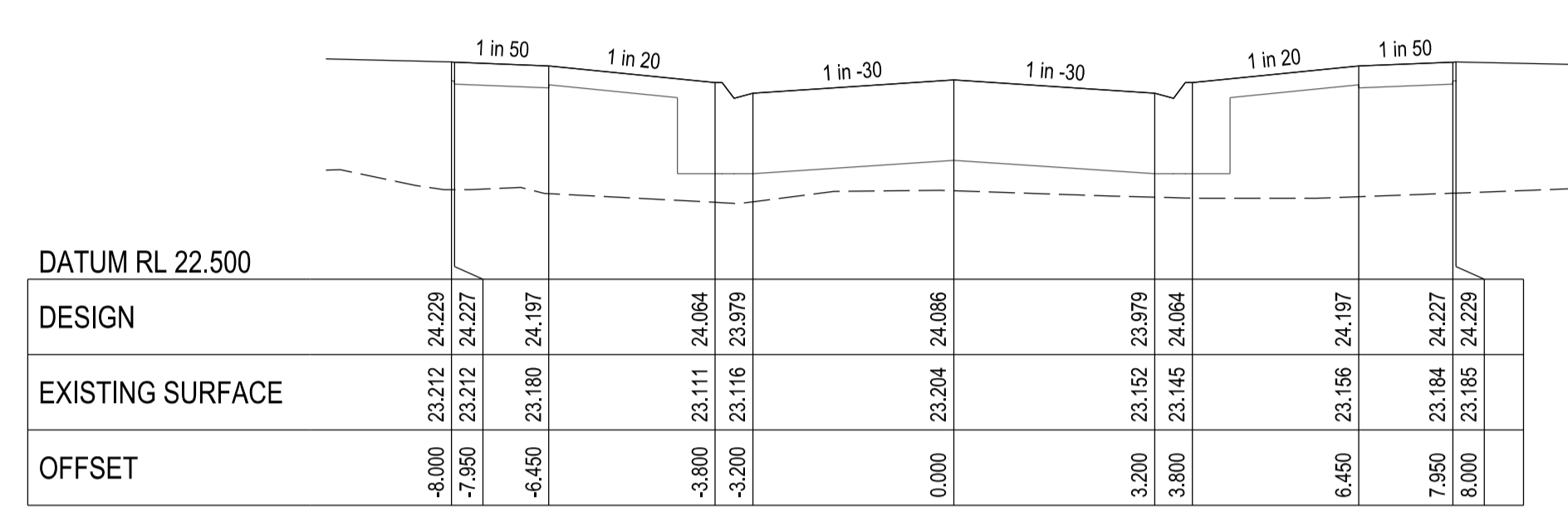
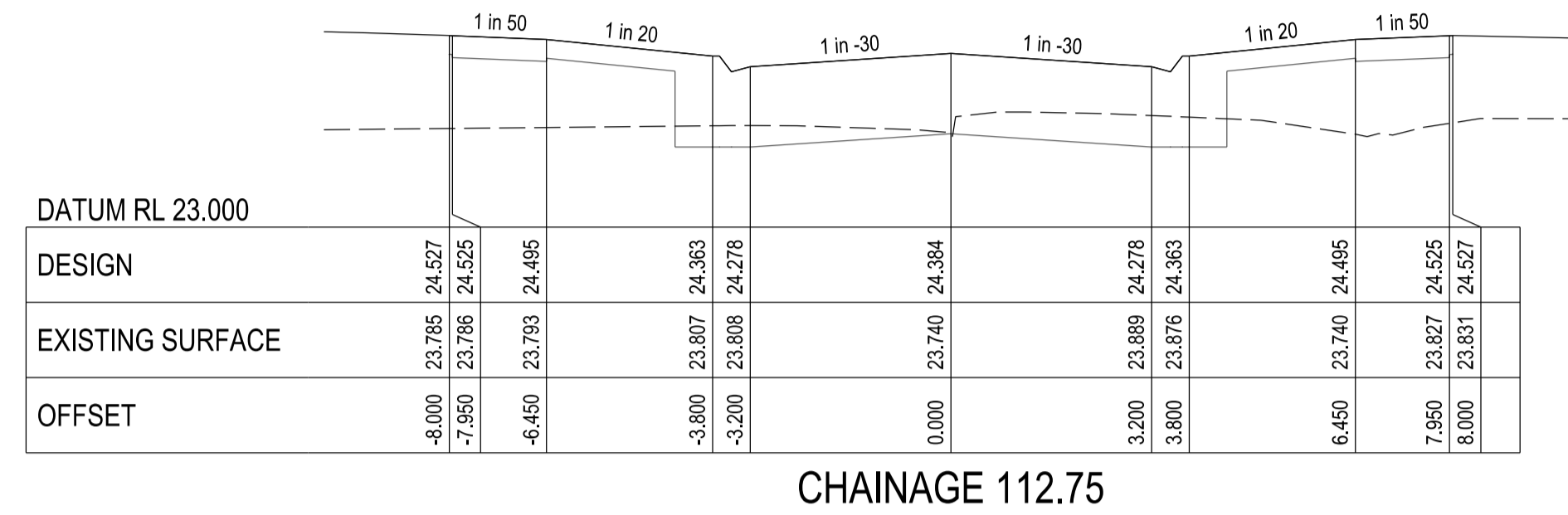
**CHARLTON DEGG**  
LAND DEVELOPMENT CONSULTANTS  
SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930  
www.charltondegg.com.au

COUNCIL: CARDINIA SHIRE COUNCIL

TITLE: 100 LECKY ROAD PTY LTD  
BANYAN PLACE ESTATE - STAGE 2  
70-100 LECKY ROAD, OFFICER

LEMPRIERE ROAD LONGITUDINAL & CROSS SECTIONS - SHEET 1

DRG NO. 1470_2/R07	REV. F	SHEET 7 OF 18
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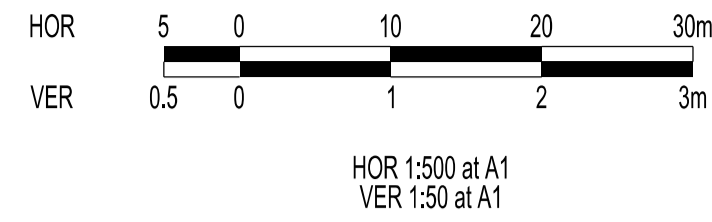
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REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME:	P:\1470\1470_21E2 - Design\6 - DGN\R08_S12.dgn		
DRAWN:	C.BAXTER	DATE:	NOV 2021
DESIGNED:	R.COLMAN	DATE:	NOV 2021
AUTHORISED:	R.BREWSTER	DATE:	NOV 2021

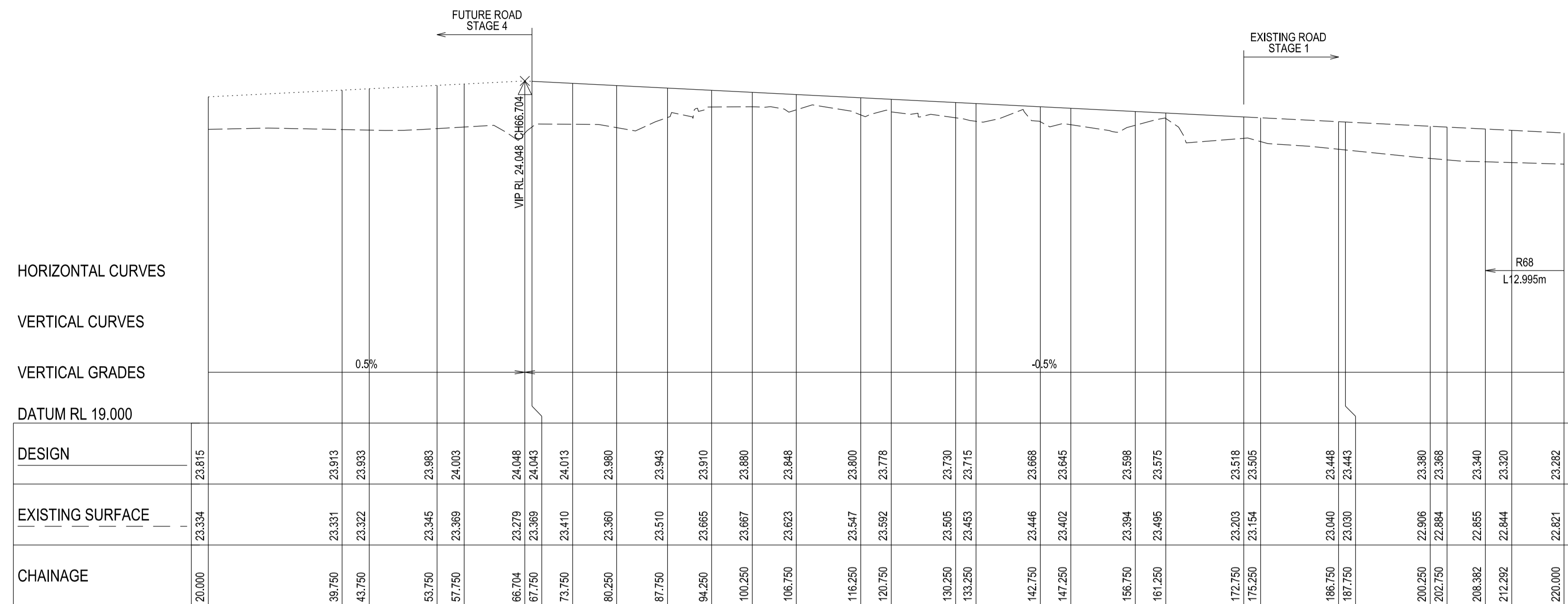


COUNCIL:	CARDINIA SHIRE COUNCIL		
TITLE:	100 LECKY ROAD PTY LTD BANYAN PLACE ESTATE - STAGE 2 70-100 LECKY ROAD, OFFICER		
LEMPRIERE ROAD CROSS SECTIONS - SHEET 2			
DRG NO.	1470_2/R08	REV.	F
			SHEET 8 OF 18





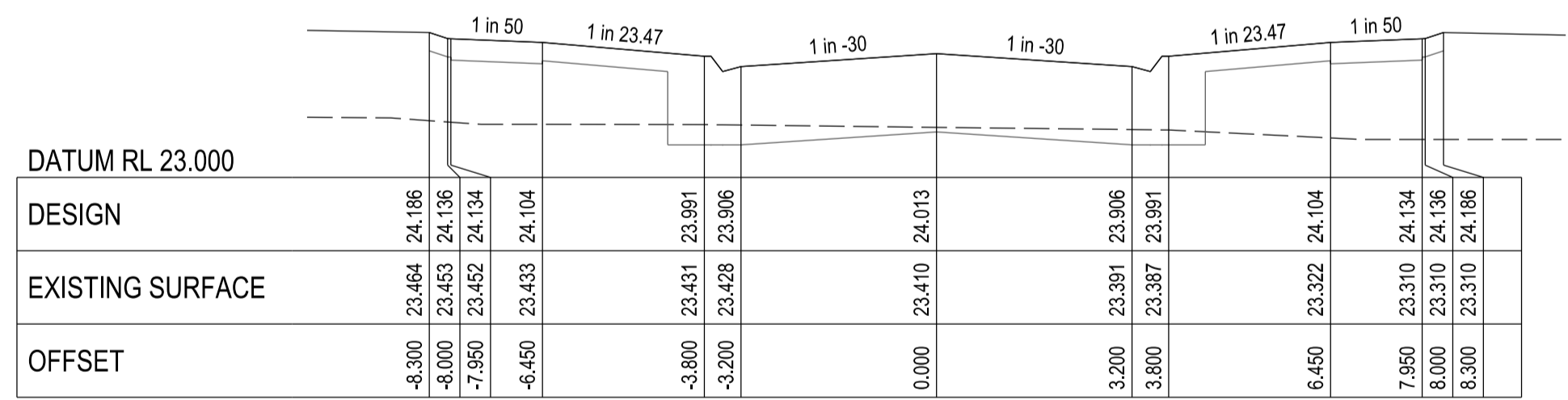
APPROVED FOR CONSTRUCTION  
CARDINIA SHIRE COUNCIL  
Ref No.: S21-077  
Sheet: 9 of 18  
Approved by: Justin Com  
CARDINIA SHIRE COUNCIL  
Date: Thursday, 22 December 2022



HORIZONTAL CURVES  
VERTICAL CURVES  
VERTICAL GRADES  
DATUM RL 19.000

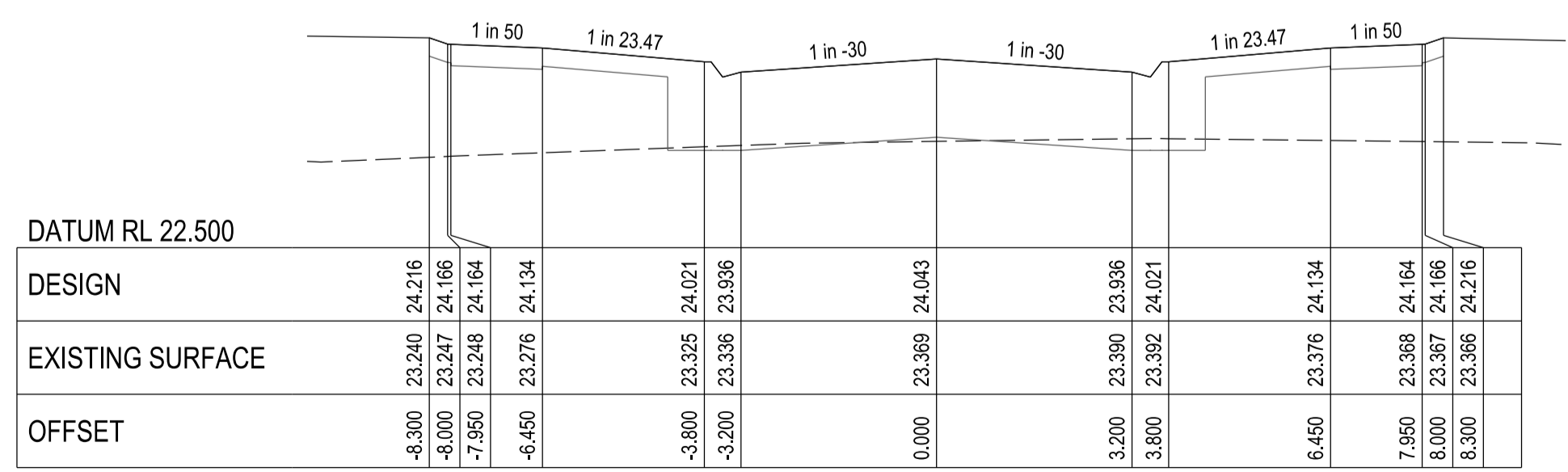
DESIGN	23.815	23.913	23.933	23.983	24.003	24.048	24.043	24.013	23.980	23.943	23.910	23.880	23.848	23.800	23.778	23.730	23.715	23.668	23.645	23.598	23.575	23.518	23.505	23.448	23.443	23.390	23.368	23.340	23.320	23.282
EXISTING SURFACE	23.334	23.331	23.322	23.345	23.369	23.379	23.369	23.410	23.360	23.510	23.665	23.667	23.623	23.547	23.592	23.505	23.453	23.446	23.402	23.394	23.495	23.203	23.154	23.040	23.030	22.906	22.884	22.855	22.844	22.821
CHAINAGE	20.000	39.750	43.750	53.750	57.750	66.704	67.750	73.750	80.250	87.750	94.250	100.250	106.750	116.250	120.750	130.250	133.250	142.750	147.250	156.750	161.250	172.750	175.250	186.750	187.750	200.250	202.750	208.362	212.292	220.000

BLOSSOM STREET - LONGITUDINAL SECTION  
A1 HORZ SCALE 1:500  
A1 VERT SCALE 1:50



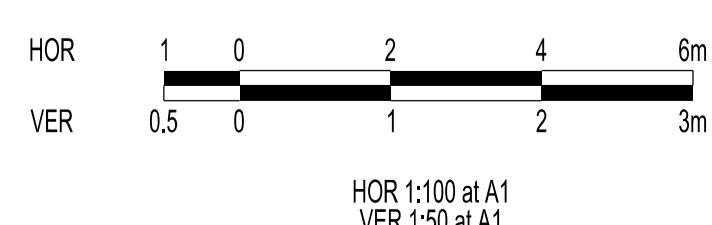
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EXISTING SURFACE	23.464	23.453	23.452	23.433	23.431	23.428	23.410	23.391	23.387	23.322	23.310	23.310	23.166
OFFSET	-8.300	-8.000	-7.950	-6.450	-3.800	-3.200	0.000	3.200	3.800	6.450	7.950	8.000	8.300

CHAINAGE 73.75



DESIGN	24.216	24.166	24.164	24.134	24.021	23.936	24.043	23.936	24.021	24.134	24.164	24.166	24.216
EXISTING SURFACE	23.240	23.247	23.248	23.276	23.225	23.236	23.269	23.236	23.292	23.276	23.268	23.267	23.216
OFFSET	-8.300	-8.000	-7.950	-6.450	-3.800	-3.200	0.000	3.200	3.800	6.450	7.950	8.000	8.300

CHAINAGE 67.75



VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_21E2 - Design\6 - DGN\R09\_S12.dgn

DRAWN:	C.BAXTER	DATE:	NOV 2021	SCALE:	AS SHOWN
DESIGNED:	R.COLMAN	DATE:	NOV 2021	DATE PRINTED:	1/12/2022
AUTHORISED:	R.BREWSTER	DATE:	NOV 2021		

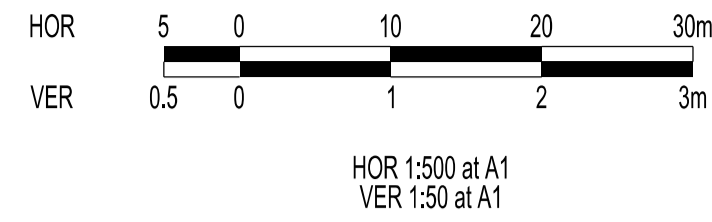


COUNCIL:	CARDINIA SHIRE COUNCIL
TITLE:	100 LECKY ROAD PTY LTD BANYAN PLACE ESTATE - STAGE 2 70-100 LECKY ROAD, OFFICER
BLOSSOM STREET LONGITUDINAL & CROSS SECTIONS - SHEET 1	
DRG NO.	1470_2/R09
REV.	F
SHEET	9 OF 18

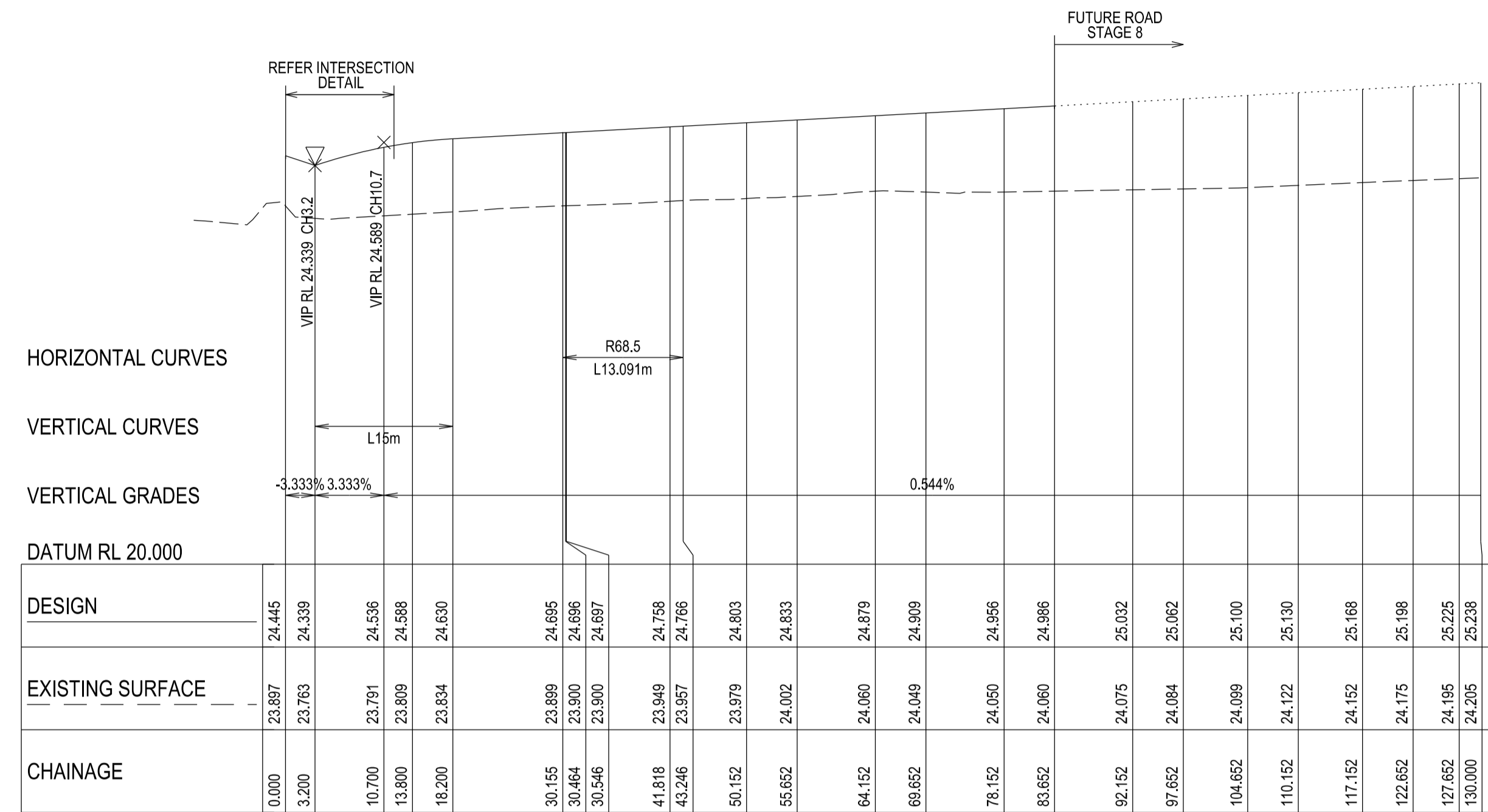




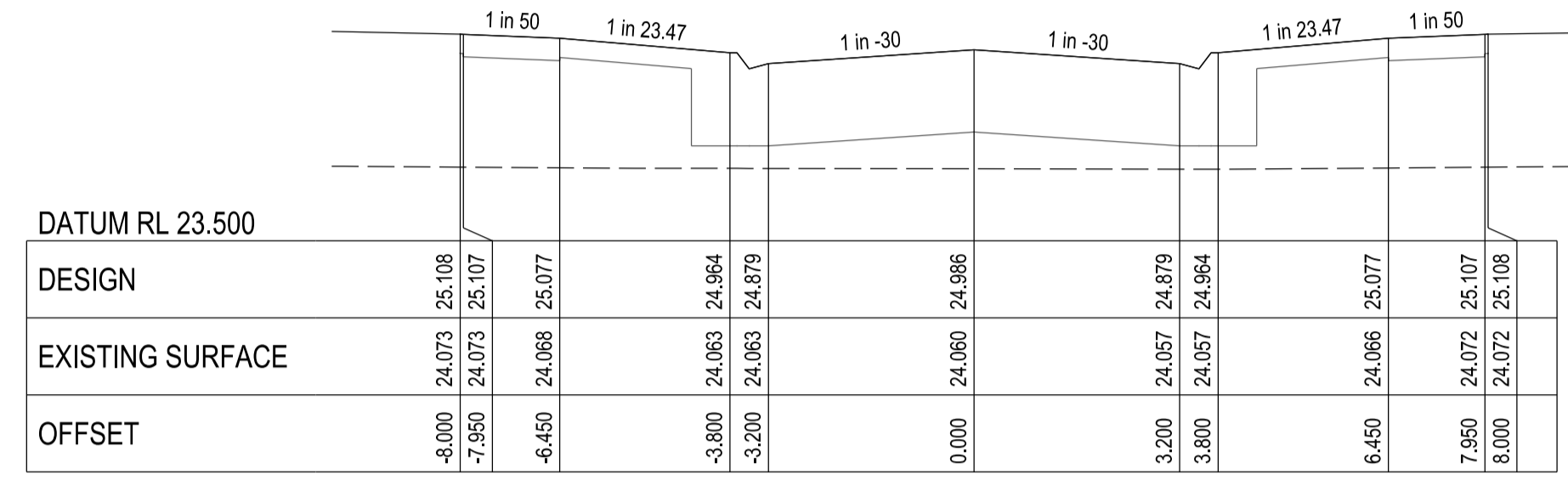




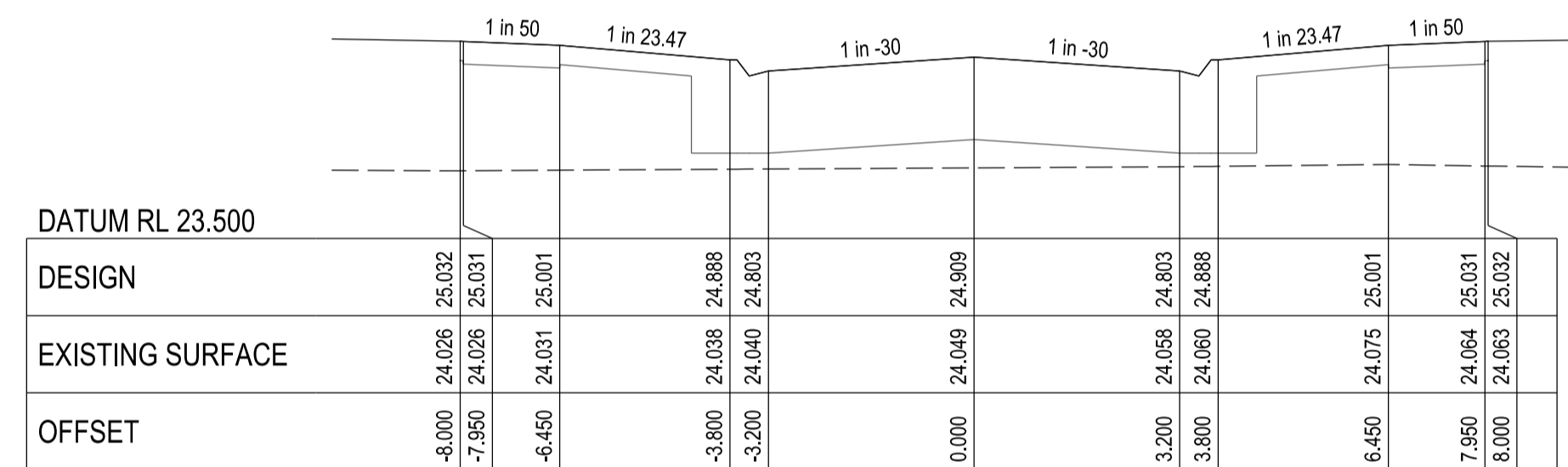
APPROVED FOR CONSTRUCTION  
CARDINIA SHIRE COUNCIL  
Ref No.: S21-077  
Sheet: 11 of 18  
Approved by: Justin Com  
CARDINIA SHIRE COUNCIL  
Date: Thursday, 22 December 2022



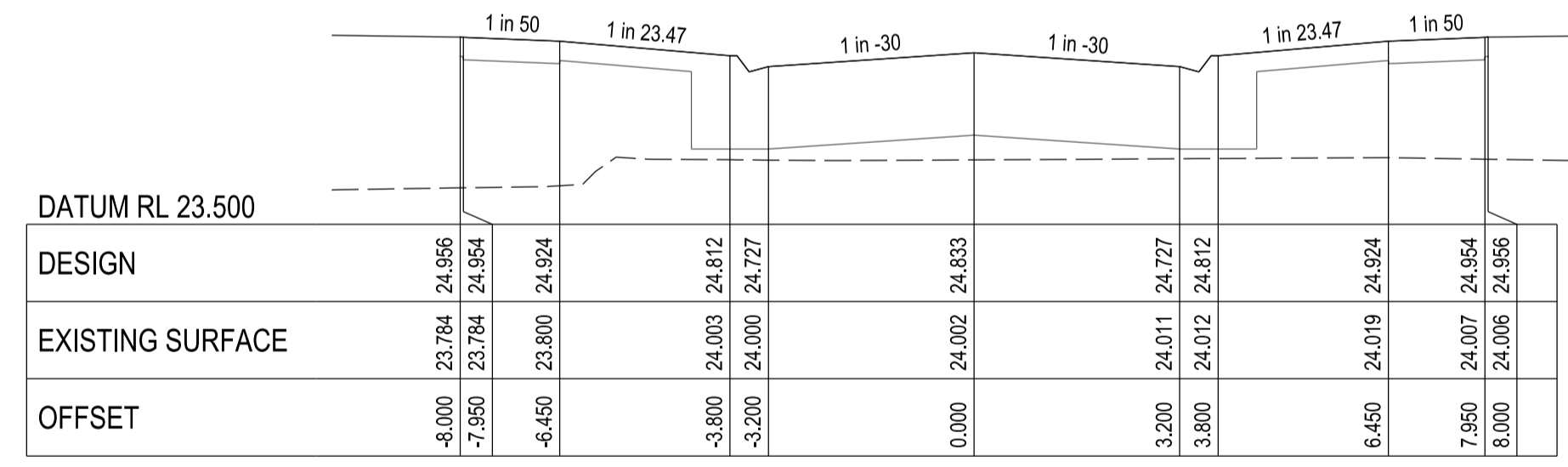
**FLUME WAY - LONGITUDINAL SECTION**  
A1 HORZ SCALE 1:500  
A1 VERT SCALE 1:50



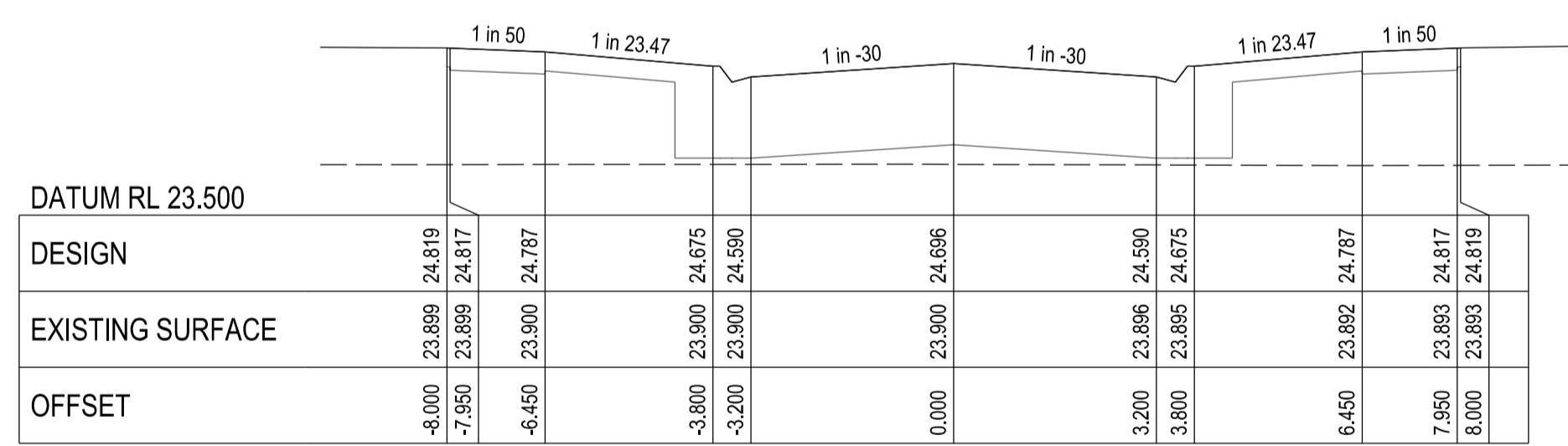
CHAINAGE 83.65



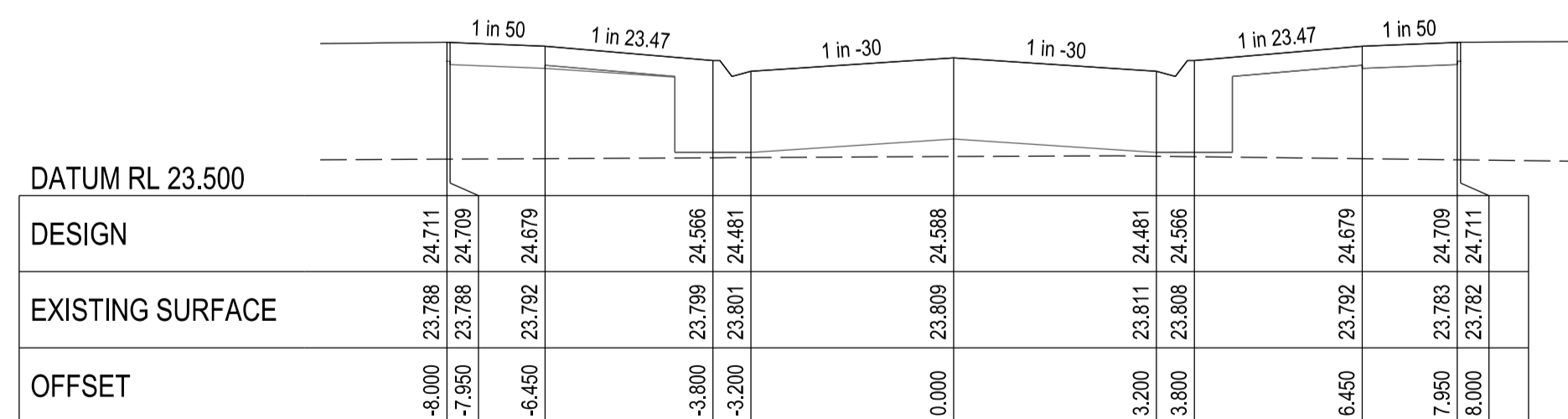
CHAINAGE 69.65



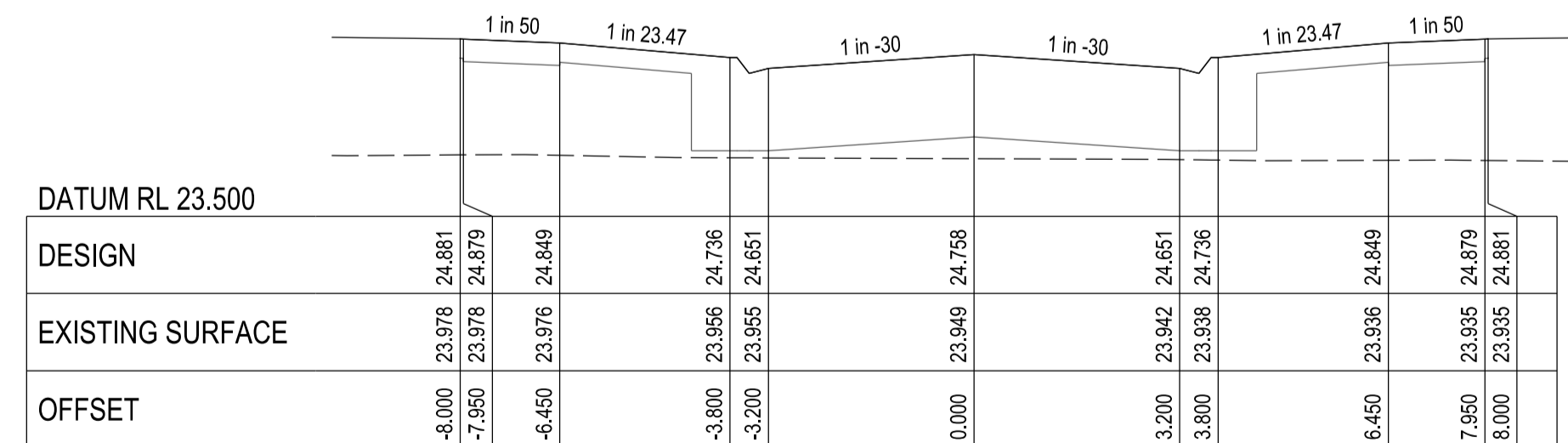
CHAINAGE 55.65



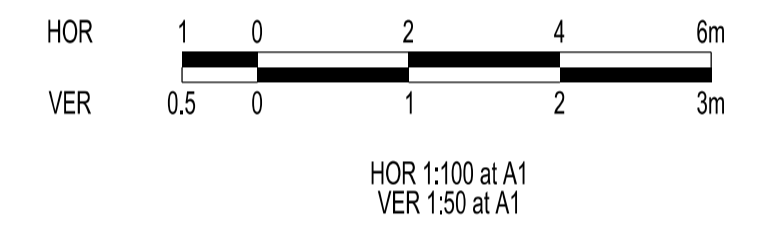
CHAINAGE 30.46



CHAINAGE 13.80



CHAINAGE 41.82



**VERSION DETAILS:**

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_21E12 - Design\6 - DGN\R11\_S12.dgn

DRAWN: C.BAXTER	DATE: NOV 2021	SCALE: AS SHOWN
DESIGNED: R.COLMAN	DATE: NOV 2021	DATE PRINTED: 1/12/2022
AUTHORISED: R.BREWSTER	DATE: NOV 2021	



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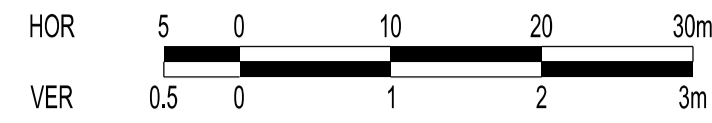
COUNCIL:  
CARDINIA SHIRE COUNCIL

TITLE:  
100 LECKY ROAD PTY LTD  
BANYAN PLACE ESTATE - STAGE 2  
70-100 LECKY ROAD, OFFICER

**FLUME WAY LONGITUDINAL & CROSS SECTIONS**

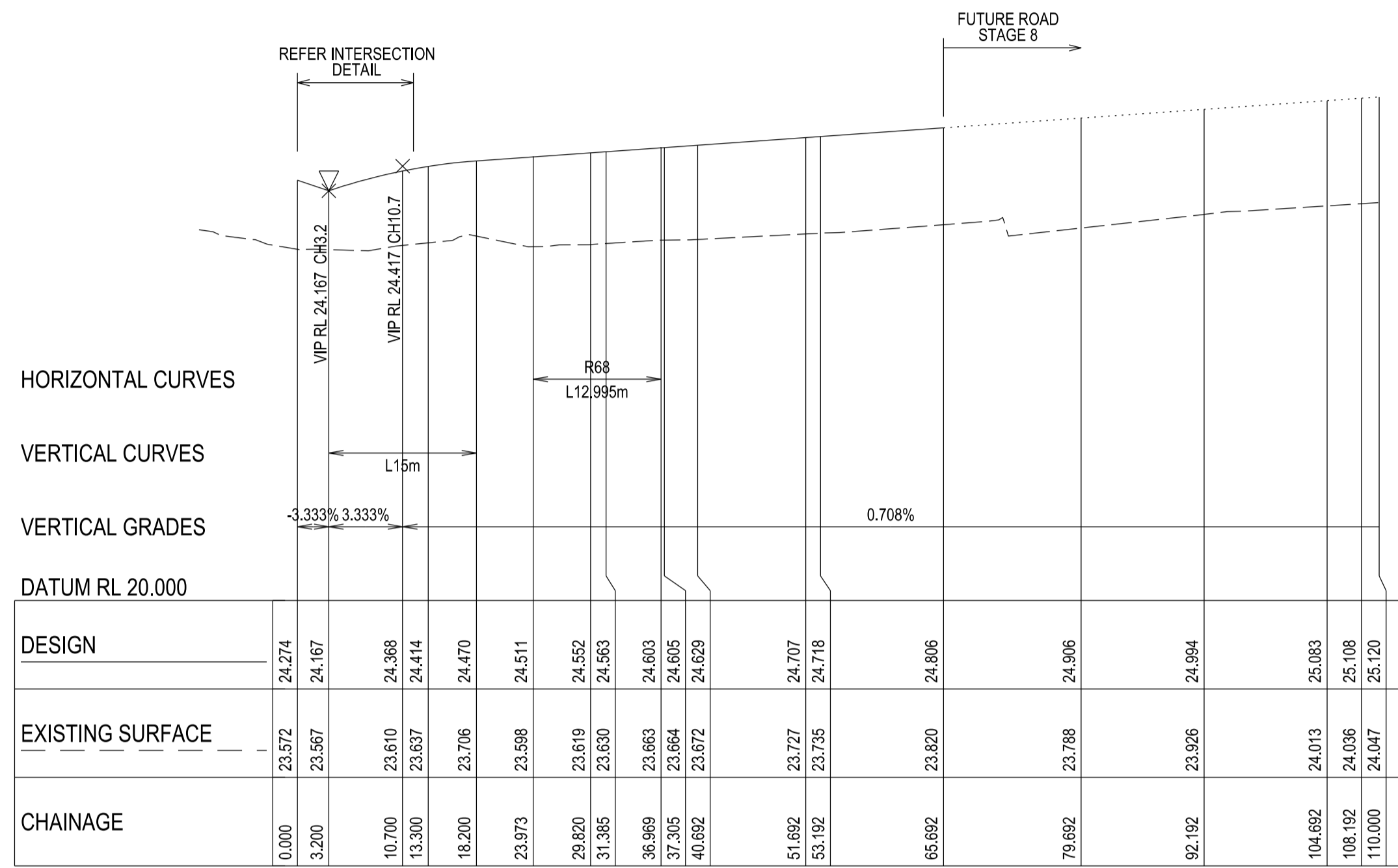
DRG NO. 1470_2/R11	REV. F	SHEET 110F 18
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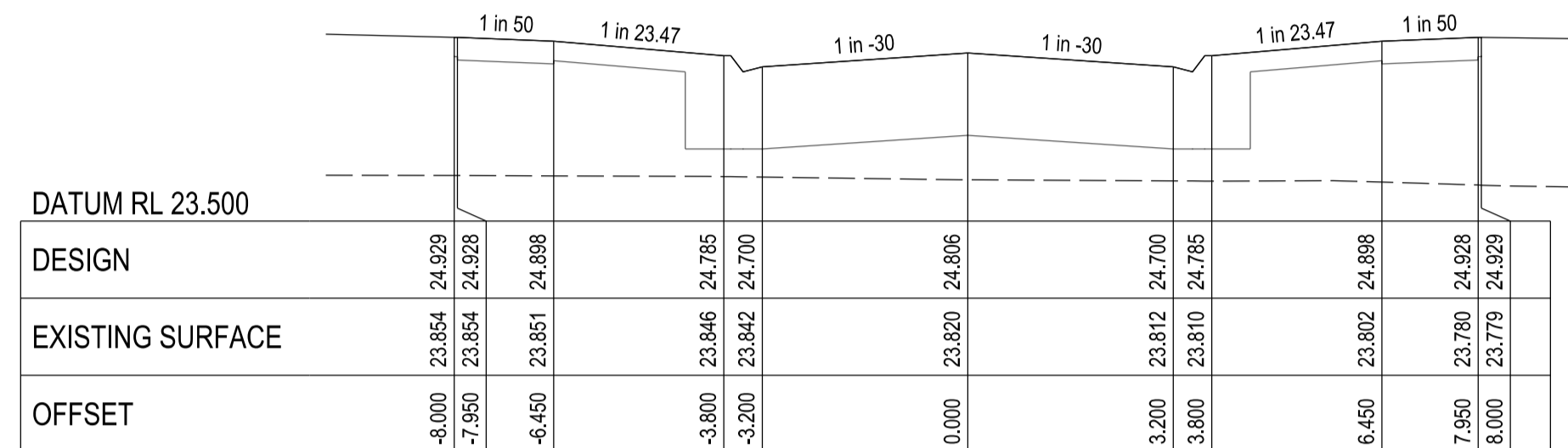


HOR 1:500 at A1  
VER 1:50 at A1

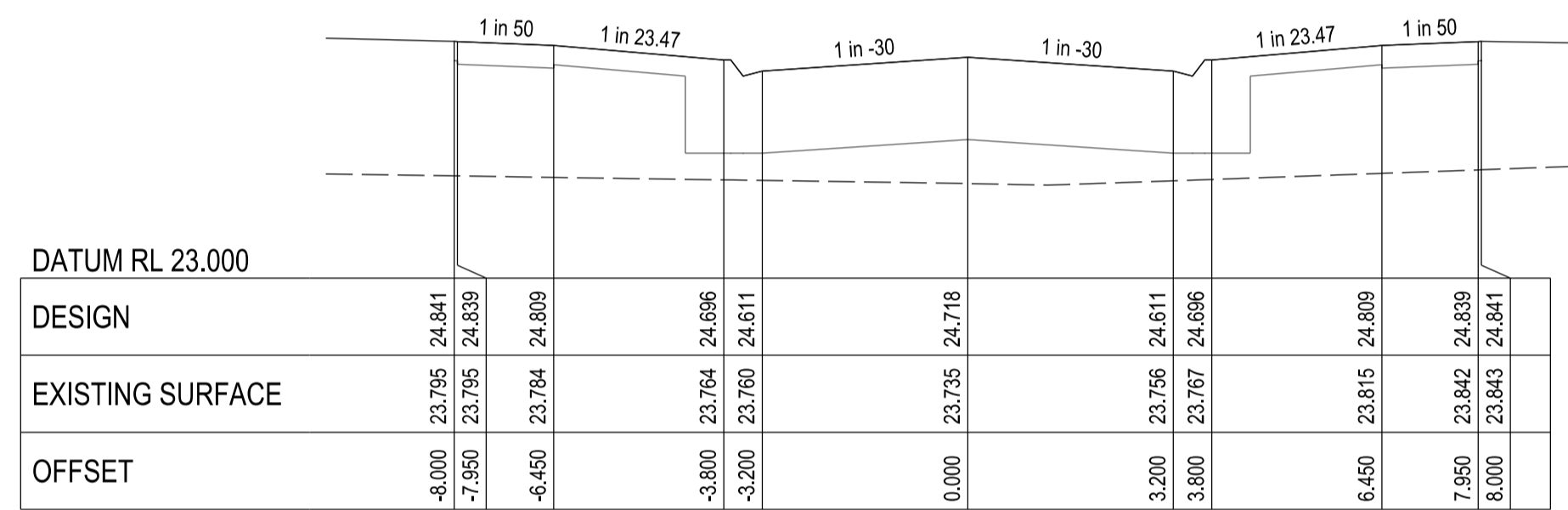
APPROVED FOR CONSTRUCTION  
CARDINIA SHIRE COUNCIL  
Ref No.: S21-077  
Sheet: 12 of 18  
Approved by: Justin Com  
CARDINIA SHIRE COUNCIL  
Date: Thursday, 22 December 2022



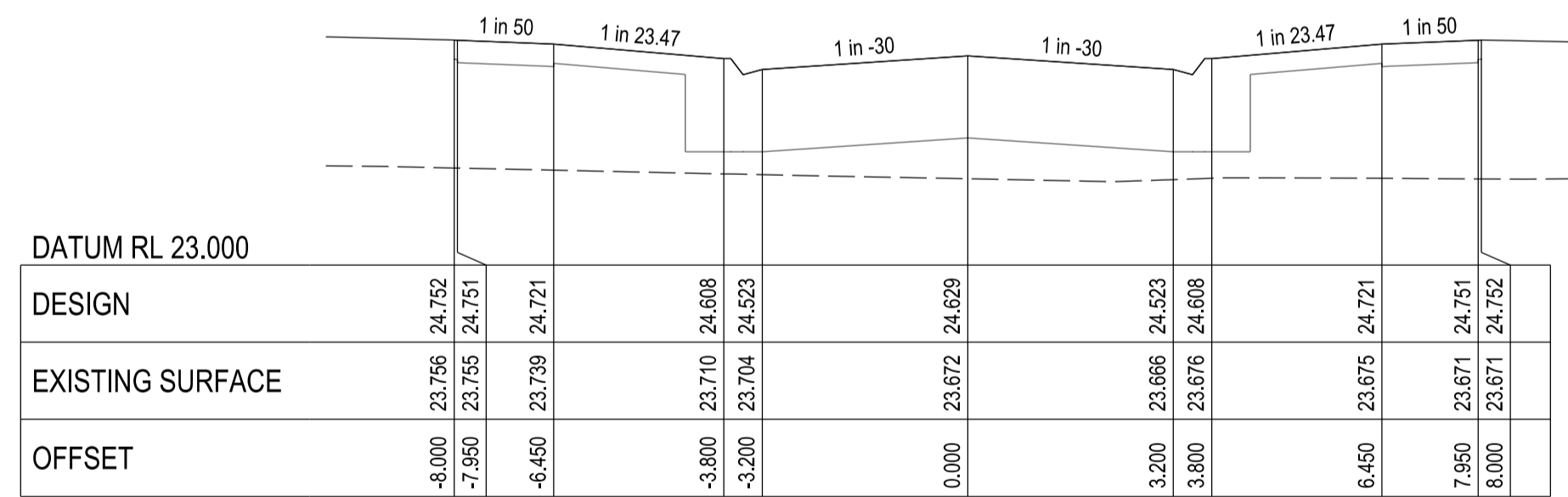
LEAF WAY - LONGITUDINAL SECTION  
A1 HORZ SCALE 1:500  
A1 VERT SCALE 1:50



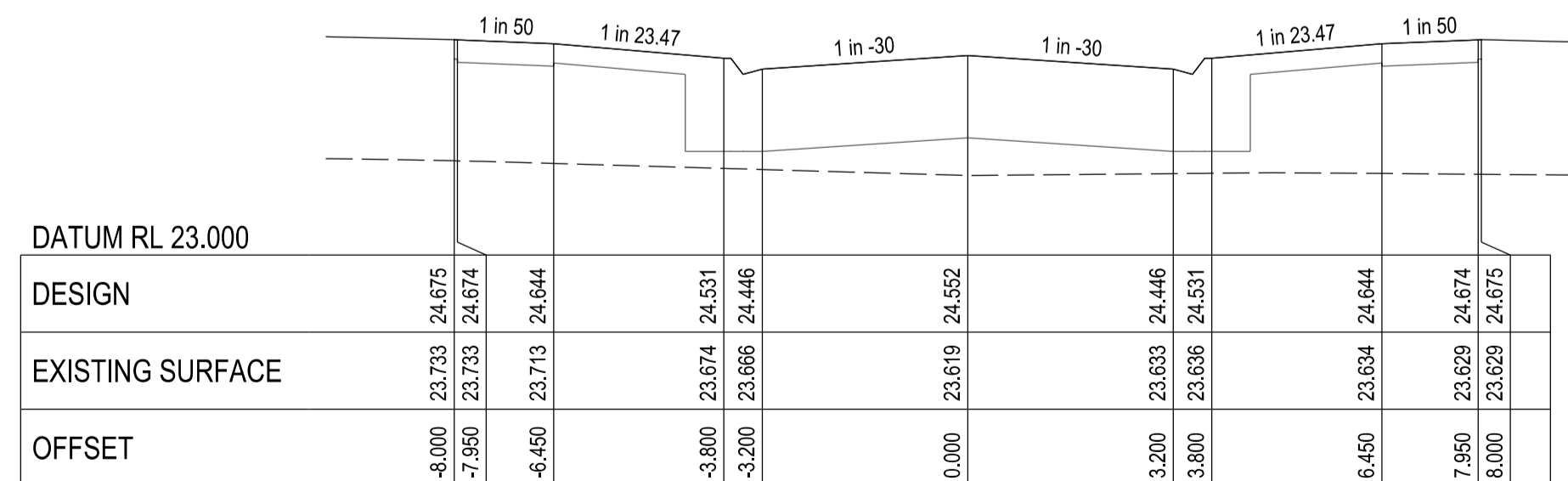
CHAINAGE 65.69



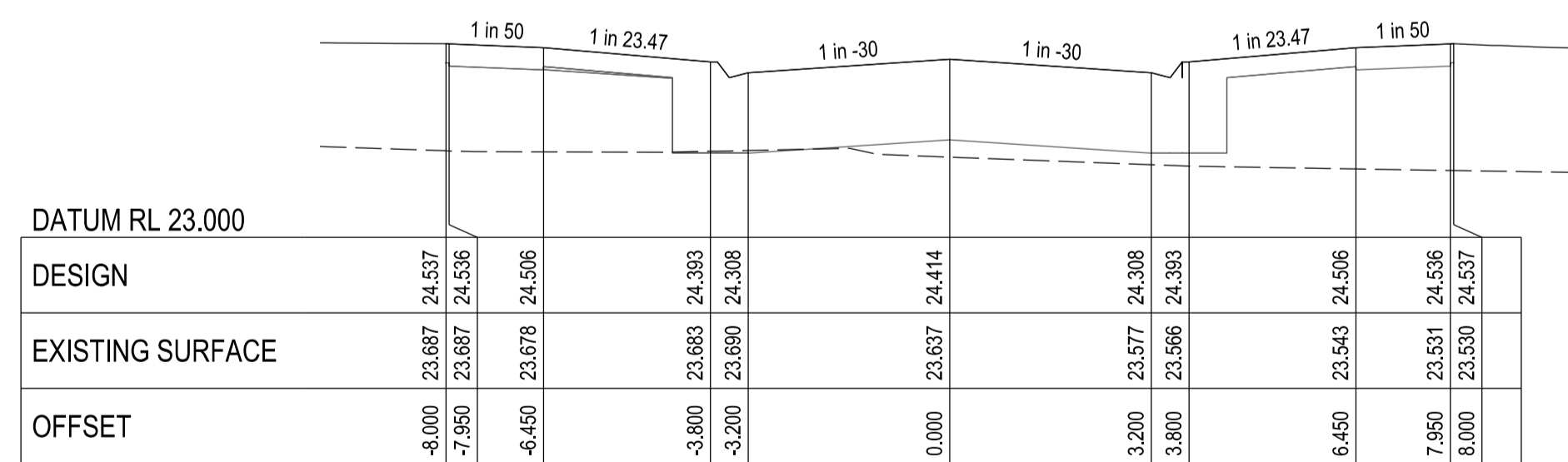
CHAINAGE 53.19



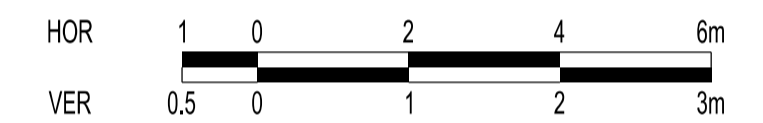
CHAINAGE 40.69



CHAINAGE 29.82



CHAINAGE 13.30



HOR 1:100 at A1  
VER 1:50 at A1

VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_21E2 - Design\6 - DGN\12\_S12.dgn

DRAWN: C.BAXTER	DATE: NOV 2021	SCALE: AS SHOWN
DESIGNED: R.COLMAN	DATE: NOV 2021	DATE PRINTED: 1/12/2022
AUTHORISED: R.BREWSTER	DATE: NOV 2021	



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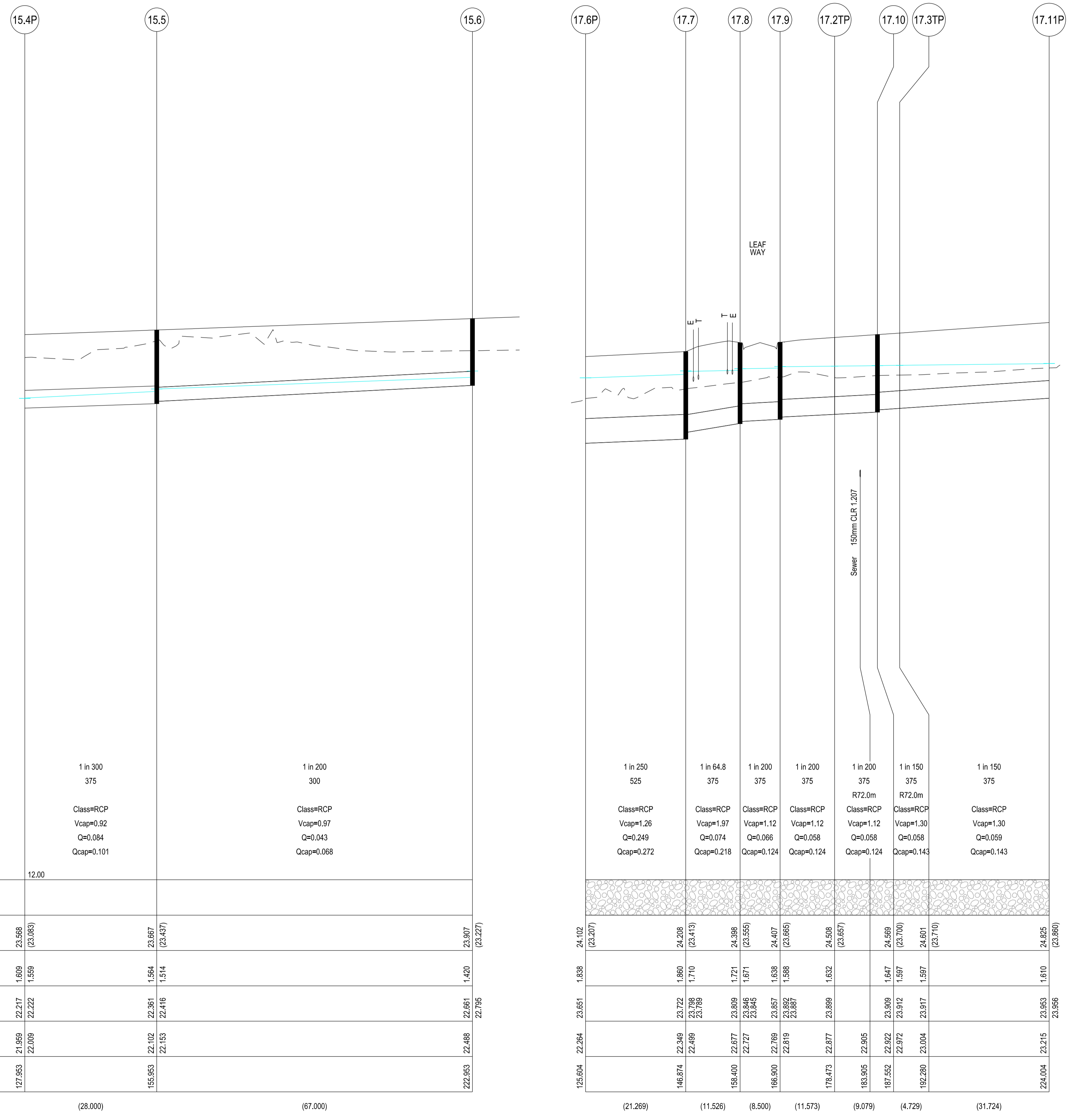
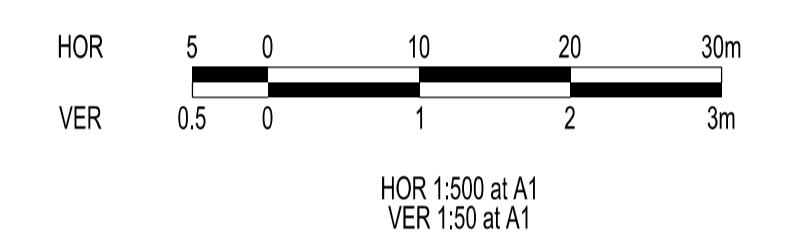
COUNCIL: CARDINIA SHIRE COUNCIL		
TITLE: 100 LECKY ROAD PTY LTD BANYAN PLACE ESTATE - STAGE 2 70-100 LECKY ROAD, OFFICER		
LEAF WAY LONGITUDINAL & CROSS SECTIONS		
DRG NO. 1470_2/R 12	REV. F	SHEET 12 OF 18



APPROVED FOR CONSTRUCTION  
**WARNING**  
**BEWARE OF UNDERGROUND SERVICES**  
 REF NO: 1470\_2R13  
 DATE: 12/12/22  
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.

LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



**LEGEND**  
 FCR BACKFILL

PIPE GRADE (1 in) 1 in 300 1 in 200  
 PIPE SIZE (mm) 375 300  
 PIPE CURVE RADIUS (m)  
 PIPE CLASS/TYPE Class=RCP Class=RCP  
 Vcap - CAPACITY VELOCITY (m/s) Vcap=0.92 Vcap=0.97  
 Q - PIPE FLOW (m3/s) Q=0.084 Q=0.043  
 Qcap - CAPACITY FLOW (m3/s) Qcap=0.101 Qcap=0.068

DATUM RL	12.00	
BACKFILL TYPE		
COVER (& NATURAL SURFACE) LEVEL (---)	23.968 (23.083)	23.907 (23.227)
DEPTH TO INVERT	1.609 22.217 22.009	1.564 22.361 22.153
HYDRAULIC GRADE LINE	22.217 22.222	22.416 22.795
INVERT LEVEL	21.959 22.009	22.102 22.153
PIPE CHAINAGE	127.953	222.953
LENGTH	(28.000)	(67.000)

1 in 250	1 in 64.8	1 in 200	1 in 200	1 in 200	1 in 150	1 in 150
525	375	375	375	375	375	375
Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP
Vcap=1.26	Vcap=1.97	Vcap=1.12	Vcap=1.12	Vcap=1.12	Vcap=1.30	Vcap=1.30
Q=0.249	Q=0.074	Q=0.066	Q=0.058	Q=0.058	Q=0.058	Q=0.059
Qcap=0.272	Qcap=0.218	Qcap=0.124	Qcap=0.124	Qcap=0.124	Qcap=0.143	Qcap=0.143
125.604	146.874	158.400	166.900	178.473	183.905	192.280
22.264	22.349	22.677	22.727	22.769	22.819	22.870
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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23.788	23.798	23.809	23.846	23.857	23.892	23.917
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
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(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
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23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.555)	(23.665)	(23.657)	(23.700)	(23.710)
1.838	1.660	1.721	1.638	1.632	1.647	1.610
23.788	23.798	23.809	23.846	23.857	23.892	23.917
23.769	23.769	23.846	23.846	23.857	23.892	23.917
23.651	23.722	23.809	23.846	23.857	23.892	23.917
24.102	24.208	24.398	24.407	24.508	24.569	24.625
(23.207)	(23.413)	(23.55				

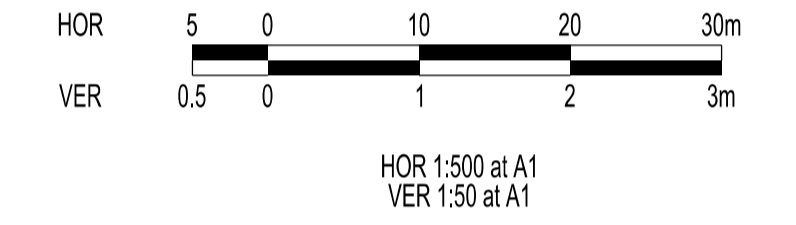
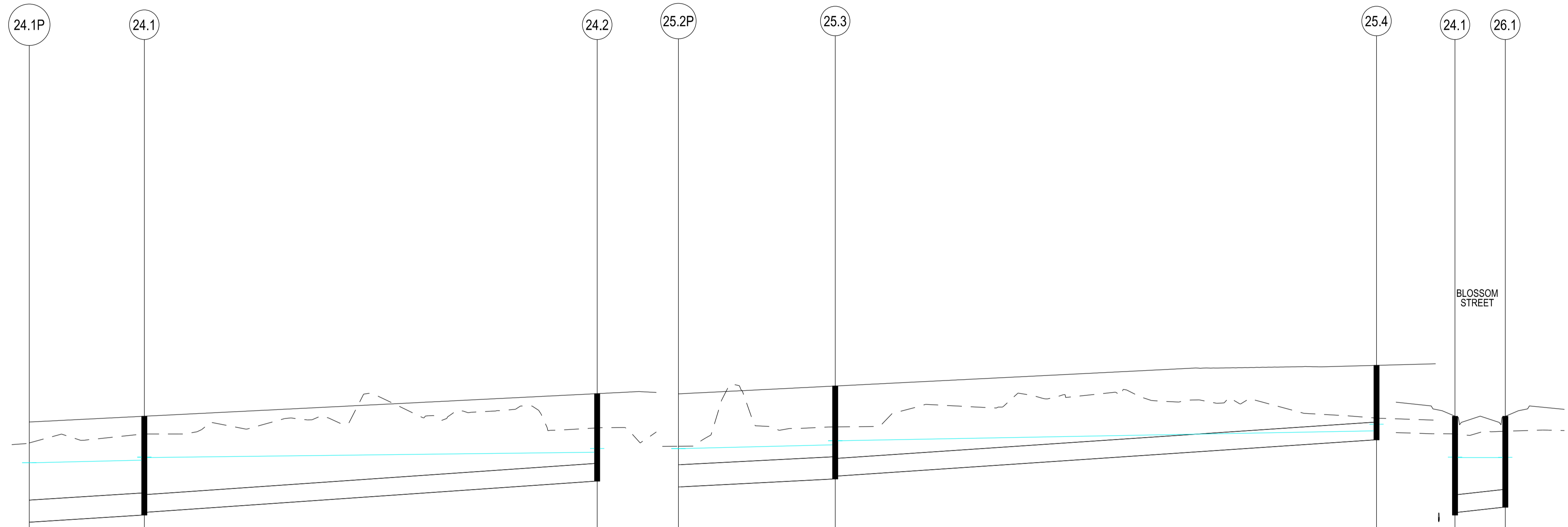


APPROVED FOR CONSTRUCTION  
**WARNING**  
**BEWARE OF UNDERGROUND SERVICES**  
 REF NO: 1470\_2/R14  
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

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LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



**LEGEND**  
 FCR BACKFILL

PIPE GRADE (1 in)  
 PIPE SIZE (mm)  
 PIPE CURVE RADIUS (m)  
 PIPE CLASS/TYPE  
 Vcap - CAPACITY VELOCITY (m/s)  
 Q - PIPE FLOW (m3/s)  
 Qcap - CAPACITY FLOW (m3/s)

DATUM RL	24.1P	24.1	24.2	24.1P	24.1	24.2	24.1P	24.1	24.2
BACKFILL TYPE									
COVER (& NATURAL SURFACE) LEVEL	23.530 (23.176)	23.628 (23.326)	24.010 (23.432)	23.530 (23.176)	23.628 (23.326)	24.010 (23.432)	23.530 (23.176)	23.628 (23.326)	24.010 (23.432)
DEPTH TO INVERT	1.693	1.674 1.623	1.481	1.693	1.674 1.623	1.481	1.693	1.674 1.623	1.481
HYDRAULIC GRADE LINE	22.840	22.885 22.936 22.929	23.020 23.082	22.840	22.885 22.936 22.929	23.020 23.082	22.840	22.885 22.936 22.929	23.020 23.082
INVERT LEVEL	21.837	21.955 22.005	22.529	21.837	21.955 22.005	22.529	21.837	21.955 22.005	22.529
PIPE CHAINAGE	55.919	75.369	151.919	55.919	75.369	151.919	55.919	75.369	151.919
LENGTH	(19.450)			(76.550)			(19.450)		

DATUM RL	25.2P	25.3	25.4	25.2P	25.3	25.4	25.2P	25.3	25.4
BACKFILL TYPE									
COVER (& NATURAL SURFACE) LEVEL	23.944 (23.058)	24.077 (23.385)	24.439 (23.535)	23.944 (23.058)	24.077 (23.385)	24.439 (23.535)	23.944 (23.058)	24.077 (23.385)	24.439 (23.535)
DEPTH TO INVERT	1.573	1.573 1.523	1.275	1.573	1.573 1.523	1.275	1.573	1.573 1.523	1.275
HYDRAULIC GRADE LINE	23.018	23.082 23.151	23.331 23.486	23.018	23.082 23.151	23.331 23.486	23.018	23.082 23.151	23.331 23.486
INVERT LEVEL	22.372	22.504 22.554	23.164	22.372	22.504 22.554	23.164	22.372	22.504 22.554	23.164
PIPE CHAINAGE	92.476	118.976	210.476	92.476	118.976	210.476	92.476	118.976	210.476
LENGTH	(26.500)			(91.500)			(26.500)		

**VERSION DETAILS:**

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_2\E\2 - Design\6 - DGN\14\_S\2.dgn  
 DRAWN: C.BAXTER DATE: NOV 2021 SCALE: AS SHOWN  
 DESIGNED: R.COLMAN DATE: NOV 2021 DATE PRINTED: 1/12/2022  
 AUTHORISED: R.BREWSTER DATE: NOV 2021



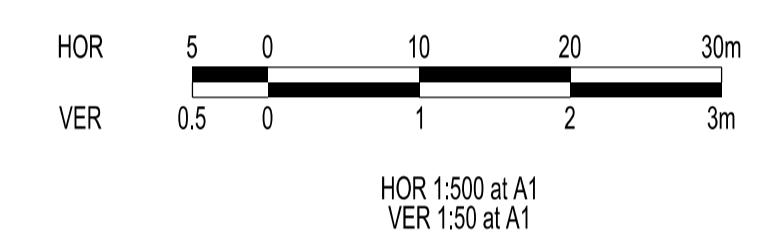
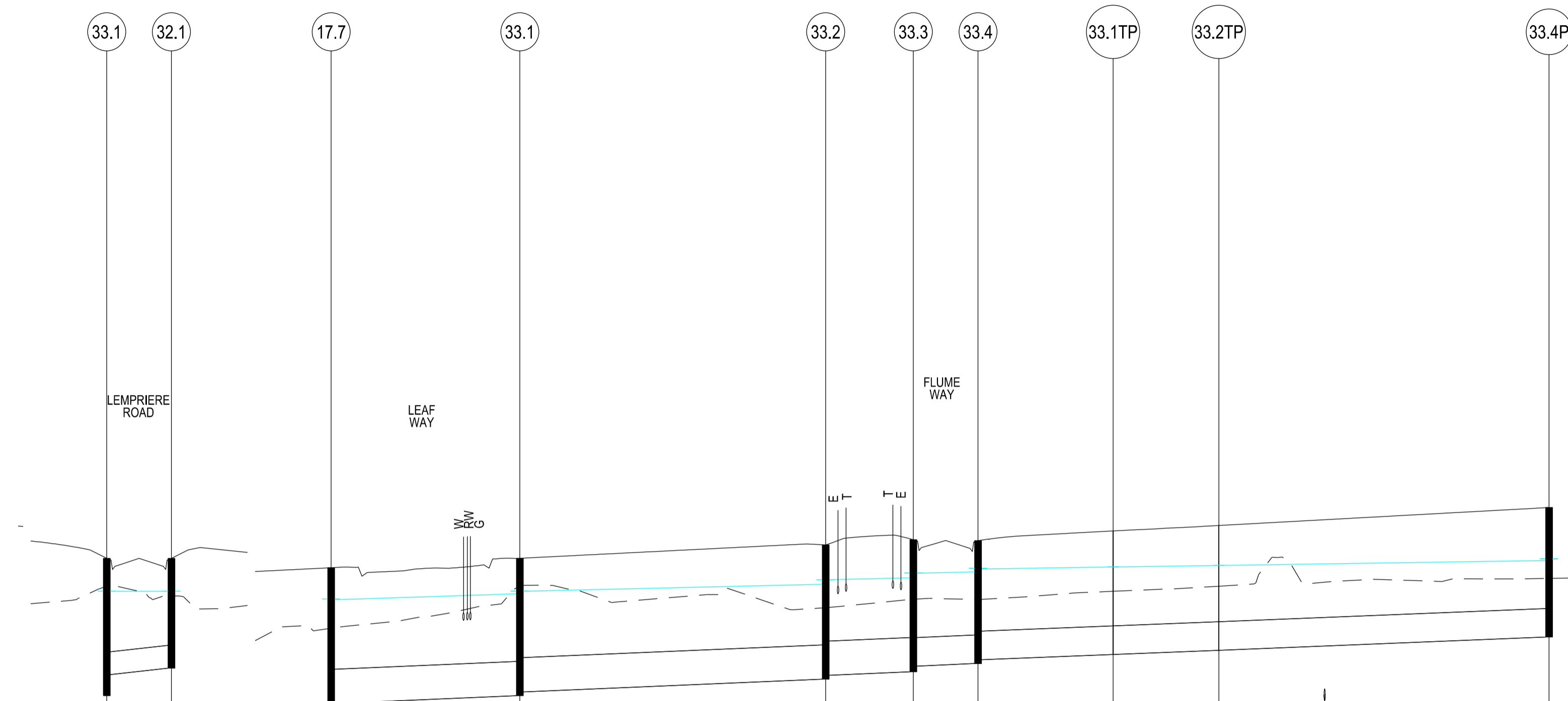
COUNCIL: CARDINIA SHIRE COUNCIL  
 TITLE: 100 LECKY ROAD PTY LTD BANYAN PLACE ESTATE - STAGE 2 70-100 LECKY ROAD, OFFICER  
 DRAINAGE LONGITUDINAL SECTIONS - SHEET 2



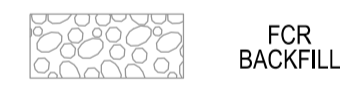
APPROVED FOR CONSTRUCTION  
**WARNING**  
**BEWARE OF UNDERGROUND SERVICES**  
 REF NO: 1470\_2R15  
 DATE: 14/11/2021  
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

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**LEGEND**



PIPE GRADE (1 in) 1 in 100  
 PIPE SIZE (mm) 300  
 PIPE CURVE RADIUS (m)  
 PIPE CLASS/TYPE Class=RCP  
 Vcap - CAPACITY VELOCITY (m/s) Vcap=1.37  
 Q - PIPE FLOW (m3/s) Q=0.004  
 Qcap - CAPACITY FLOW (m3/s) Qcap=0.097

DATUM RL	13.00
BACKFILL TYPE	FCR BACKFILL
COVER (& NATURAL SURFACE) LEVEL	24.332 (23.966)
DEPTH TO INVERT	1.805 1.529 1.444
HYDRAULIC GRADE LINE	23.865 23.901 23.900 23.900 23.900
INVERT LEVEL	22.527 22.803 22.888
PIPE CHAINAGE	0.000 8.500
LENGTH	(8.500)

CHAINAGE	17.7	33.1	33.2	33.3	33.4	33.1TP	33.2TP	33.4P
PIPE GRADE (1 in)	1 in 240	1 in 240	1 in 250	1 in 250	1 in 258.7	1 in 250	1 in 250	1 in 250
PIPE SIZE (mm)	450	450	450	375	375	375	375	375
PIPE CURVE RADIUS (m)						R73.0m		
PIPE CLASS/TYPE	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP	Class=RCP
Vcap - CAPACITY VELOCITY (m/s)	Vcap=1.16	Vcap=1.16	Vcap=1.13	Vcap=1.00	Vcap=0.99	Vcap=1.00	Vcap=1.00	Vcap=1.00
Q - PIPE FLOW (m3/s)	Q=0.159	Q=0.135	Q=0.077	Q=0.077	Q=0.066	Q=0.066	Q=0.066	Q=0.068
Qcap - CAPACITY FLOW (m3/s)	Qcap=0.184	Qcap=0.184	Qcap=0.18	Qcap=0.111	Qcap=0.109	Qcap=0.111	Qcap=0.111	Qcap=0.111
DATUM RL	13.00	13.00	13.00	13.00	13.00	13.00	13.00	13.00
BACKFILL TYPE	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL	FCR BACKFILL
COVER (& NATURAL SURFACE) LEVEL	24.208 (23.413)	24.332 (23.966)	24.508 (23.682)	24.577 (23.794)	24.565 (23.790)	24.602 (23.899)	24.763 (23.965)	24.999 (24.069)
DEPTH TO INVERT	1.860 1.785	1.805 1.755	1.764 1.714	1.662 1.616	1.565 1.565	1.624	1.639	1.702 1.627
HYDRAULIC GRADE LINE	23.722 23.798 23.789	23.865 23.901 23.900	23.990 24.052 24.050	24.077 24.140 24.137	24.154 24.201 24.193	24.218	24.238	24.303 24.327
INVERT LEVEL	22.349 22.424	22.507 22.527 22.577	22.744 22.784	22.915 22.949	23.000 23.000	23.068	23.124	23.298 23.373
PIPE CHAINAGE	0.000	19.625 24.800	50.900	65.000 76.526	85.026	102.781	116.684	130.990
LENGTH	(8.500)	(24.800)	(40.200)	(11.526) (8.500)	(17.755)	(13.903)	(43.406)	

VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_2IE2 - Design\6 - DGN\15\_S12.dgn

DRAWN: C.BAXTER	DATE: NOV 2021	SCALE: AS SHOWN
DESIGNED: R.COLMAN	DATE: NOV 2021	DATE PRINTED: 1/12/2022
AUTHORISED: R.BREWSTER	DATE: NOV 2021	

**CHARLTON DEGG**  
 LAND DEVELOPMENT CONSULTANTS  
 SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930  
 www.charltondegg.com.au

COUNCIL: CARDINIA SHIRE COUNCIL

TITLE: 100 LECKY ROAD PTY LTD  
 BANYAN PLACE ESTATE - STAGE 2  
 70-100 LECKY ROAD, OFFICER

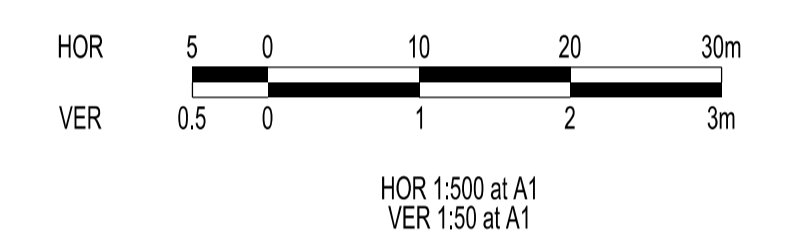
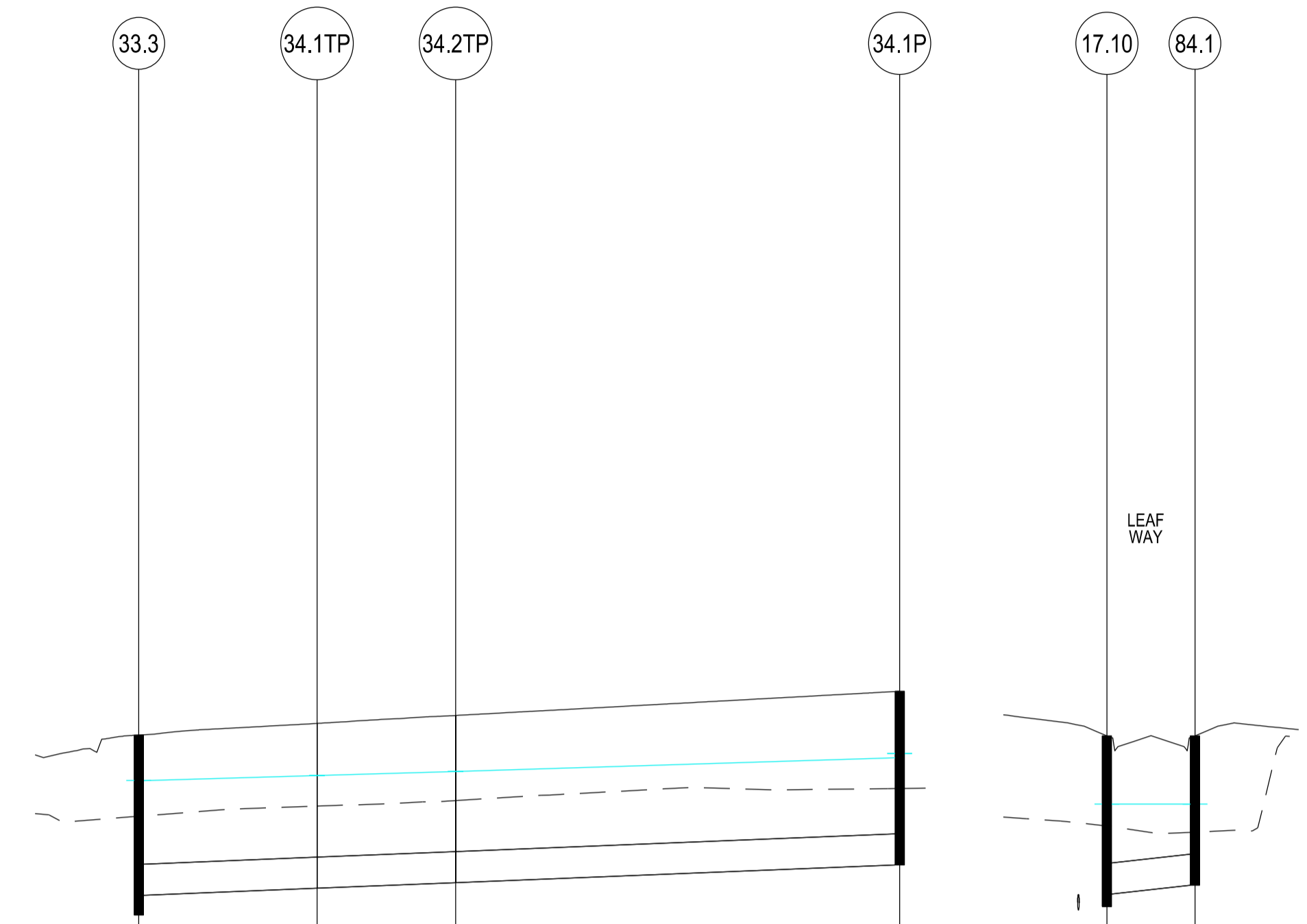
DRAINAGE LONGITUDINAL SECTIONS - SHEET 3

DRG NO. 1470_2R15	REV. F	SHEET 15 OF 18
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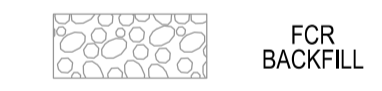
APPROVED FOR CONSTRUCTION  
**WARNING**  
 BEWARE OF UNDERGROUND SERVICES  
 REF NO: 1470\_2/R16  
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**LEGEND**



PIPE GRADE (1 in)  
 PIPE SIZE (mm)  
 PIPE CURVE RADIUS (m)  
 PIPE CLASS/TYPE  
 Vcap - CAPACITY VELOCITY (m/s)  
 Q - PIPE FLOW (m3/s)  
 Qcap - CAPACITY FLOW (m3/s)

DATUM RL	13.00			13.00		
BACKFILL TYPE	FCR BACKFILL			FCR BACKFILL		
COVER (& NATURAL SURFACE) LEVEL	24.577 (23.794)	24.669 (23.892)	24.765 (23.945)	24.569 (23.700)	24.569 (23.641)	24.662 (24.062)
DEPTH TO INVERT	1.737 1.547	1.590	1.613	1.647 1.526	1.441	1.675 1.625
HYDRAULIC GRADE LINE	24.077 24.140 24.137	24.167	24.226	23.909 23.912	23.912	24.358 24.400
INVERT LEVEL	22.841 23.031	23.100	23.153	23.043	23.128	23.325 23.375
PIPE CHAINAGE	0.000	17.204	30.582	43.936		73.436
LENGTH	(17.204)	(13.377)	(42.855)	(8.501)		

**VERSION DETAILS:**

REV	DATE	DESCRIPTION	STATUS
A	11/11/2021	PRELIMINARY ISSUE	PRELIMINARY
B	29/04/2022	DRAINAGE AMENDMENTS	PRELIMINARY
C	21/06/2022	REGRAIDING DUE TO MW SCHEME CHANGE	PRELIMINARY
D	03/10/2022	DRAINAGE CHANGES LINES 15 & 25	PRELIMINARY
E	18/10/2022	COUNCIL COMMENTS 3/10/2022	IFC
F	01/12/2022	AS PER COUNCIL COMMENTS DATED 28/11/2022	IFC

FILENAME: P:\1470\1470\_2\1E\2 - Design\6 - DGN\16\_S12.dgn

DRAWN: C.BAXTER	DATE: NOV 2021	SCALE: AS SHOWN
DESIGNED: R.COLMAN	DATE: NOV 2021	DATE PRINTED: 1/12/2022
AUTHORISED: R.BREWSTER	DATE: NOV 2021	



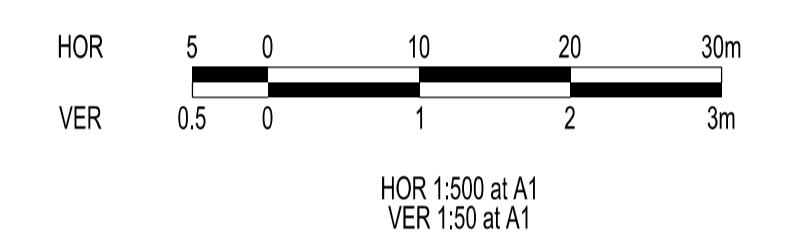
COUNCIL: CARDINIA SHIRE COUNCIL  
 TITLE: 100 LECKY ROAD PTY LTD  
 BANYAN PLACE ESTATE - STAGE 2  
 70-100 LECKY ROAD, OFFICER  
 DRAINAGE LONGITUDINAL SECTIONS - SHEET 4



APPROVED FOR CONSTRUCTION  
**WARNING**  
**BEWARE OF UNDERGROUND SERVICES**  
 REF NO: 17-014  
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

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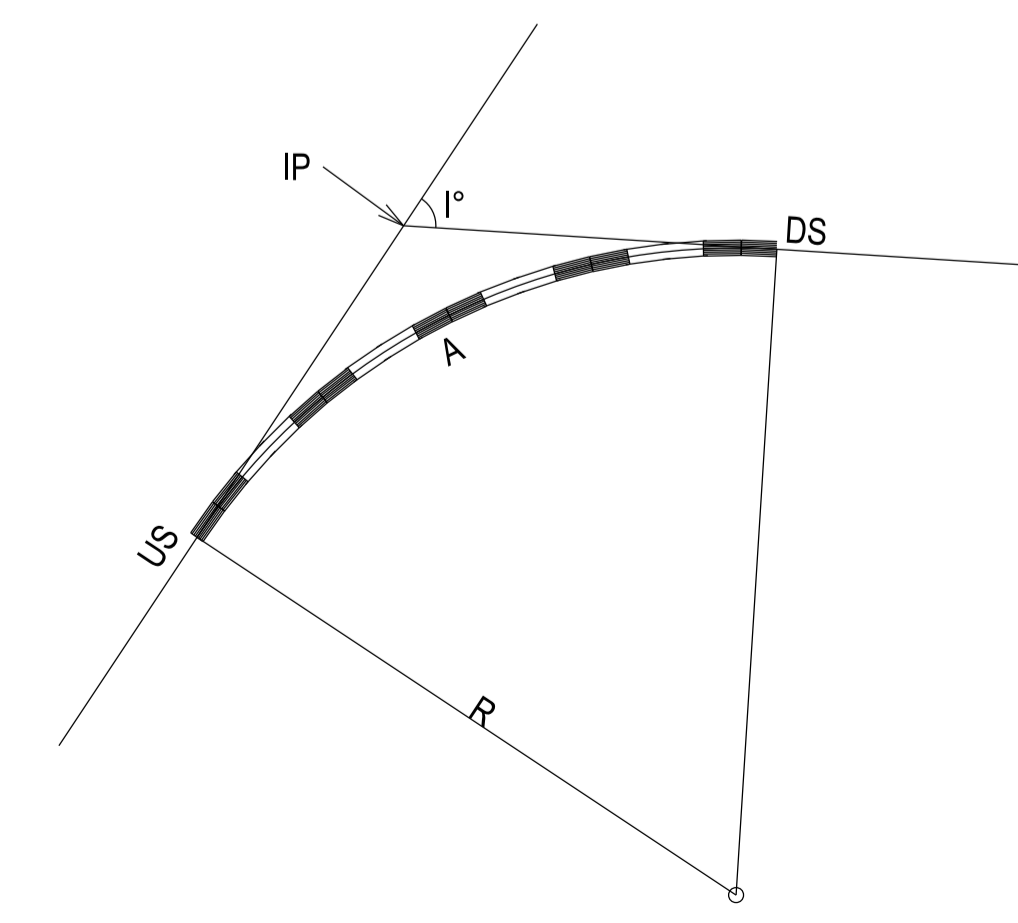
LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



PIT SCHEDULE												
Pit				INTERNAL		INLET		OUTLET		PIT		REMARKS
Name	TYPE	EASTING	NORTHING	WD	LEN	DIA	INV LEV	DIA	INV LEV	SETOUT RL	DEPTH	
15.6	JP	361875.371	5783813.981					300	22.488	23.907	1.420	EDCM605
15.5	JP	361942.365	5783814.871	600	900	300	22.153	375	22.102	23.667	1.564	EDCM605
15.4P	EP	361970.363	5783815.243			375	22.009	375	21.959	23.568	1.609	Connect to existing end of pipe.
17.11P	EP	361937.192	5783985.260			375	23.215	375	23.215	24.825	1.610	Cap and seal end of pipe.
17.3TP	TP	361931.581	5783954.036			375	23.004	375	23.004	24.601	1.597	Tangent Point (Radius 72.25m)
17.10	JP	361930.896	5783949.359	600	900	375	22.972	375	22.922	24.569	1.647	EDCM605
17.2TP	TP	361930.448	5783940.297			300	23.043					Line 84 enters
17.9	GSEP	361930.602	5783928.724	600	900	375	22.819	375	22.769	24.407	1.638	EDCM603
17.8	GSEP	361939.101	5783928.837	600	900	375	22.727	375	22.677	24.398	1.721	EDCM603
17.7	JP	361947.358	5783920.796	900	900	375	22.499	525	22.349	24.208	1.860	EDCM607
17.6P	EP	361968.626	5783921.079			450	22.424					Line 33 enters
17.6P	EP	361968.626	5783921.079			525	22.264	525	22.264	24.102	1.838	Connect to existing end of pipe.
24.2	JP	361873.862	5783852.314	600	900			300	22.529	24.010	1.481	EDCM605
24.1	GSEP	361950.405	5783853.344	600	900	300	22.005	375	21.955	23.628	1.674	EDCM603
24.1P	EP	361969.853	5783853.589			300	22.003					Line 26 enters
24.1P	EP	361969.853	5783853.589			375	21.837	375	21.837	23.530	1.693	Connect to existing end of pipe.
25.4	JP	361854.488	5783880.309	600	900			300	23.164	24.439	1.275	EDCM605
25.3	JP	361945.980	5783881.524	600	900	300	22.554	375	22.504	24.077	1.573	EDCM605
25.2P	EP	361972.478	5783881.876			375	22.372	375	22.372	23.944	1.573	Connect to existing end of pipe.
26.1	GSEP	361950.518	5783844.845	600	900			300	22.088	23.627	1.539	EDCM603
32.1	GSEP	361922.674	5783911.968	600	900			300	22.888	24.332	1.444	EDCM603
33.4P	EP	361874.190	5784002.171			300	23.373	375	23.298	24.999	1.702	Cap and seal end of pipe.
33.2TP	TP	361866.512	5783959.450			375	23.124	375	23.124	24.763	1.639	Tangent Point (Radius 72.75m)
33.1TP	TP	361865.371	5783945.615			375	23.068	375	23.068	24.692	1.624	Tangent Point (Radius 72.75m)
33.4	GSEP	361865.607	5783927.861	600	900	375	23.000	375	22.949	24.565	1.616	EDCM603
33.3	GSEP	361874.107	5783927.974	600	900	375	22.915	450	22.841	24.577	1.737	EDCM603
33.2	JP	361882.364	5783919.933	600	900	300	23.031					Line 34 enters
33.2	JP	361882.364	5783919.933	600	900	450	22.794	450	22.744	24.508	1.764	EDCM605
33.1	GSEP	361922.561	5783920.467	600	900	450	22.577	450	22.527	24.332	1.805	EDCM603
33.1	GSEP	361922.561	5783920.467	600	900	300	22.803					Line 32 enters
34.1P	EP	361882.556	5784000.667			300	23.375	300	23.325	24.999	1.675	Cap and seal end of pipe.
34.2TP	TP	361874.976	5783958.488			300	23.153	300	23.153	24.766	1.613	Tangent Point (Radius 70.0m)
34.1TP	TP	361873.878	5783945.177			300	23.100	300	23.100	24.689	1.590	Tangent Point (Radius 70.0m)
84.1	JP	361939.344	5783948.405	600	900			300	23.128	24.569	1.441	EDCM605

NOTE:  
 1. xy setout to pit lid centre  
 2. setout level to pit cover level  
 3. Pits deeper than 2.5m require either gatic or locking fibre glass type pit lids  
 4. Step Irons to be provided in all pits as per EDCM609

Curve Location	US	R (m)	A (m)	I	IP	Easting	Northing	Joint Type
17.2TP	17.10	72.25	8.629	06°50'34"	361930.39	5783944.62		Rubber Ring Joint
17.10	17.3TP	72.25	4.278	03°23'34"	361931.20	5783951.93		Rubber Ring Joint
33.1TP	33.2TP	72.75	13.903	10°56'58"	361865.28	5783952.59		Rubber Ring Joint
34.1TP	34.2TP	70	13.377	10°56'58"	361873.79	5783951.89		Rubber Ring Joint



CURVED PIPE DETAIL

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**CHARLTON DEGG**  
 LAND DEVELOPMENT CONSULTANTS  
 SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930  
 www.charltondegg.com.au

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TITLE: 100 LECKY ROAD PTY LTD  
 BANYAN PLACE ESTATE - STAGE 2  
 70-100 LECKY ROAD, OFFICER

DRAINAGE LONGITUDINAL SECTIONS - SHEET 5

DRG NO. 1470_2/R17	REV. F	SHEET 17 OF 18
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### SIGNAGE SCHEDULE

#1 NAME RD. STREET SIGN AS PER COUNCIL STD

#2 D4-5

### WARNING

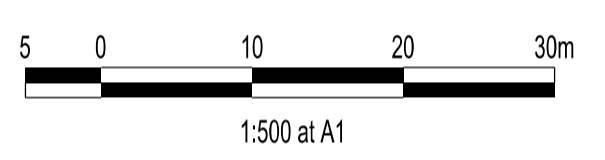
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### LEGEND

- APPROVED FOOTPATH
- CARDINIA SHIRE CROSSOVER
- KERB AND CHANNEL
- Sheet: 18 of 18
- Approved: 18/10/2022
- Date: Thursday, 22 December 2022
- CONDUITS
- ELECTRICITY MAIN
- TELECOMMUNICATION MAIN
- GAS MAIN
- DRINKING WATER MAIN
- NON DRINKING WATER MAIN
- SEWER MAIN, MAINTENANCE STRUCTURES AND SEWER PROPERTY BRANCHES
- PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
- EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
- DRAINAGE PIT NUMBER
- PROPOSED CUT AREAS
- PROPOSED FILL AREAS >200mm
- E00.00 EXISTING SURFACE LEVEL
- D00.00 DESIGN SURFACE LEVEL
- B00.00 TOP OF BATTER LEVEL
- P00.00 PADS LEVEL
- #1 STREET NAME SIGN
- LOT SLOPE DIRECTION
- PERMANENT SURVEY MARK
- TEMPORARY BENCH MARK
- RETAINING WALLS
- KERB TRANSITION



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