

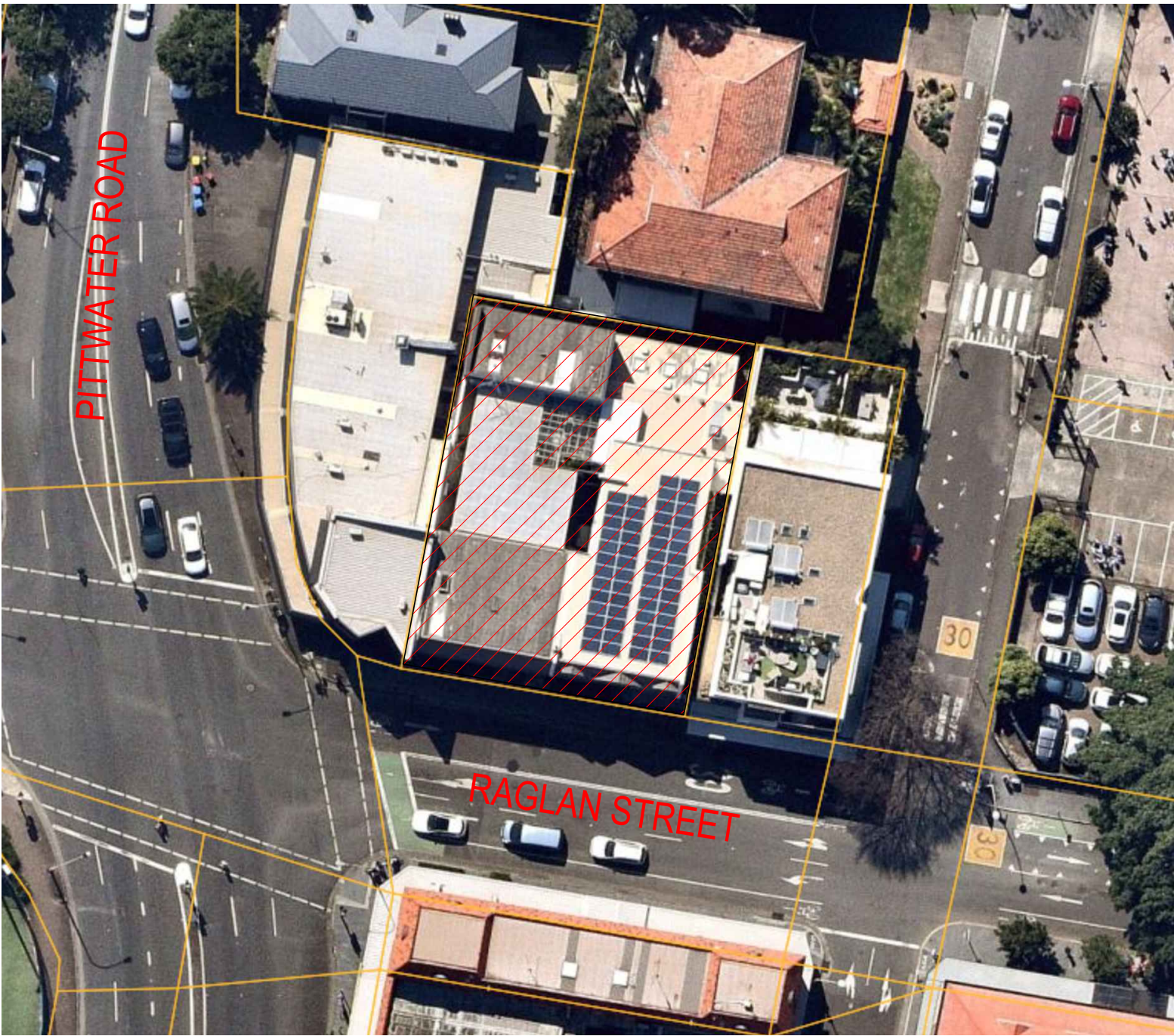
NEW RESIDENTIAL APARTMENT BUILDING

24 RAGLAN STREET

MANLY, NSW 2095

CIVIL DRAWING LIST

C000	COVER SHEET
C001	STANDARD NOTES
C101	SITE PLAN
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C406	OSD & INFILTRATION TRENCH DETAIL



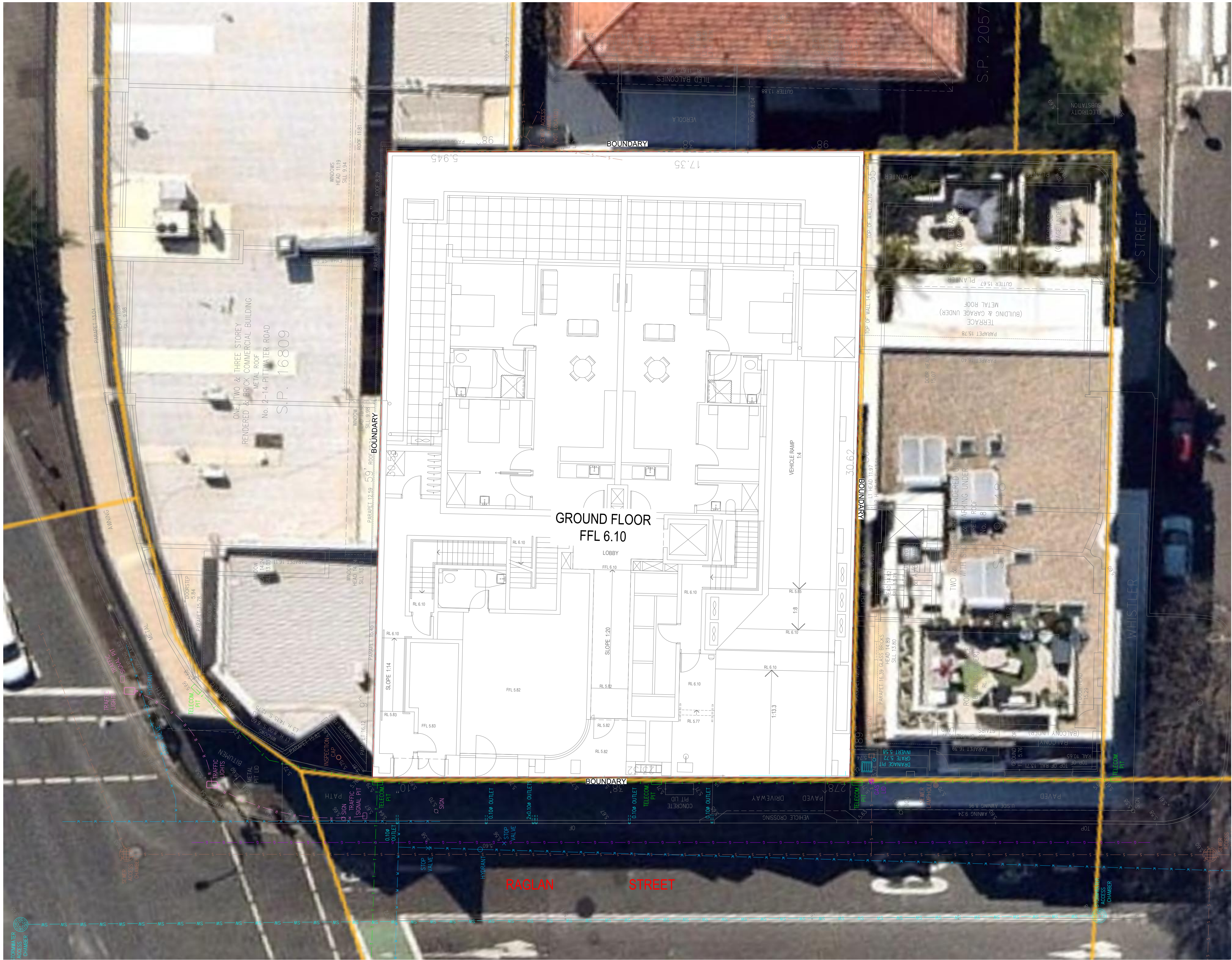
LOCALITY PLAN
NTS

REVISIONS:				SCALE BAR			 van der Meer Consulting LEVEL 6, 39 CHANDOS STREET ST LEONARDS NSW 2065 Telephone 61-2-9436 0433 Fax 61-2-9436 1370 www.vandermeer.com.au van der Meer (NSW) Pty Ltd A.B.N. 56 158 266 301	CLIENT PARA-ERE HOLDINGS SUITE 2, L 8, 333 GEORGE STREET SYDNEY, NSW 2000 ARCHITECT CARLISLE ARCH PTY LTD 8/21 SYDNEY ROAD, MANLY, NSW 2095	PROJECT TITLE 22-24 RAGLAN STREET MANLY 22-24 RAGLAN STREET MANLY, NSW 2095 DRAWING TITLE COVER SHEET	DRAWING STATUS APPROVAL ISSUE NOT TO BE USED FOR CONSTRUCTION											
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											DRAFTSPERSON YK		SCALE		DATE NOV 2022		SHEET SIZE A1				
											JOB No. SY222-012		DRAWING No. C000		REVISION A						
A ISSUE FOR APPROVAL				YK	15.12.22																
No.				REVISION DESCRIPTION		DRAWN		DATE													

GENERAL NOTES					GENERAL EARTHWORKS					UTILITY SERVICES					PAVEMENT					CONCRETE																		
G1.	ALL LEVELS SHALL BE OBTAINED FROM ESTABLISHED BMS OR SSM.				E1.	THE SITE OF THE WORKS SHALL BE PREPARED BY STRIPPING ALL EXISTING TOPSOIL, FILL AND VEGETATION.				S1.	CONDUITS TO BE PROVIDED FOR WATER AND ENERGY AUTHORITIES, TELSTRA AND OTHER SERVICES AS REQUIRED.				F1.	SUBGRADE SHALL BE PREPARED AS OUTLINED IN EARTHWORKS.				C1.	ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH AS 3600 AND OTHER RELEVANT AUSTRALIAN STANDARDS.																	
G2.	CONTRACTOR MUST VERIFY ALL DIMENSIONS AND EXISTING LEVELS ON SITE PRIOR TO COMMENCEMENT OF WORK.				E2.	COMPACT SUBGRADE TO 98% OF THE STANDARD MAXIMUM DRY DENSITY WHEN TESTED IN ACCORDANCE WITH AUSTRALIAN STANDARD AS 1289 TESTS E.1.1, OR E.1.2. THE EXPOSED SUBGRADE SHOULD BE PROOF ROLLED TO DETECT ANY SOFT OR WET AREAS WHICH SHOULD BE LOCALLY EXCAVATED AND BACK FILLED WITH SELECTED MATERIAL. THE BACK FILLING MATERIAL SHALL BE IMPORTED GRANULAR FILL OF LOW PLASTICITY, PREFERABLY CRUSHED SANDSTONE, AND TO BE PLACED IN LAYERS NOT EXCEEDING 300mm LOOSE THICKNESS AND COMPACTED TO 98% OF STANDARD MAXIMUM DRY DENSITY WITHIN 2% OF STANDARD OPTIMUM MOISTURE CONTENT. SITE WORKS ARE TO BE BATTERED TO ADJACENT PROPERTY LEVELS.				S2.	THE LOCATIONS OF UNDERGROUND SERVICES SHOWN ON THESE DRAWINGS HAVE BEEN PLOTTED FROM SURVEY AND AUTHORITY INFORMATION. THE SERVICE INFORMATION HAS BEEN PREPARED ONLY TO SHOW THE APPROXIMATE POSITIONS OF ANY KNOWN SERVICES AND MAY NOT BE AS CONSTRUCTED OR ACCURATE.				F2.	PAVEMENT MATERIAL SHALL CONSIST OF APPROVED OR RIPPED SANDSTONE, NATURAL GRAVEL OR FINE CRUSH ROCK AS PER COUNCIL SPECIFICATION.				C2.	CONCRETE SHALL BE SUPPLIED BY AN APPROVED MANUFACTURER IN ACCORDANCE WITH AS1379.																	
G3.	ALL WORKS ARE TO BE UNDERTAKEN IN ACCORDANCE WITH COUNCIL'S SPECIFICATIONS AND THE DIRECTIONS OF THE SUPERINTENDENT.				E3.	NO STORMWATER IS TO POND ON ADJOINING PROPERTIES. THE SITE SHALL BE GRADED AND DRAINED SO THAT STORMWATER WILL BE DIRECTED AWAY FROM THE BUILDING PLATFORM. STORMWATER DRAINAGE SHALL BE PROVIDED AND MAINTAINED THROUGHOUT THE COURSE OF CONSTRUCTION. ALL STORMWATER RUNOFF SHALL BE GRADED AWAY FROM THE DWELLING AND DISPOSED OF VIA SURFACE CATCHDRAINS AND STORMWATER COLLECTION PITS.				S3.	VAN DER MEER CANNOT GUARANTEE THAT THE SERVICES INFORMATION SHOWN ON THESE DRAWINGS, ACCURATELY INDICATES THE PRESENCE OR ABSENCE OF SERVICES OR THEIR LOCATION AND WILL ACCEPT NO LIABILITY FOR INACCURACIES IN THE SERVICES INFORMATION SHOWN ARISING FROM ANY CAUSE WHATSOEVER.				F3.	PAVEMENT MATERIALS SHALL BE SPREAD IN LAYERS NOT EXCEEDING 150mm AND NOT LESS THEN 75mm COMPACTED THICKNESS. PAVEMENT MATERIALS SHALL BE SIZED AND OF A STANDARD OUTLINED IN AS1141.				C3.	CONCRETE SHALL HAVE THE FOLLOWING PARAMETERS:																	
G4.	DIMENSIONS MUST NOT BE SCALED FROM DRAWINGS.				E4.	ENSURE ALL RETAINING WALLS ARE CONSTRUCTED WITH ADEQUATE SUBSOIL DRAINAGE.				S4.	IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH THE LOCATION AND LEVEL OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF ANY WORK. ANY DISCREPANCIES SHALL BE REPORTED TO THE SUPERINTENDENT. CLEARANCES SHALL BE OBTAINED FROM THE RELEVANT SERVICE AUTHORITY.				F4.	CRUSHED OR RIPPED SANDSTONE SHALL BE MINUS 75mm NOMINAL SIZE DERIVED FROM SOUND, CLEAN SANDSTONE FREE FROM OVERBURDEN, CLAY SEAMS, SHALE AND OTHER DELETERIOUS MATERIAL.				<table><tr><th>ELEMENT</th><th>SLUMP (mm)</th><th>AGGREGATE</th><th>f_c (MPa)</th><th>OTHER REQ</th></tr><tr><td>EXTERNAL VEHICLE SLAB</td><td>+ 80</td><td>20</td><td>N32</td><td>(1)</td></tr></table>					ELEMENT	SLUMP (mm)	AGGREGATE	f _c (MPa)	OTHER REQ	EXTERNAL VEHICLE SLAB	+ 80	20	N32	(1)				
ELEMENT	SLUMP (mm)	AGGREGATE	f _c (MPa)	OTHER REQ																																		
EXTERNAL VEHICLE SLAB	+ 80	20	N32	(1)																																		
G5.	CONTRACTOR TO ENSURE THAT ALL ROADWORKS ARE SMOOTHLY TRANSITIONED TO EXISTING LEVELS FREE FROM ABRUPT CHANGES.									S5.	CONTRACTORS SHALL TAKE DUE CARE WHEN EXCAVATING ON SITE INCLUDING HAND EXCAVATION WHERE NECESSARY.					DESCRIPTIONMODIFIED DENSITY RATIO SUB-BASE98% MDD BASE COURSE98% MDD ASPHALTIC CONCRETE97% MDD				+ DENOTES SLUMP AT PLANT (1) DENOTES MAXIMUM BASE SHRINKAGE STRAIN 600 x 10 ⁻⁶ AT 56 DAYS (TO AS 1012 PART 13)																		
G6.	THE CONTRACTOR SHALL ARRANGE ALL SURVEY SETOUT TO BE CARRIED OUT BY A REGISTERED SURVEYOR. FURTHER, THE LOCATION OF RECOVERY MARKS SHOULD BE VERIFIED AND CONFIRMED BY THE CONTRACTOR AND ANY DISCREPANCIES SHOULD BE CLARIFIED IN WRITING WITH THE SUPERINTENDENT PRIOR TO THE COMMENCEMENT OF WORK.									S6.	CONTRACTORS ARE TO CONTACT THE RELEVANT SERVICE AUTHORITY PRIOR TO COMMENCEMENT OF EXCAVATION OR FUTURE WORKS.					AND SUBJECT TO COUNCIL'S CONSTRUCTION SPECIFICATION.				C4. SIZES OF CONCRETE ELEMENTS DO NOT INCLUDE THICKNESS OF APPLIED FINISHES.																		
G7.	AT COMPLETION OF WORKS ALL ADJOINING DISTURBED AREAS ARE TO BE REINSTATED TO THE 'AS FOUND' CONDITION.									S7.	CONTRACTORS ARE TO UNDERTAKE A SERVICES SEARCH PRIOR TO COMMENCEMENT OF WORKS ON SITE. SEARCH RESULTS ARE TO BE KEPT ON SITE AT ALL TIMES.				F5.	PAVEMENT MATERIALS SHALL BE COMPACTED BY SUITABLE MEANS TO SATISFY THE FOLLOWING MINIMUM SPECIFICATIONS (AS PER AS1289.52)				C5. BEAM DEPTHS ARE WRITTEN FIRST AND INCLUDE SLAB THICKNESS, IF ANY.																		
G8.	THE CONTRACTOR SHALL ENSURE ALL AREAS DRAIN WITH A MINIMUM FALL OF 1% (1:100) GRADE TO OUTLETS UNLESS INDICATED OTHERWISE. NO WORKS SHALL CAUSE PONDING OF STORMWATER ON UPSTREAM PROPERTIES OR CONCENTRATE RUNOFF ONTO DOWNSTREAM PROPERTIES.																			C6. HOLES, CHASES OR EMBEDMENT ITEMS, INCLUDING PIPES AND CONDUITS SHALL NOT BE PLACED IN CONCRETE MEMBERS WITHOUT PRIOR APPROVAL OF THE ENGINEER.																		
G9.	THESE PLANS SHALL BE READ IN CONJUNCTION WITH APPROVED LANDSCAPE, ARCHITECTURAL, ELECTRICAL, RETICULATION, WATER & SEWER DRAWINGS AND SPECIFICATIONS AND OTHER WRITTEN INSTRUCTIONS AS MAY BE ISSUED.																			C7. CONDUITS, PIPES AND LIKE SHALL NOT BE PLACED WITHIN THE CONCRETE COVER, NOR DISPLACE THE REINFORCEMENT LAYERS.																		
G10.	THE CONTRACTOR SHALL ENSURE THAT ALL PAVEMENTS GRADE EVENLY BETWEEN NOMINATED RL'S ON PLAN AND NO POND OF WATER OCCURS.																			C8. CONSTRUCTION JOINTS (C.J.) SHALL BE PROPERLY FORMED AND USED ONLY WHERE SHOWN OR SPECIFICALLY APPROVED BY THE ENGINEER. ALL CONSTRUCTION JOINTS SHALL BE THOROUGHLY SCABBLED.																		
G11.	ALL DIMENSIONS ARE IN METERS UNLESS STATED OTHERWISE. ALL LEVELS ARE EXPRESSED IN METERS.																			C9. THE MAXIMUM HEIGHT OF POUR FOR CONCRETE ELEMENTS SHALL BE 3.0m UNLESS METHOD OF PLACEMENT HAS BEEN APPROVED BY THE ENGINEER. COLUMNS SHALL NOT BE POURED WITH THE SLAB OVER.																		
G12.	DURING CONSTRUCTION THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE STRUCTURE IN A STABLE CONDITION AND ENSURING NO PART SHALL BE OVERSTRESSED UNDER CONSTRUCTION ACTIVITIES.																			C10. CONCRETE SHALL BE THOROUGHLY COMPACTED IN THE FORMS BY MEANS OF MECHANICAL VIBRATION.																		
G13.	WORKMANSHIP AND MATERIALS ARE TO BE IN ACCORDANCE WITH THE RELEVANT CURRENT S.A.A. CODES INCLUDING ALL AMENDMENTS, AND THE LOCAL STATUTORY AUTHORITIES, EXCEPT WHERE VARIED BY THE CONTRACT DOCUMENTS.																			C11. WHEN THE SHADE TEMPERATURE EXCEEDS 35°C, THE EXPOSED SURFACE OF CONCRETE SHALL BE SPRAYED WITH A FINE FILM OF APPROVED ALIPHATIC ALCOHOL DURING CONCRETE PLACEMENT AND FINISHING IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. ENSURING ADEQUATE SUPPLY OF ALIPHATIC ALCOHOL ON SITE BEFORE COMMENCING CONCRETE WORK.																		
G14.	THE APPROVAL OF A SUBSTITUTION SHALL BE SOUGHT FROM THE ENGINEER BUT IS NOT AN AUTHORIZATION FOR AN EXTRA. ANY EXTRAS INVOLVED MUST BE TAKEN UP WITH THE SUPERINTENDENT BEFORE THE WORK COMMENCES.																			C12. CURING OF CONCRETE SHALL COMMENCE WITHIN 2 HOURS OF FINISHING OPERATIONS AND SHALL BE MAINTAINED FOR A MINIMUM OF 7 DAYS USING AN APPROVED PROPRIETARY CURING COMPOUND IN ACCORDANCE WITH AS 3799 AND COMPATIBLE WITH THE PROPOSED FINISH OR CONTINUOUS PONDING WITH POTABLE WATER. THE CONTRACTOR TO SUBMIT PROPOSED CURING PROCEDURE FOR APPROVAL OF THE ENGINEER.																		
G15.	THE CONTRACTOR IS TO EMPLOY A QUALIFIED GEOTECHNICAL ENGINEER AS REQUIRED FOR ALL GEOTECHNICAL ASPECTS OF THE BUILDING WORKS. REFER TO FOUNDATION, GROUNDWORKS AND RETENTION/SHORING NOTES. REFER ALSO TO THE GEOTECHNICAL REPORT FOR THIS PROJECT.																			C13. ALL CONCRETE DELIVERED TO SITE SHALL BE SUBJECT TO PROJECT ASSESSMENT IN ACCORDANCE WITH AS 1379.																		
SUBGRADE PREPARATION																				C14. THE CONTRACTOR SHALL NOMINATE A CONCRETE DELIVERY SUPERVISOR WHO SHALL BE A SUITABLE EXPERIENCED PERSON FOR THE APPROVAL OF THE ENGINEER, TO MONITOR THE DELIVERY AND PLACING OF THE CONCRETE FOR EACH POUR ON THE PROJECT. IN ADDITION, THE MANUFACTURER SHALL SAMPLE AND TEST FOR DRYING SHRINKAGE EACH TYPE OF CONCRETE SUPPLIED, AT LEAST EVERY MONTH DURING THE COURSE OF THE PROJECT OR FOR EVERY 1000 CUBIC METRES PLACED. NATA TEST CERTIFICATES SHALL BE FORWARDED TO THE ENGINEER. THE RESULTS OF THESE TESTS SHALL ALSO BE KEPT ON SITE.																		
RW1.	REMOVE ALL VEGETATION, TOPSOIL AND DELETERIOUS MATERIAL FROM AREA OF PROPOSED BUILDING PLATFORM AND PAVEMENTS.																			C15. CONCRETE SAMPLES AND TESTS																		
RW2.	PROOF ROLL EXPOSED SUB GRADE TO ACHIEVE A MINIMUM COMPACTION OF 98% STANDARD MAXIMUM DRY DENSITY (SMDD), DETERMINED BY THE STANDARD COMPACTION TEST IN ACCORDANCE WITH CURRENT AUSTRALIAN STANDARD 1289.5.1.1.																			ARRANGE FOR A NATA REGISTERED TESTING LABORATORY TO TAKE SAMPLES OF AND TEST CONCRETE FOR COMPRESSION, FLEXURAL TENSILE STRENGTH (SLABS ON GROUND ONLY) AND SLUMP.																		
RW3.	REMOVE ANY SOFT, HEAVING, WET OR UNSTABLE AREAS IDENTIFIED DURING PROOF ROLLING AND REPLACE USING SELECT IMPORTED FILL COMPACTED IN LAYERS NOT EXCEEDING 200mm MEASURED LOOSE TO ACHIEVE A MINIMUM 98% STANDARD MAXIMUM DRY DENSITY.																			COMPRESSION TEST SAMPLES SHALL CONSIST OF 3 STANDARD CYLINDERS (4 STANDARD CYLINDERS FOR POST-TENSIONED CONCRETE), TESTED FOR COMPRESSIVE STRENGTH AS FOLLOWS:																		
RW4.	NOTE THAT THE SITE IS UNDERLAIN BY EXISTING SERVICES AND COMPACTION UTILISING VIBRATION MAY NOT BE SUITABLE IN THE VICINITY OF UNDERGROUND SERVICES.																			ONE (1) CYLINDER AT 3 DAYS FOR POST-TENSIONED CONCRETE ONLY. ONE (1) CYLINDER AT 7 DAYS. TWO (2) CYLINDERS AT 28 DAYS.																		
RW5.	ANY FILL REQUIRED TO RAISE LEVELS TO BULK EARTHWORKS TO WITHIN 50mm OF NOMINATED LEVELS IS TO BE APPROVED GRANULAR MATERIAL COMPACTED IN LAYERS NOT EXCEEDING 300mm MEASURED LOOSE TO 98% STANDARD MAXIMUM DRY DENSITY WITHIN 2% OF STANDARD OPTIMUM MOISTURE CONTENT (SOMC).																			THE MINIMUM NUMBER OF DAILY SAMPLES SHALL BE AS FOLLOWS:																		
RW6.	THE CONTRACTOR IS TO PROVIDE CERTIFICATION TO THE EFFECT THAT EARTHWORKS COMPACTION TO 98% STANDARD MAXIMUM DRY DENSITY, (AS 1289 E1.1, E4.1) HAS BEEN ACHIEVED, UNLESS OTHERWISE AGREED IN WRITING BY SITE SUPERINTENDENT.																			IN COLUMNS/WALLS: 1 SAMPLE PER TRUCK																		
RW7.	THE CONTRACTOR IS TO PROVIDE TO THE SITE SUPERINTENDENT A SURVEY CONFIRMATION FROM A REGISTERED SURVEYOR, CONFIRMING BULK EARTHWORKS LEVELS AS WITHIN +/-50mm OF LEVELS NOMINATED.																			ALL OTHER CONCRETE OF ANY ONE TYPE AS FOLLOWS: 1 TRUCK PER DAY - 1 SAMPLE 2 TO 5 TRUCKS PER DAY - 2 SAMPLES 6 TO 10 TRUCKS PER DAY - 3 SAMPLES 10 TO 20 TRUCKS PER DAY - 4 SAMPLES FOR EACH ADDITIONAL 10 TRUCKS PER DAY, 1 SAMPLE.																		
RW8.	SUBGRADE REPLACEMENT MATERIAL IS TO CONSIST OF CLEAN, UNCONTAMINATED, WELL-GRADED MATERIAL WITH A MAXIMUM PARTICLE SIZE OF 75mm, WITH 80% LESS THAN 20mm, AND A SOAKED C.B.R. GREATER THAN 10% AND A PLASTICITY INDEX LESS THAN 12.																			SLUMP: 1 SAMPLE PER TRUCK AT TIME OF POURING.																		
RW9.	BACK FILLING FOR SERVICE TRENCHES AND REMOVED SERVICES OR PITS OR FOUNDATIONS IS TO USE APPROVED WELL-GRADED GRANULAR MATERIAL WITH MINIMUM VOIDS, (EITHER SELECT INSITU OR IMPORTED FILL), COMPACTION AS SPECIFIED ABOVE.																			C16. REFER TO TYPICAL STRIPPING AND PROPPING DETAIL.																		
RW10.	ALL EARTHWORKS TO BE UNDERTAKEN IN ACCORDANCE WITH AS3798-1996: GUIDELINES ON EARTHWORKS FOR COMMERCIAL & RESIDENTIAL DEVELOPMENTS.																																					
REVISIONS:					SCALE BAR																																	
A	ISSUED FOR APPROVAL			YK	15.12.22																																	
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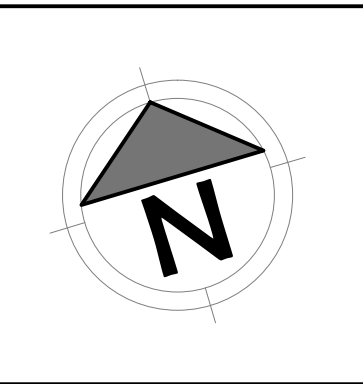
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ARCHITECT		DRAWING TITLE		PROJECT LEADER	
CARLISLE ARCH PTY LTD 8/21 SYDNEY ROAD, MANLY, NSW 2095		STANDARD NOTES		PS	
				DESIGNER	
				YK	
				SIGNATURE	
				DRAFTSPERSON	
				YK	
				SCALE	
				DATE	
				NOV 2022	
				SHEET SIZE	
				A1	
				JOB No.	
				SY222-012	
				DRAWING No.	
				C001	
				REVISION	
				A	



PLAN
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REVISIONS:			
No.	REVISION DESCRIPTION	DRAWN	DATE
A	ISSUED FOR APPROVAL	YK	15.12.22

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ARCHITECT
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8/21 SYDNEY ROAD, MANLY, NSW 2095

PROJECT TITLE
22-24 RAGLAN STREET MANLY
22-24 RAGLAN STREET
MANLY, NSW 2095

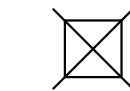
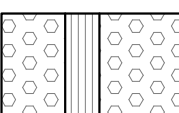
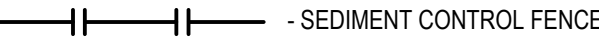
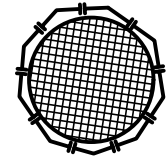
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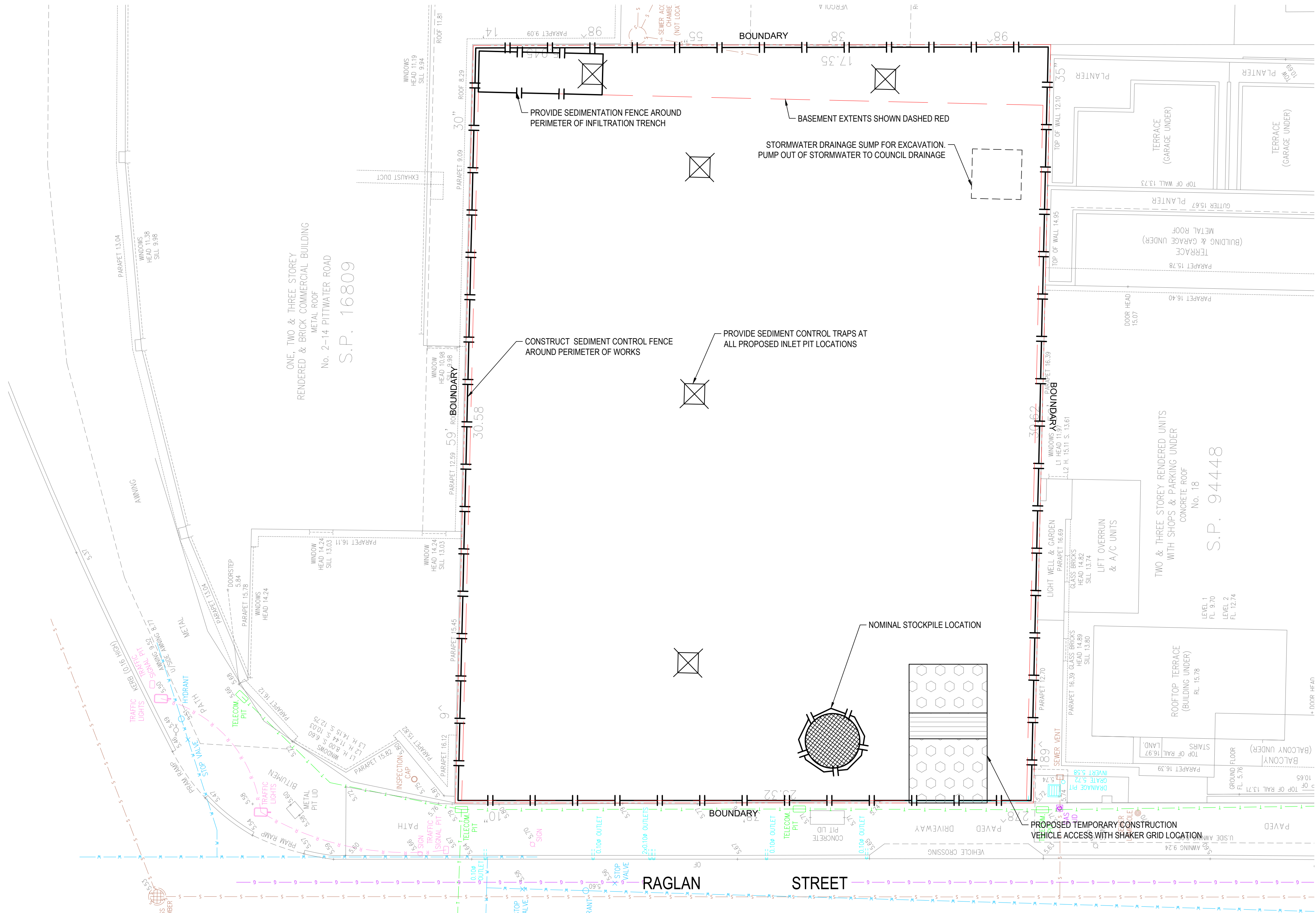
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DRAFTSPERSON YK	SCALE AS SHOWN	DATE NOV 2022	SHEET SIZE A1
JOB No. SY222-012	DRAWING No. C101	REVISION A	

EROSION AND SEDIMENT NOTES

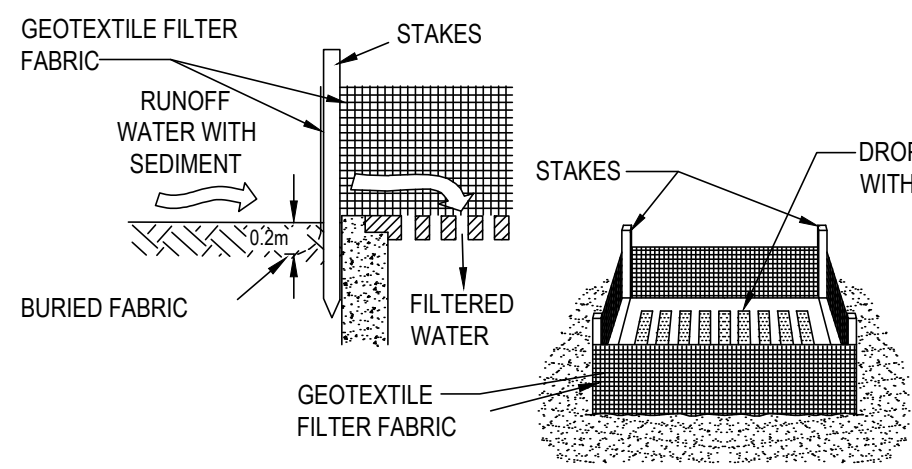
- B1. THIS PLAN IS TO BE READ IN CONJUNCTION WITH EROSION AND SEDIMENT CONTROL DETAILS AS SHOWN
- B2. THE CONTRACTOR SHALL IMPLEMENT ALL SOIL EROSION AND SEDIMENT CONTROL MEASURES AS NECESSARY AND TO THE SATISFACTION OF COUNCIL PRIOR TO THE COMMENCEMENT OF AND DURING CONSTRUCTION. NO DISTURBANCE TO THE SITE SHALL BE PERMITTED OTHER THAN IN THE IMMEDIATE AREA OF THE WORKS AND NO MATERIAL SHALL BE REMOVED FROM THE SITE WITHOUT COUNCIL'S APPROVAL. ALL EROSION AND SEDIMENT CONTROL DEVICES TO BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH STANDARDS OUTLINED IN NSW DEPARTMENT OF HOUSING'S "MANAGING URBAN STORMWATER - SOILS AND CONSTRUCTIONS".
- B3. TOPSOIL SHALL BE STRIPPED AND STOCKPILED OUTSIDE HAZARD AREAS SUCH AS DRAINAGE LINES. THIS TOPSOIL IS TO BE RESPREAD LATER ON AREAS TO BE REVEGETATED AND STABILISED ONLY. (I.E. ALL FOOTPATHS, BATTERS, SITE REGARDING AREAS, BASINS AND CATCHDRAINS). TOPSOIL SHALL NOT BE RESPREAD ON ANY OTHER AREAS UNLESS SPECIFICALLY INSTRUCTED BY THE SUPERINTENDENT. IF THEY ARE TO REMAIN FOR LONGER THAN ONE MONTH STOCKPILES SHALL BE PROTECTED FROM EROSION BY COVERING THEM WITH A MULCH AND HYDROSEEDING AND, IF NECESSARY, BY LOCATING BANKS OR DRAINS DOWNSTREAM OF A STOCKPILE TO RETARD SILT LADEN RUNOFF.
- B4. THE CONTRACTOR SHALL REGULARLY MAINTAIN ALL EROSION AND SEDIMENT CONTROL DEVICES AND REMOVE ACCUMULATED SILT FROM DEVICES SUCH THAT NO MORE THAN 60% OF THEIR CAPACITY IS LOST. ALL THE SILT IS TO BE PLACED OUTSIDE THE LIMIT OF WORKS. THE PERIOD FOR MAINTAINING THESE DEVICES SHALL BE AT LEAST UNTIL ALL DISTURBED AREAS ARE REVEGETATED OR AS DIRECTED BY THE SUPERINTENDENT OR COUNCIL.
- B5. VEHICULAR TRAFFIC SHALL BE CONTROLLED DURING CONSTRUCTION CONFINING ACCESS WHERE POSSIBLE TO NOMINATED STABILISED ACCESS POINTS.
- B6. THE CONTRACTOR SHALL IMPLEMENT DUST CONTROL BY REGULAR WETTING DOWN (BUT NOT SATURATING) DISTURBED AREA.
- B7. PROVIDE AND MAINTAIN SILT TRAPS AROUND ALL SURFACE INLET PITS UNTIL CATCHMENTS ARE REVEGETATED OR PAVED.
- B8. REVEGETATE ALL TRENCHES IMMEDIATELY UPON COMPLETION OF BACKFILLING.
- B9. ALL DRAINAGE PIPE INLETS TO BE CAPPED UNTIL :
A) DOWNPIPES CONNECTED
B) PITS CONSTRUCTED AND PROTECTED WITH SILT BARRIER
- B10. SILT FENCE MAINTENANCE INSPECTION TO BE CARRIED OUT EVERY 3 MONTHS AND AFTER EACH RAINFALL EVENT.
- B11. EROSION & SEDIMENT CONTROL SIGNAGE AVAILABLE FROM COUNCIL MUST BE ATTACHED TO THE MOST PROMINENT AVAILABLE STRUCTURE AND BE VISIBLE AT ALL TIMES WHEN ENTERING THE SITE FOR THE DURATION OF CONSTRUCTION.

LEGEND

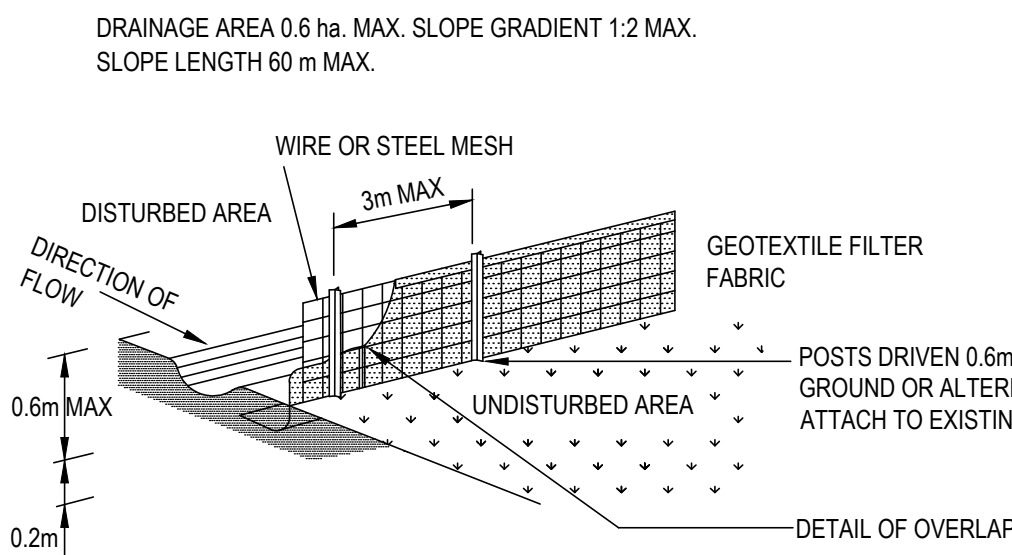
-  -STORMWATER SEDIMENT TRAPS AT ALL PROPOSED PIT INLETS
-  -TEMPORARY CONSTRUCTION VEHICLE EXIT
-  - SEDIMENT CONTROL FENCE
-  -STOCKPILE AREA
-  - BOUNDARY
-  - BASEMENT EXTENTS



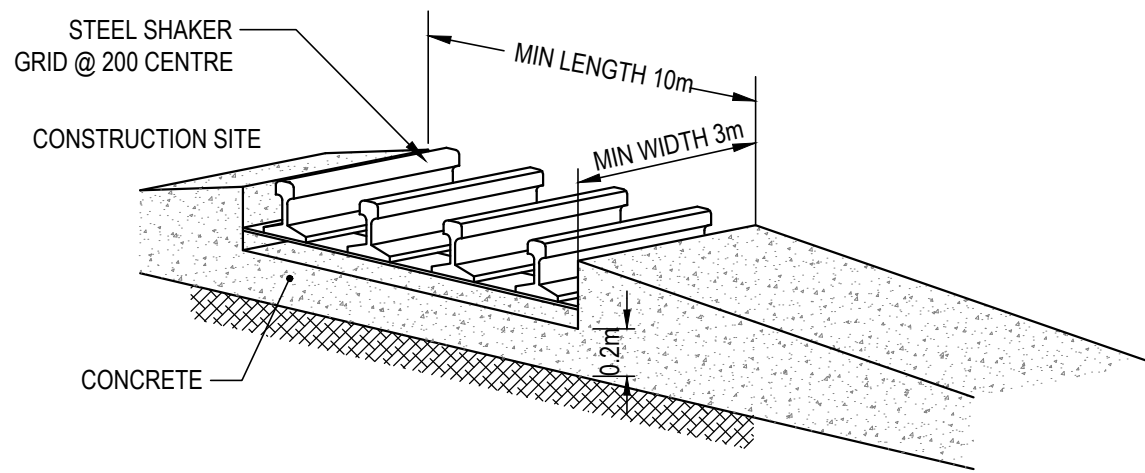
PLAN
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GEOTEXTILE FILTER FABRIC INLET
SEDIMENT TRAP
N.T.S.



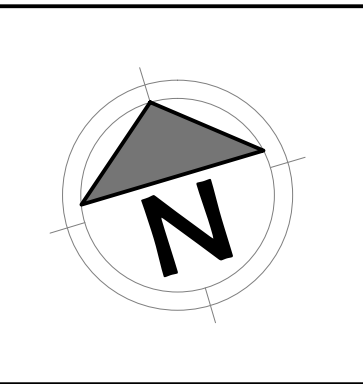
SEDIMENT CONTROL FENCE
N.T.S.



TEMPORARY CONSTRUCTION
VEHICLE EXIT
N.T.S.

REVISIONS:			
No.	REVISION DESCRIPTION	DRAWN	DATE
A	ISSUED FOR APPROVAL	YK	15.12.22

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4	5	10	
SCALE 1:100			
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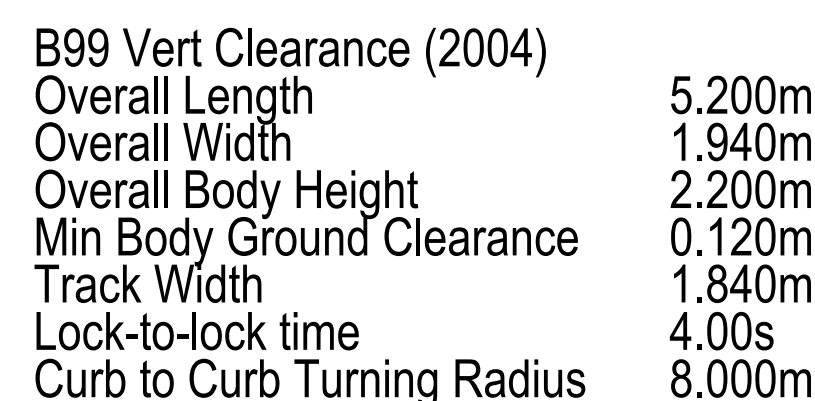
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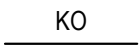
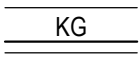
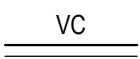
ARCHITECT
CARLISLE ARCH PTY LTD
8/21 SYDNEY ROAD, MANLY, NSW 2095

PROJECT TITLE
22-24 RAGLAN STREET MANLY
22-24 RAGLAN STREET
MANLY, NSW 2095

DRAWING TITLE
EROSION AND SEDIMENT CONTROL

DRAWING STATUS			
APPROVAL ISSUE NOT TO BE USED FOR CONSTRUCTION			
PROJECT LEADER PS	DESIGNER YK	SIGNATURE	
DRAFTSPERSON YK	SCALE AS SHOWN	DATE NOV 2022	SHEET SIZE A1
JOB No. SY222-012	DRAWING No. C210	REVISION A	



- # LEGEND
- | | |
|---|---|
|  | BOUNDARY |
|  | ROOF EXTENTS |
|  | HEAVY DUTY CONCRETE PAVEMENT
REFER TO DRAWING C310 FOR DETAILS |
|  | FOOTPATH PAVEMENT
REFER TO DRAWING C310 FOR DETAILS |
|  | EXTERNAL LANDSCAPE AREA
REFER TO LANDSCAPE ARCHITECT'S PLAN |
|  | KERB ONLY
REFER TO DRAWING C310 FOR DETAILS |
|  | KERB AND GUTTER
REFER TO DRAWING C310 FOR DETAILS |
|  | VEHICULAR CROSSING
REFER TO DRAWING C310 FOR DETAILS |
|  | EXISTING STORMWATER |
|  | EXISTING ELECTRICITY |
|  | EXISTING OVERHANG ELECTRICITY |
|  | EXISTING SEWER |
|  | EXISTING WATER |
|  | EXISTING GAS |
|  | EXISTING TELECOMMUNICATION |
|  | EXISTING RMS UTILITIES |



SCALE BAR

0 1 2 3 4 5m 10m

SCALE 1:100

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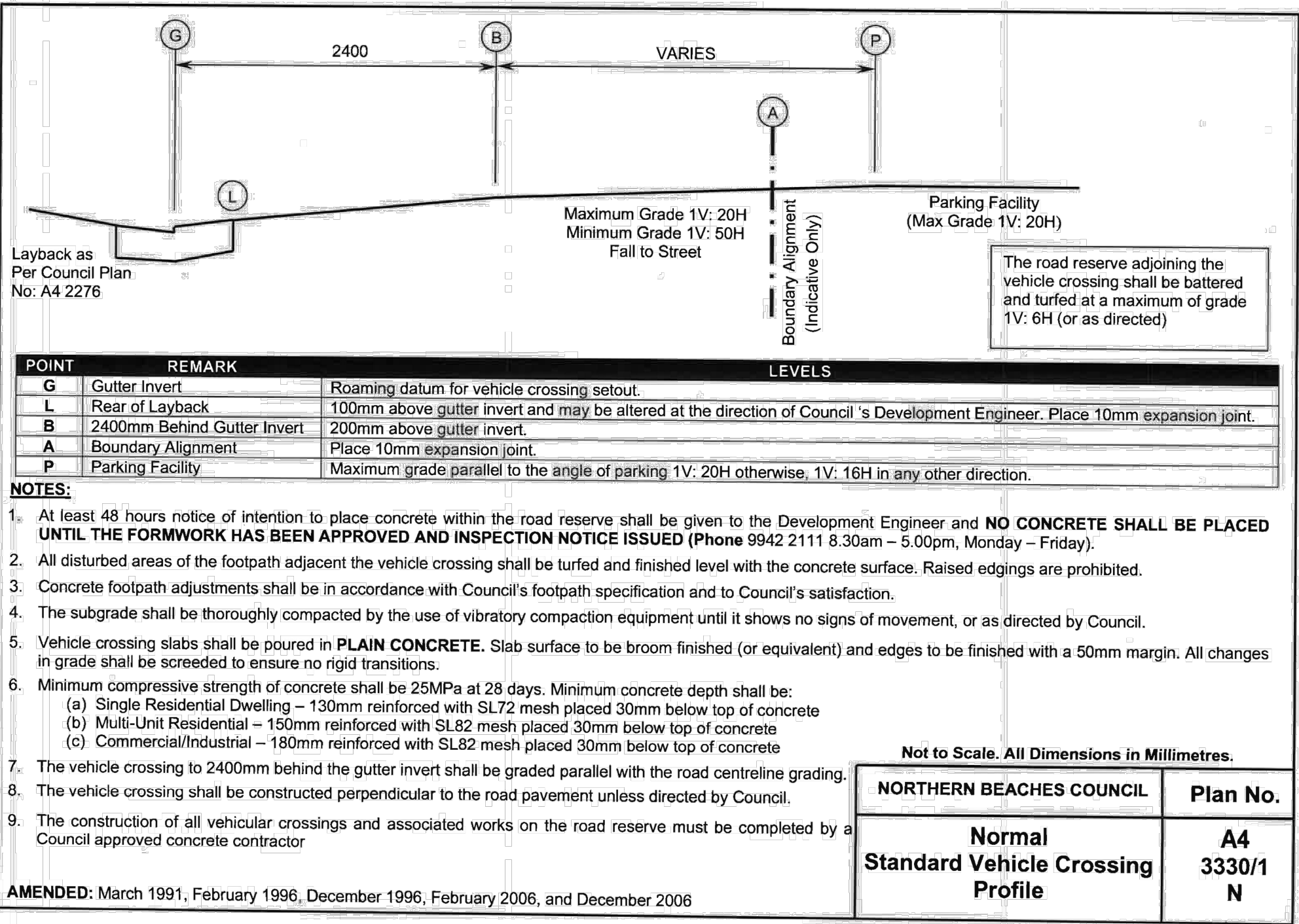
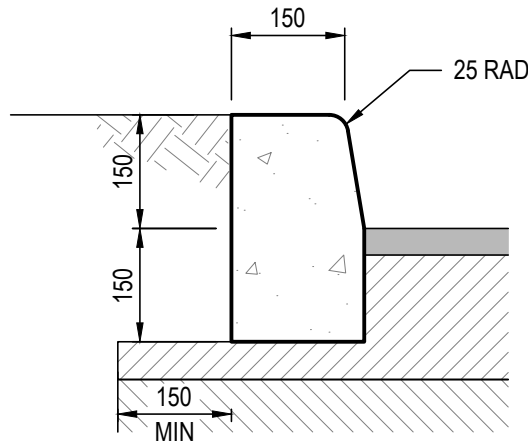
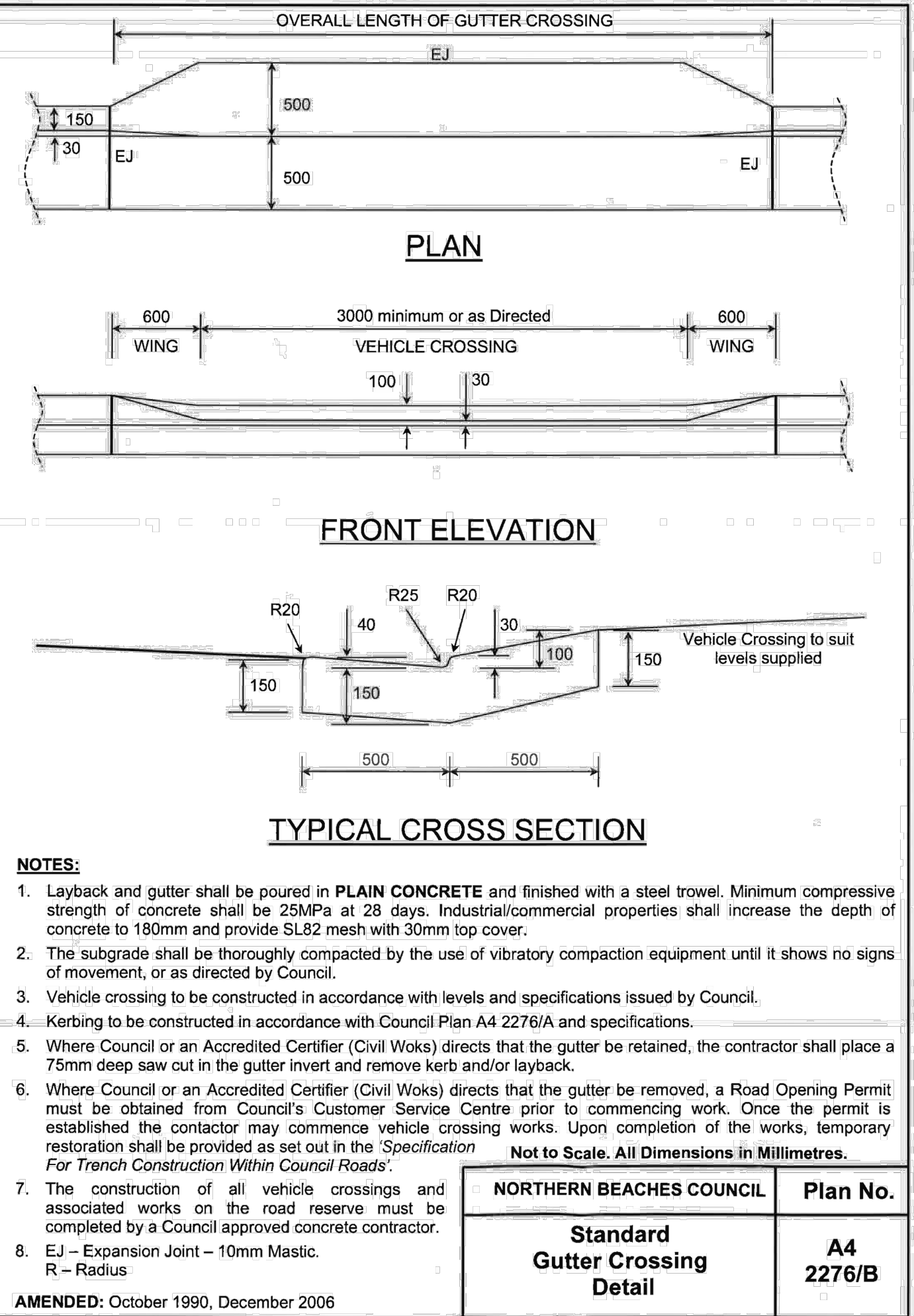
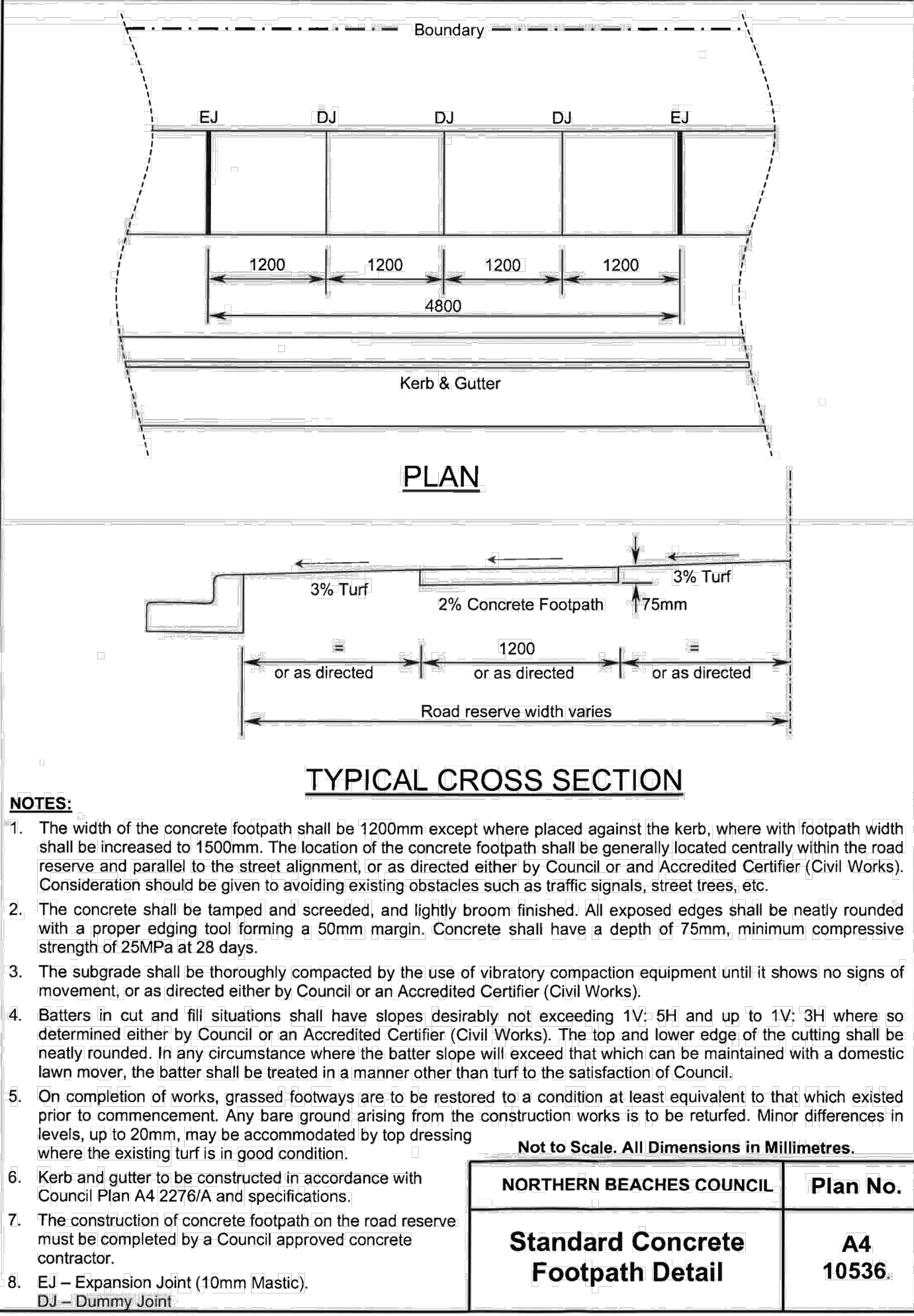
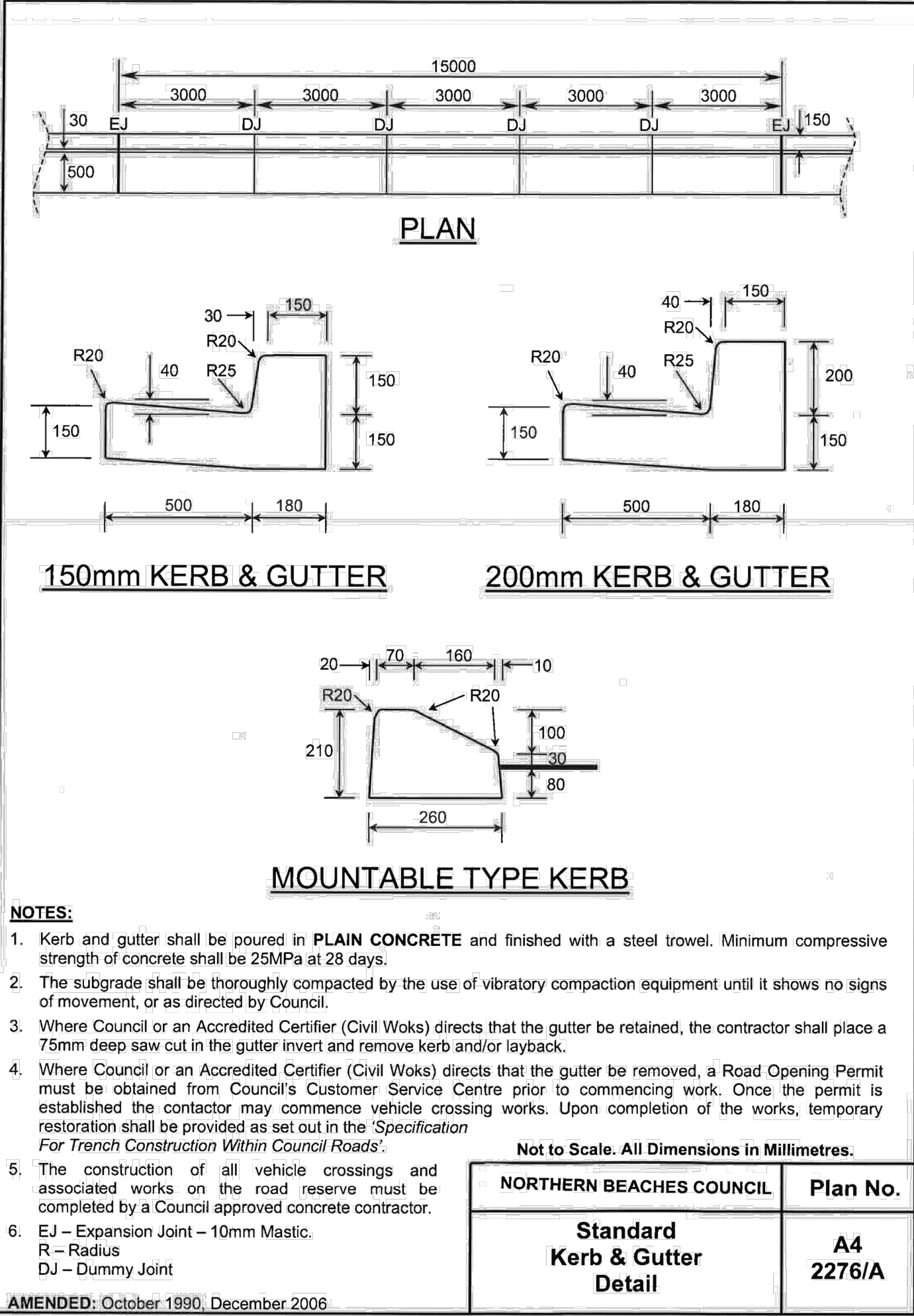
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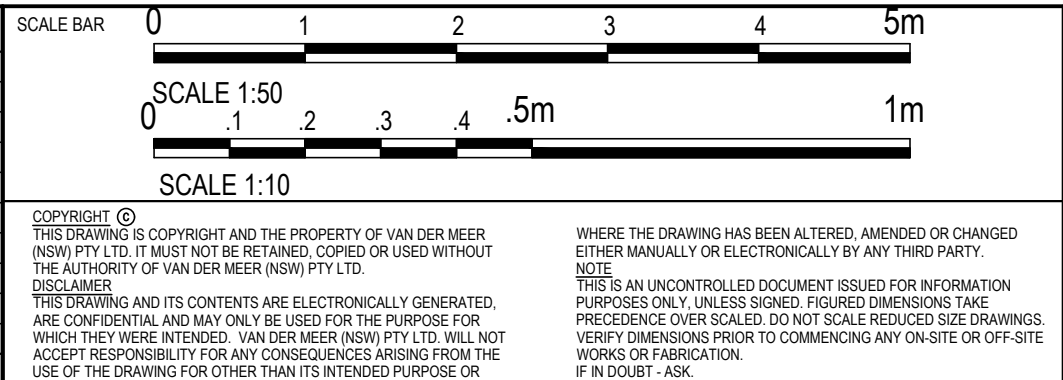


PROJECT TITLE	22-24 RAGLAN STREET MANLY 22-24 RAGLAN STREET MANLY, NSW 2095
DRAWING TITLE	DRIVEWAY 1 PLAN & LONG SECTION

DRAWING STATUS			
APPROVAL ISSUE NOT TO BE USED FOR CONSTRUCTION			
PROJECT LEADER	DESIGNER	SIGNATURE	
PS	YK		
DRAFTSPERSON	SCALE	DATE	SHEET SIZE
YK	AS SHOWN	NOV 2022	A1
JOB NO.	DRAWING NO.		REVISION
SY2222-012	C301		A



REVISIONS:			
No.	REVISION DESCRIPTION	DRAWN	DATE
A	ISSUED FOR APPROVAL	YK	15.12.22



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SYDNEY, NSW 2000

ARCHITECT
CARLISLE ARCH PTY LTD
8/21 SYDNEY ROAD, MANLY, NSW 2095

PROJECT TITLE
22-24 RAGLAN STREET MANLY
22-24 RAGLAN STREET
MANLY, NSW 2095

DRAWING TITLE
PAVEMENT DETAILS

DRAWING STATUS			
APPROVAL ISSUE NOT TO BE USED FOR CONSTRUCTION			
PROJECT LEADER PS	DESIGNER YK	SIGNATURE	
DRAFTSPERSON YK	SCALE AS SHOWN	DATE NOV 2022	SHEET SIZE A1
JOB No. SY222-012	DRAWING No. C310	REVISION A	

NOTE:

ALL TRAFFICABLE STORMWATER PITS TO BE HEEL SAFE. ALL EXTERNAL INLET PITS TO BE FITTED WITH OCEANPROTECT 'OCEANGUARD' ENVIROPODS

EXISTING SERVICES TO BE LOCATED AND LEVELS CONFIRMED ONSITE TO ENSURE NO CLASHING PRIOR TO COMMENCEMENT OF WORKS.

STORMWATER CONNECTION LEVELS TO RAGLAN STREET ARE TO BE CONFIRMED PRIOR TO COMMENCEMENT OF WORKS. CONTACT ENGINEER IN CASE OF VARIATION

LEGEND

- BOUNDARY
- ROOF EXTENTS
- BASEMENT EXTENTS
- PROPOSED STORMWATER PIT
REFER TO DRAWING C405 FOR DETAILS
- PROPOSED STORMWATER PIPE
REFER TO DRAWING C405 FOR DETAILS
- OF PATH
SURCHARGE FLOW PATH
- DP
DOWNPIPE CONNECTION
- TRENCH GRATE
REFER TO DRAWING C405 FOR DETAILS
- RETAINING WALL
REFER TO STRUCTURAL ENGINEER FOR DETAILS
- SURVEY
- ARCHITECTURAL
- EXISTING STORMWATER
- EXISTING ELECTRICITY
- EXISTING OVERHANG ELECTRICITY
- EXISTING SEWER
- EXISTING WATER
- EXISTING GAS
- EXISTING TELECOMMUNICATION
- EXISTING RMS UTILITIES

WARNING

BEWARE 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.

REVISIONS:			
No.	REVISION DESCRIPTION	DRAWN	DATE
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SCALE BAR

0 1 2 3 4 5m 10m

SCALE 1:100

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LEGEND

- BOUNDARY
- ROOF EXTENTS
- BASEMENT EXTENTS
- PROPOSED STORMWATER PIT
REFER TO DRAWING C405 FOR DETAILS
- PROPOSED STORMWATER PIPE
REFER TO DRAWING C405 FOR DETAILS
- OF PATH
SURCHARGE FLOW PATH
- DP
DOWNPIPE CONNECTION
REFER TO HYDRAULIC ENGINEER'S PLAN
- TRENCH GRATE
REFER TO DRAWING C405 FOR DETAILS
- RETAINING WALL
REFER TO STRUCTURAL ENGINEER FOR DETAILS
- SURVEY
- ARCHITECTURAL
- SW --- SW
EXISTING STORMWATER
- E --- E
EXISTING ELECTRICITY
- OH --- OH
EXISTING OVERHANG ELECTRICITY
- S --- S
EXISTING SEWER
- W --- W
EXISTING WATER
- G --- G
EXISTING GAS
- T --- T
EXISTING TELECOMMUNICATION
- R --- R
EXISTING RMS UTILITIES
- LANDSCAPING RAISED PLANTER
EXTENTS

WARNING

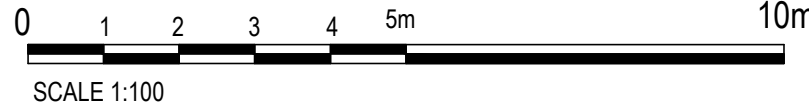
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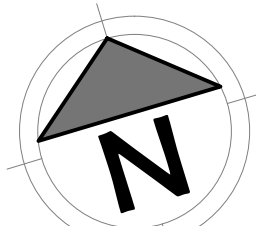
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SCALE BAR



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ARCHITECT

CARLISLE ARCH PTY LTD
8/21 SYDNEY ROAD, MANLY, NSW 2095

PROJECT TITLE

22-24 RAGLAN STREET MANLY
22-24 RAGLAN STREET
MANLY, NSW 2095

DRAWING TITLE

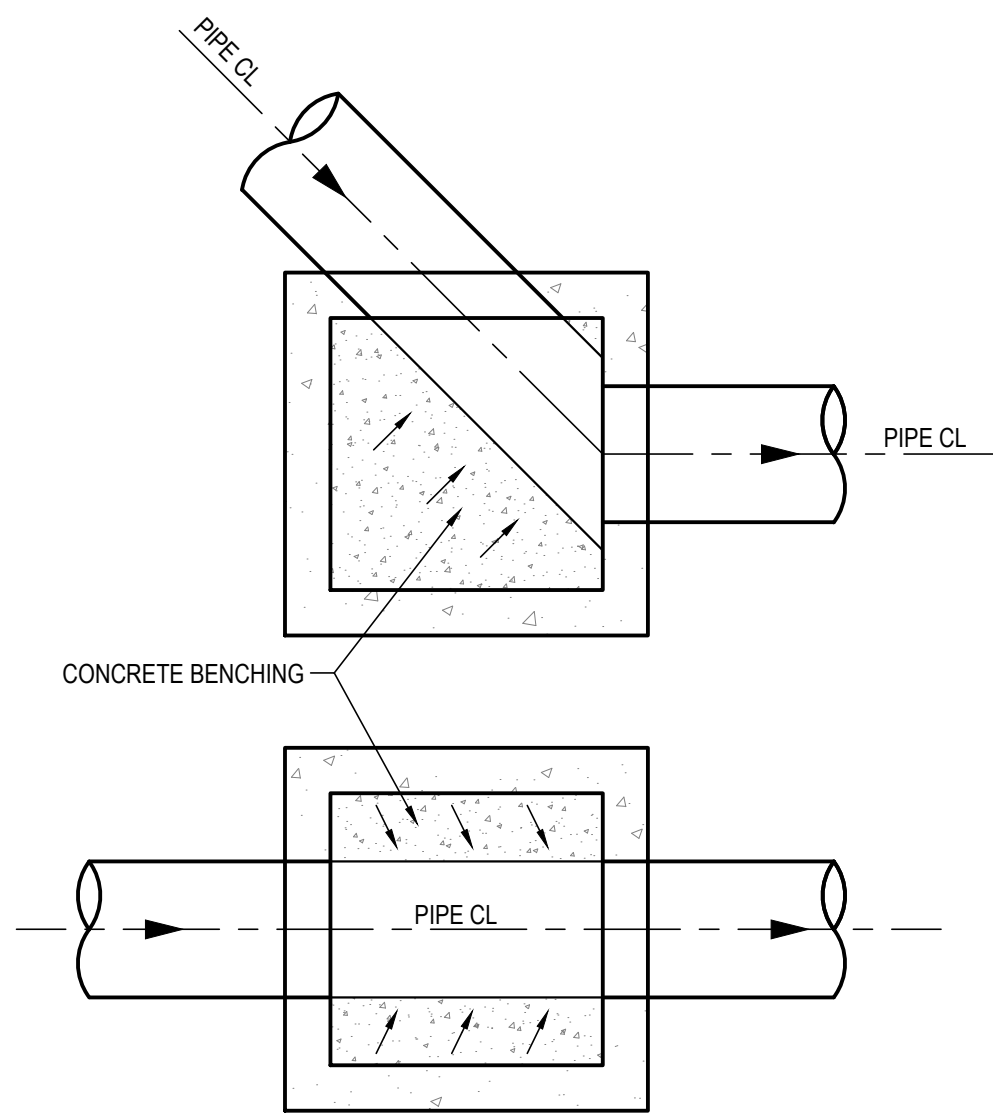
DRAINAGE LAYOUT
GROUND LEVEL

DRAWING STATUS

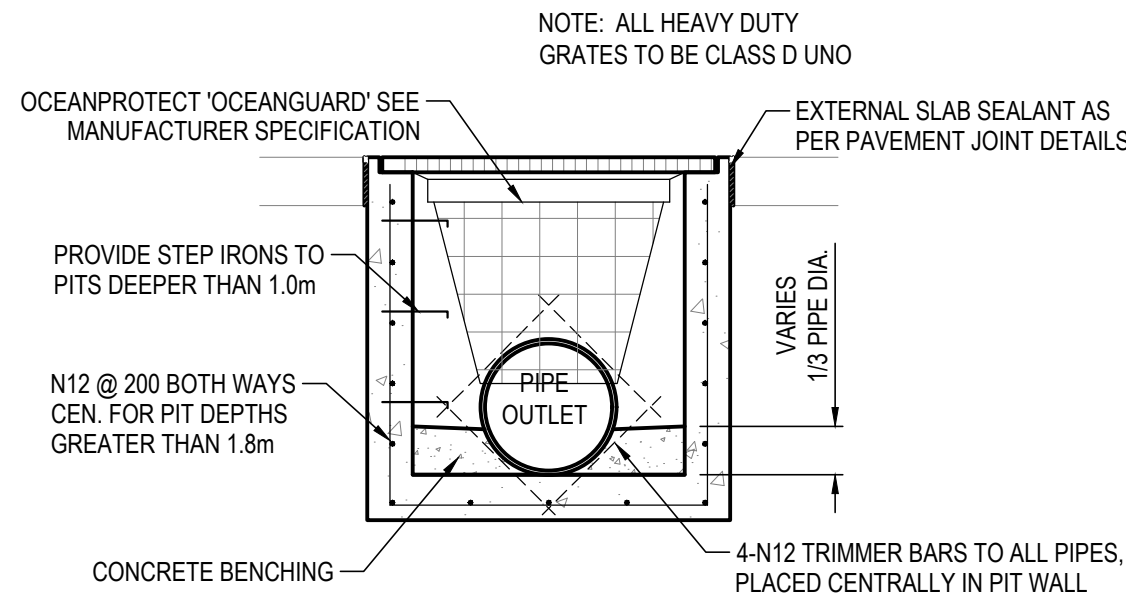
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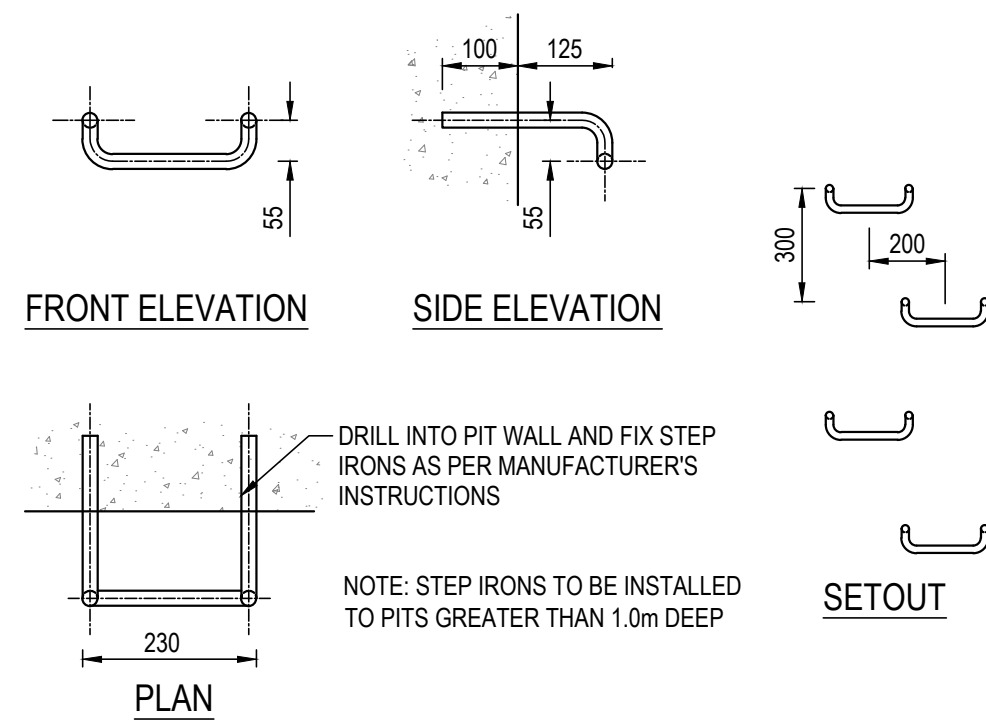
PROJECT LEADER PS	DESIGNER YK	SIGNATURE	
DRAFTSPERSON YK	SCALE AS SHOWN	DATE NOV 2022	SHEET SIZE A1
JOB No. SY222-012	DRAWING No. C402		REVISION A



TYPICAL CONCRETE BENCHING
SCALE 1:25



TYPICAL INLET PIT & JUNCTION PIT
SCALE 1:25



TYPICAL STEP IRON DETAIL
NTS

PUMP CAPACITY CALCULATION:

A_p = CATCHMENT AREA (IMPERVIOUS & PERVIOUS) (m^2)
 T = STORM DURATION (hr)
 I = RAINFALL INTENSITY (mm/hr)
 C_p = COEFFICIENT OF RUNOFF (IMPERVIOUS & PERVIOUS)

$Q_{100YR/2hr}$ INFLOW AT 100YR ARI, 2hr DURATION:

$Q_{100YR/2hr} = (C_A + C_p A_p) \times I_{100YR/2hr}$
 $= (0.9 \times 101 + 0.43 \times 76) \times (47.5/1000)$
 $= 5.87 m^3/hr$

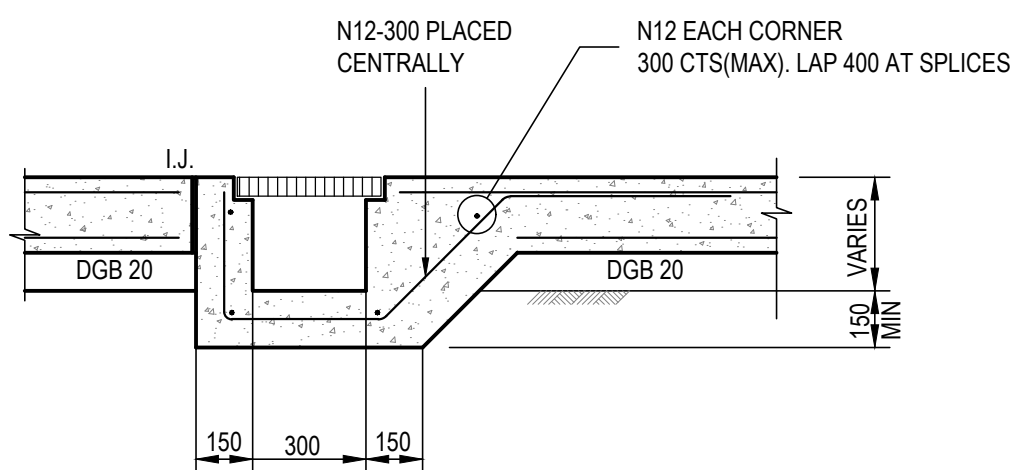
V, REQUIRED STORAGE

$V = Q \times T$
 $= 5.87 m^3/hr \times 2$
 $= 11.74 m^3$

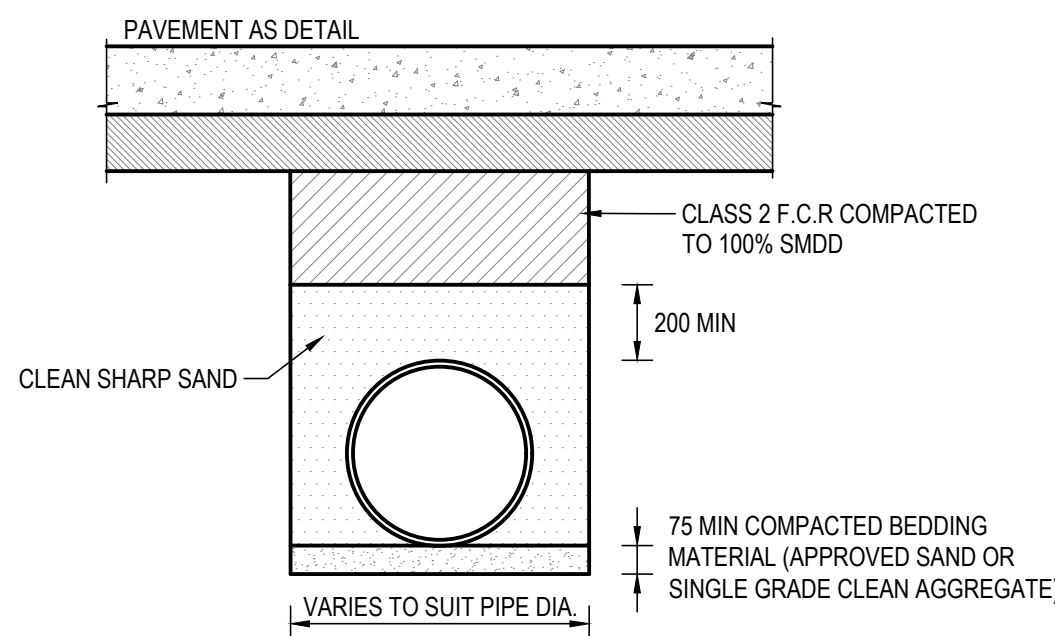
PUMP CAPACITY = MIN 10L/s
VOLUME PUMPED IN 30 MINUTES = 18m³

$V = 11.74 m^3 - 18 m^3 < 3 m^3$
(MIN 3m³ AS PER AS3500.3)

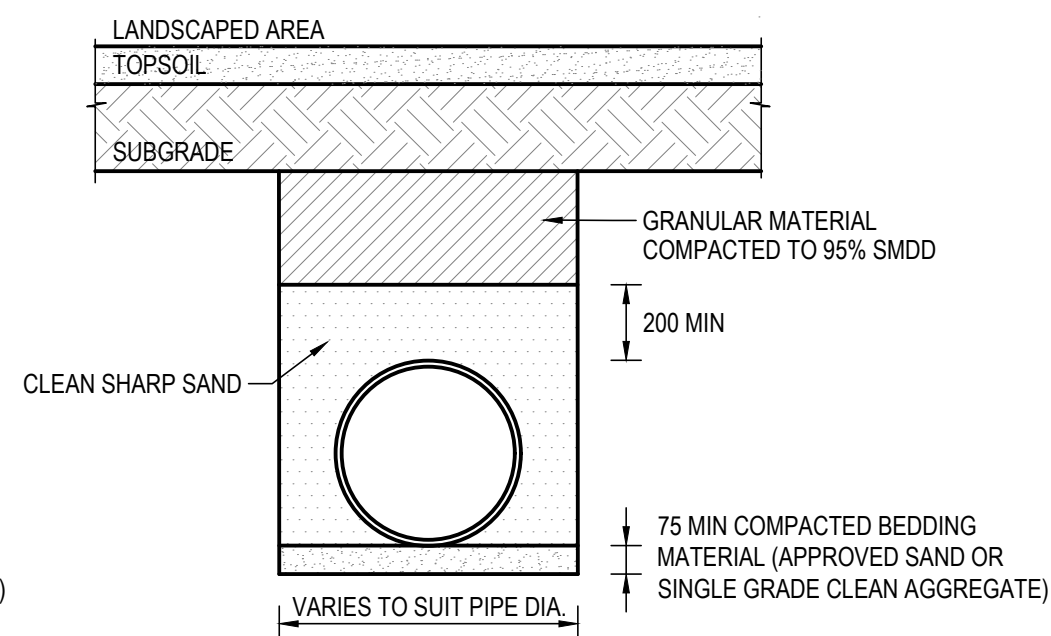
3.00m³ MINIMUM WET WELL STORAGE PROVIDED



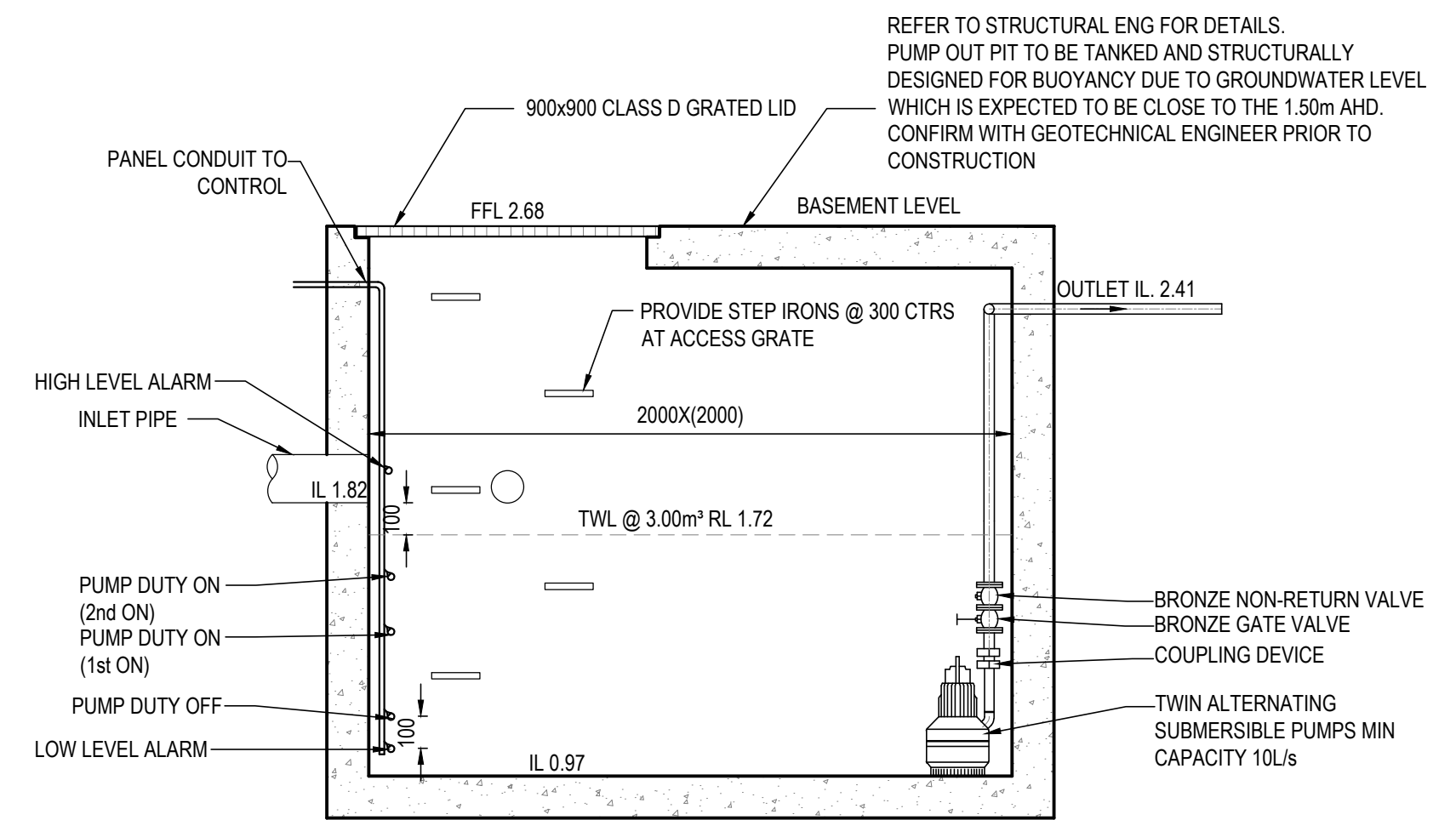
TYPICAL GRATED DRAIN DETAIL
SCALE 1:20



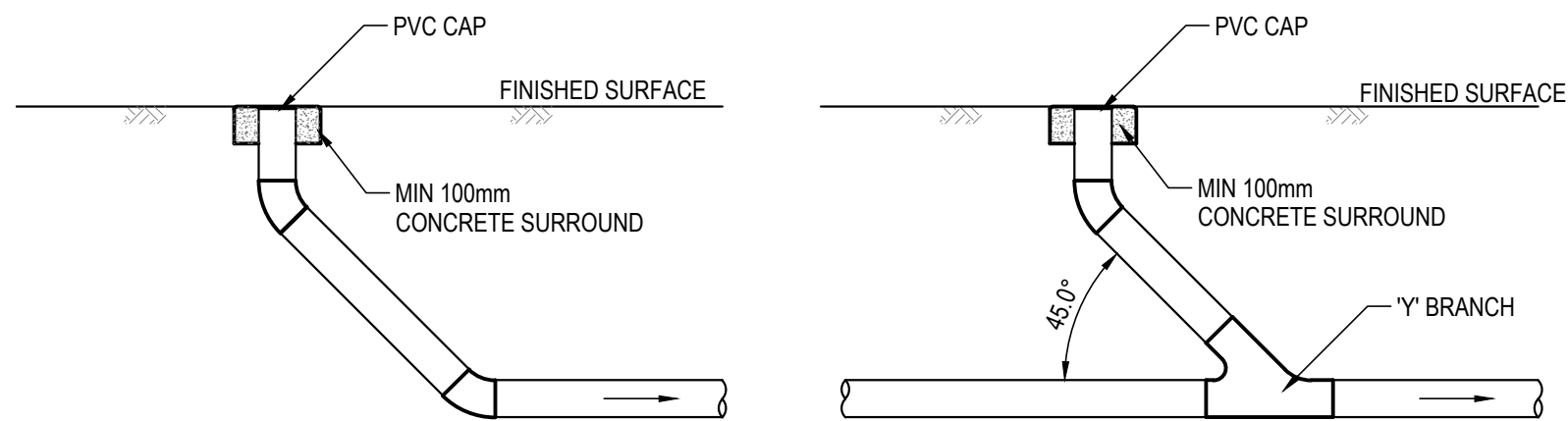
UNDER PAVEMENT PIPE BEDDING
NTS



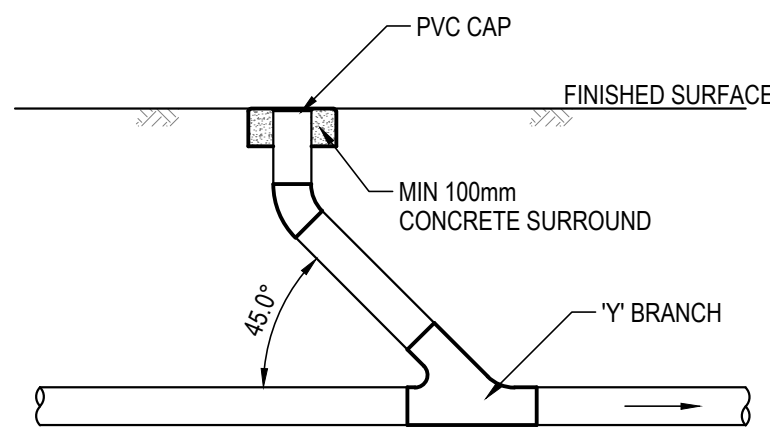
UNDER LANDSCAPING PIPE BEDDING
NTS



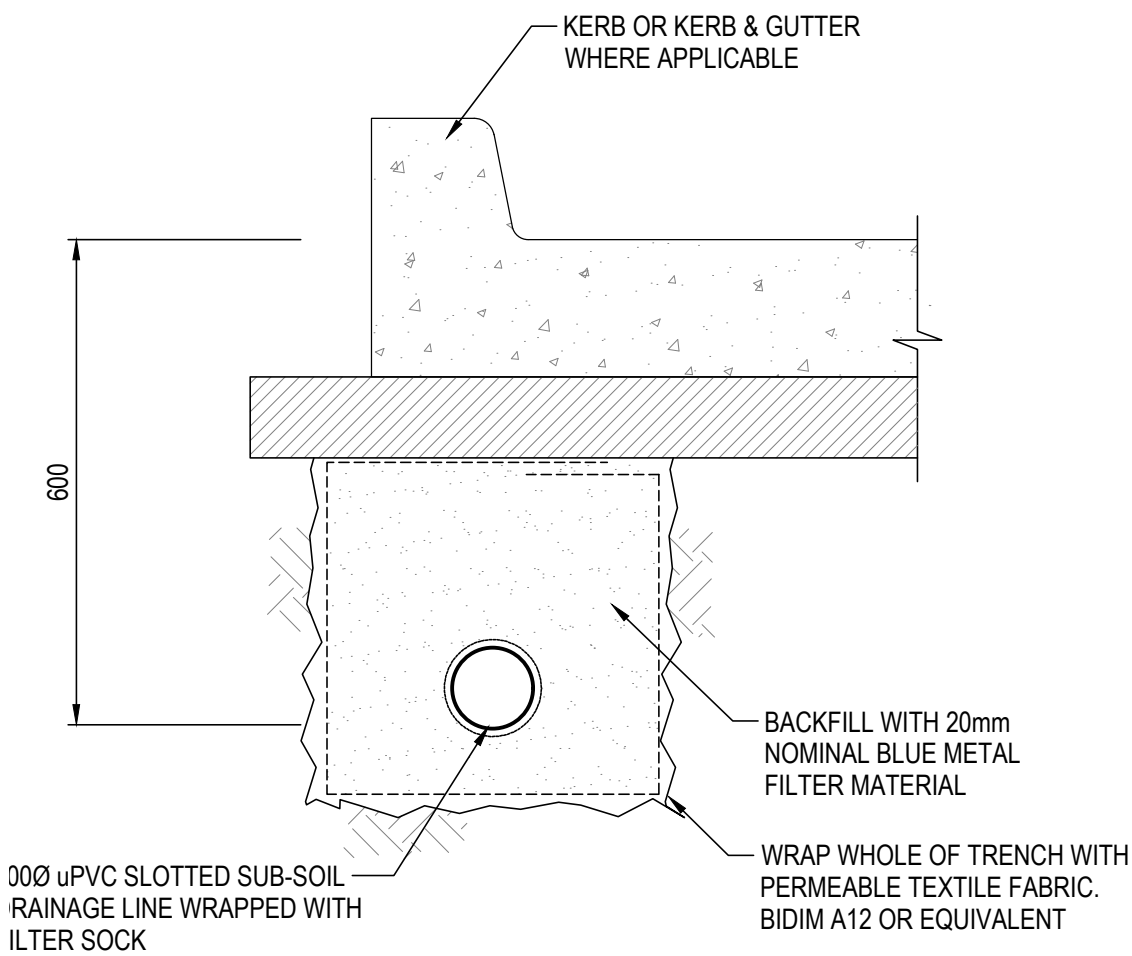
PIT B04 DETAIL
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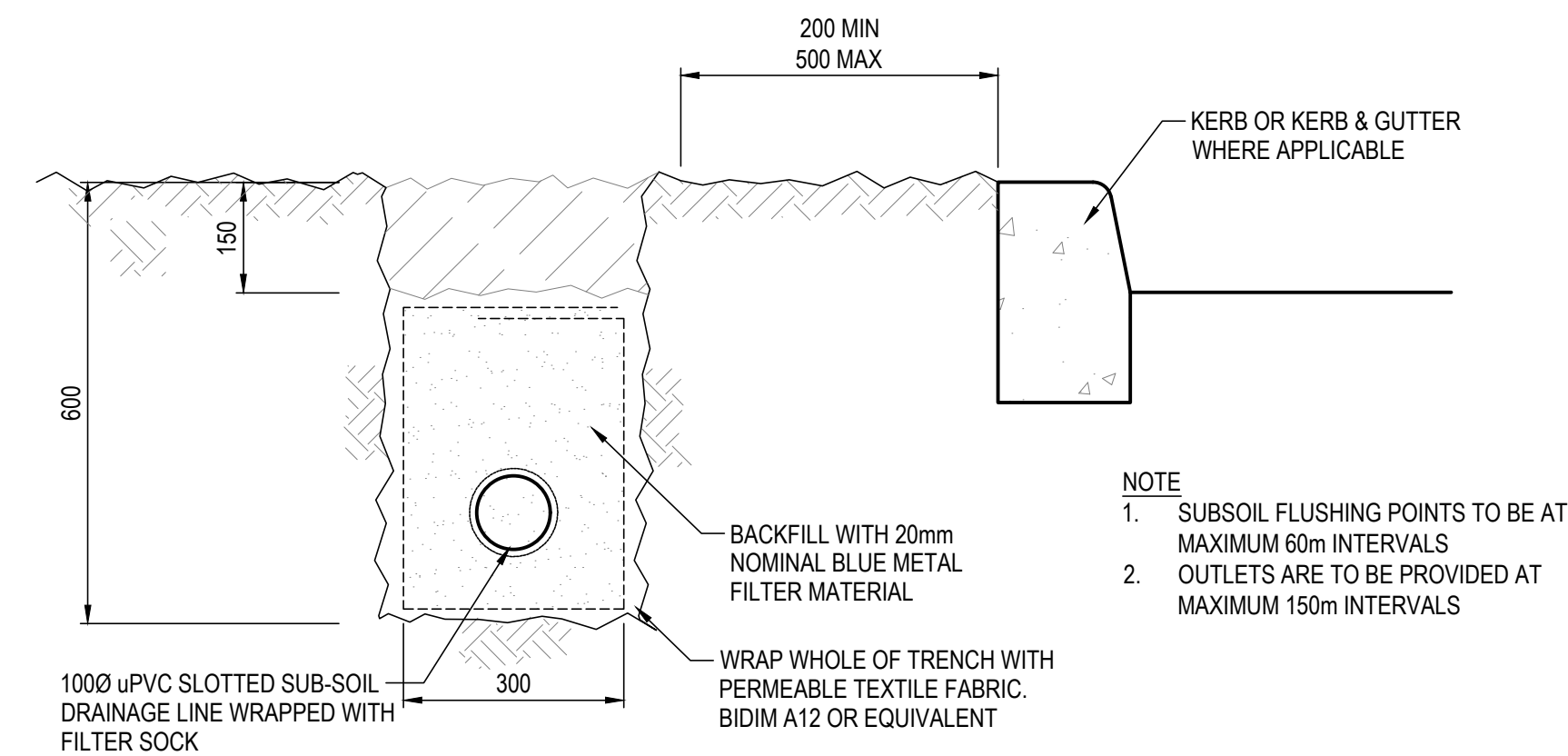
FLUSH POINT DETAIL
SCALE 1:20



FLUSH POINT DETAIL (INLINE)
SCALE 1:20

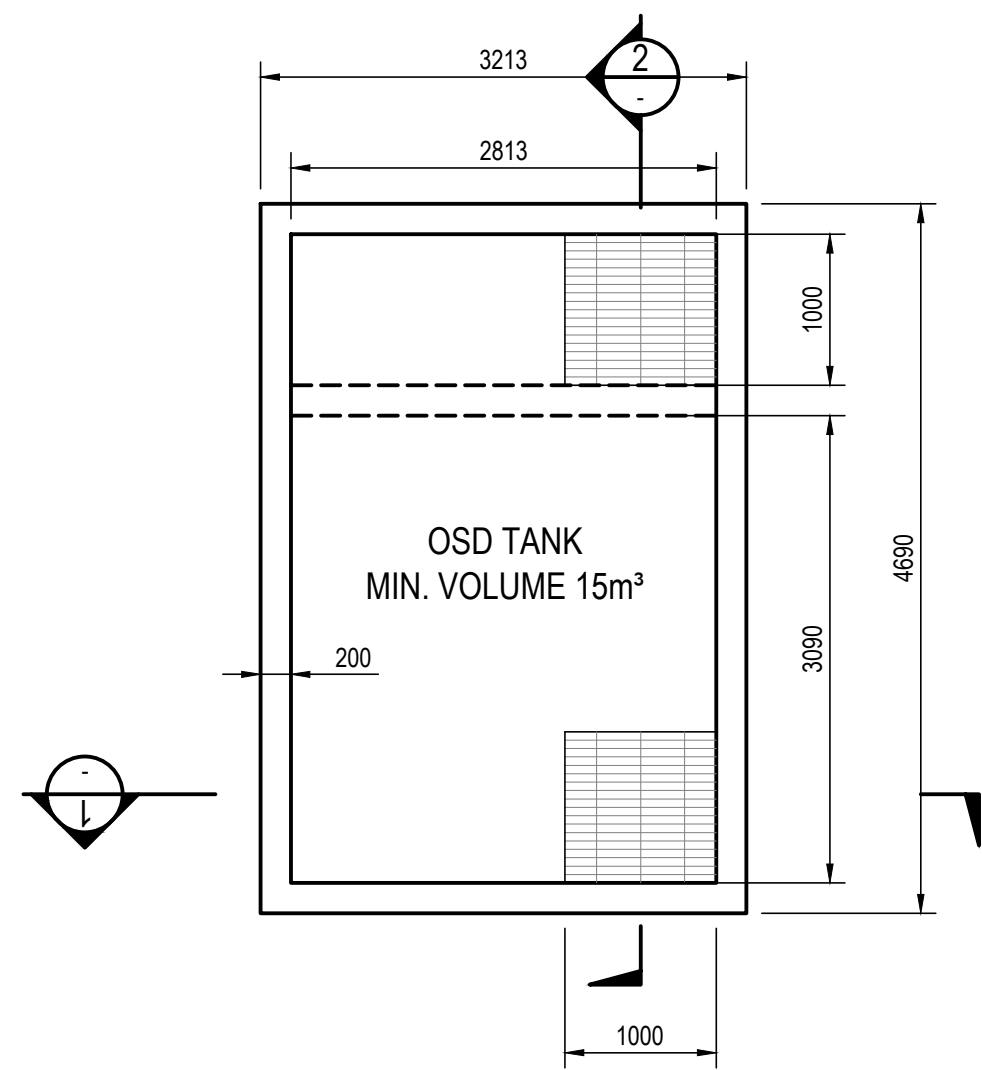


SUB-SOIL DRAIN DETAIL
SCALE 1:10

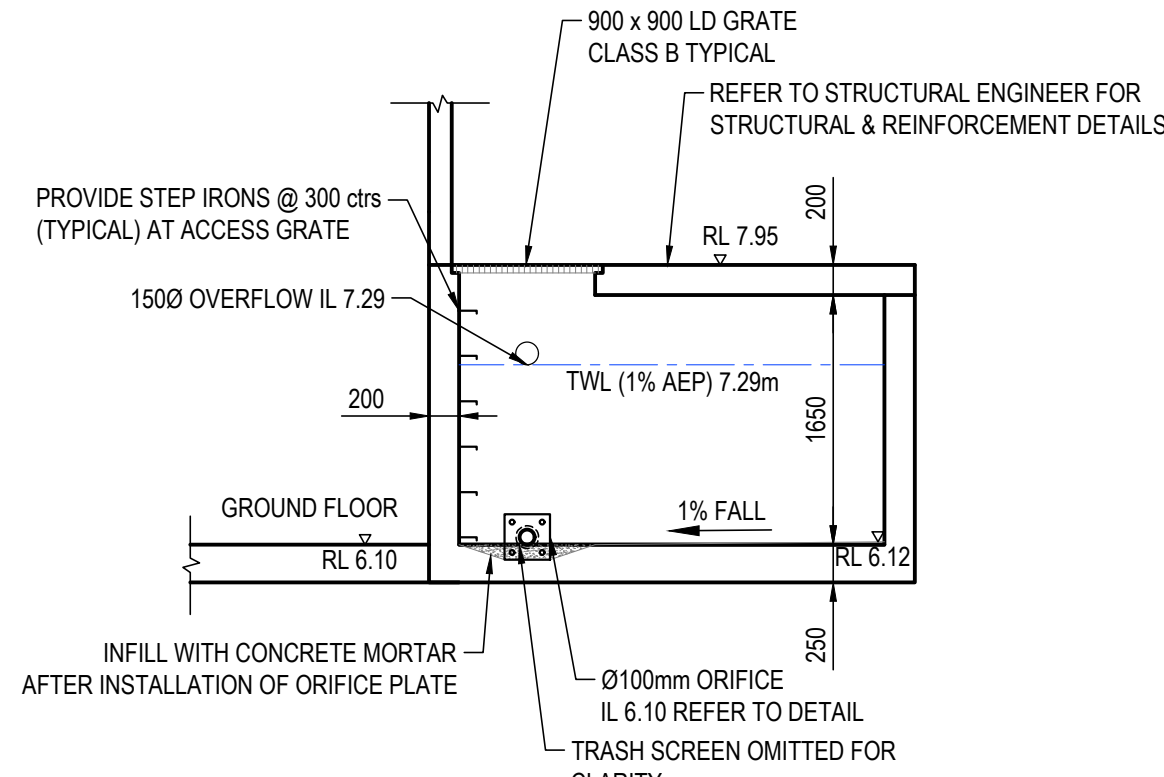


SUB-SOIL DRAIN DETAIL
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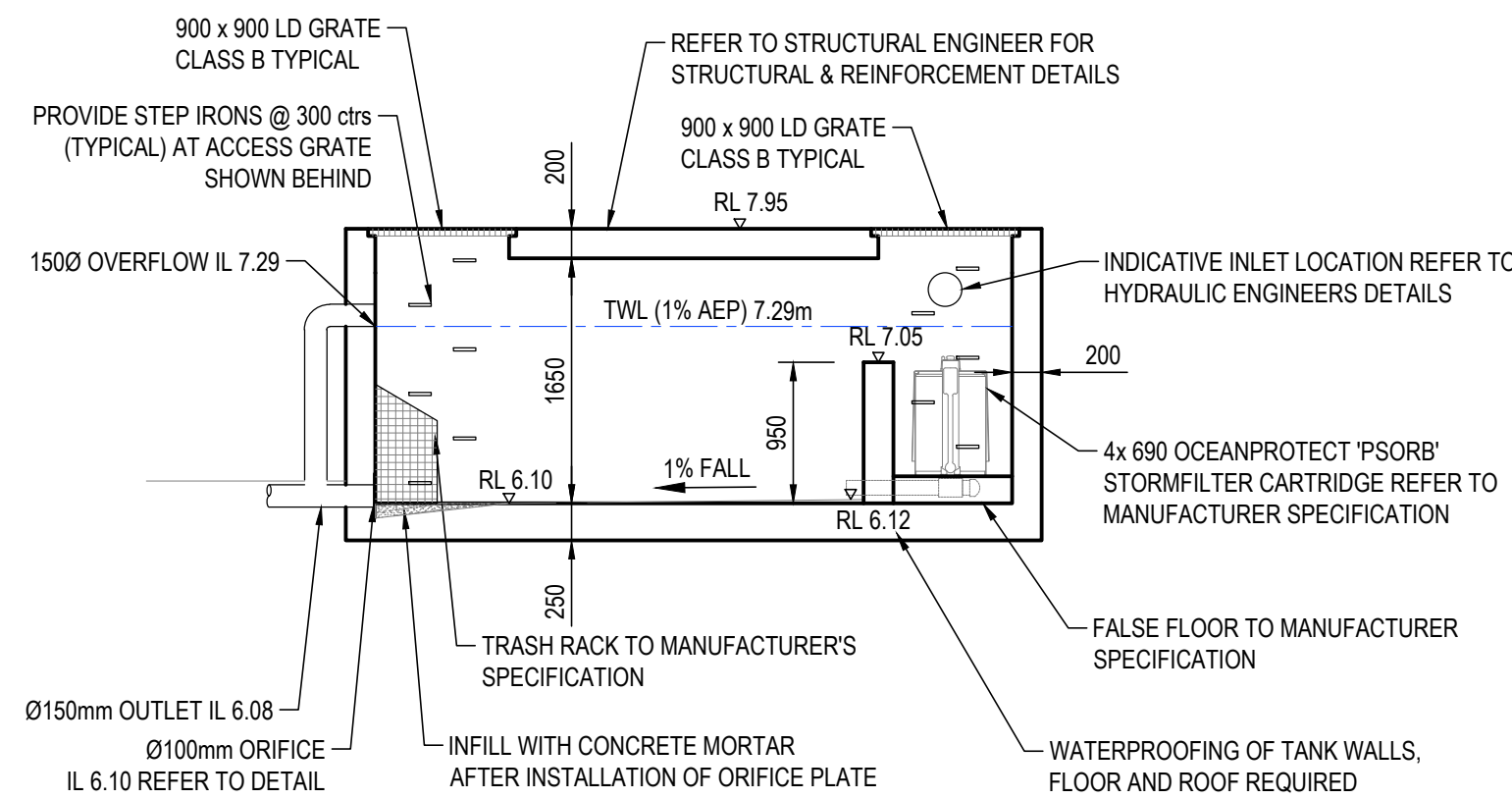
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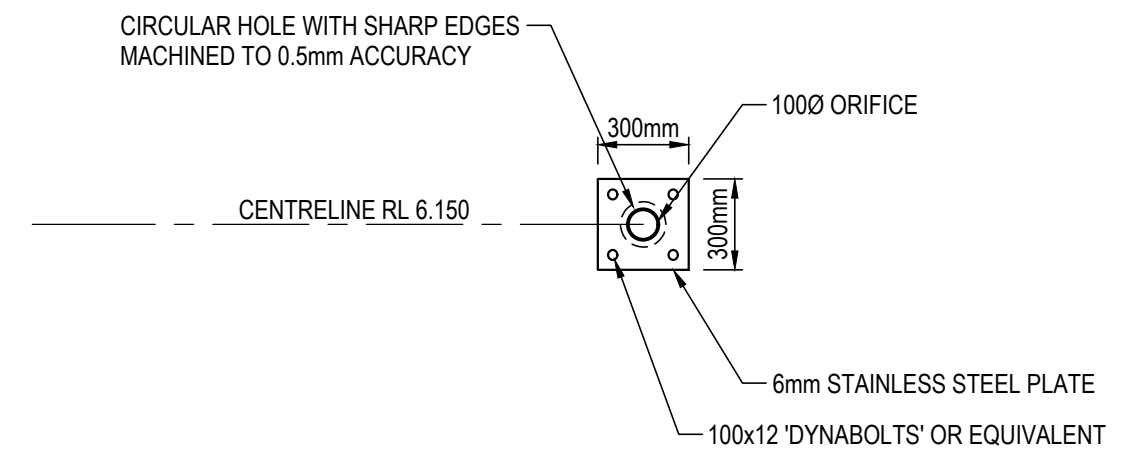
OSD ROOF PLAN
SCALE 1:50



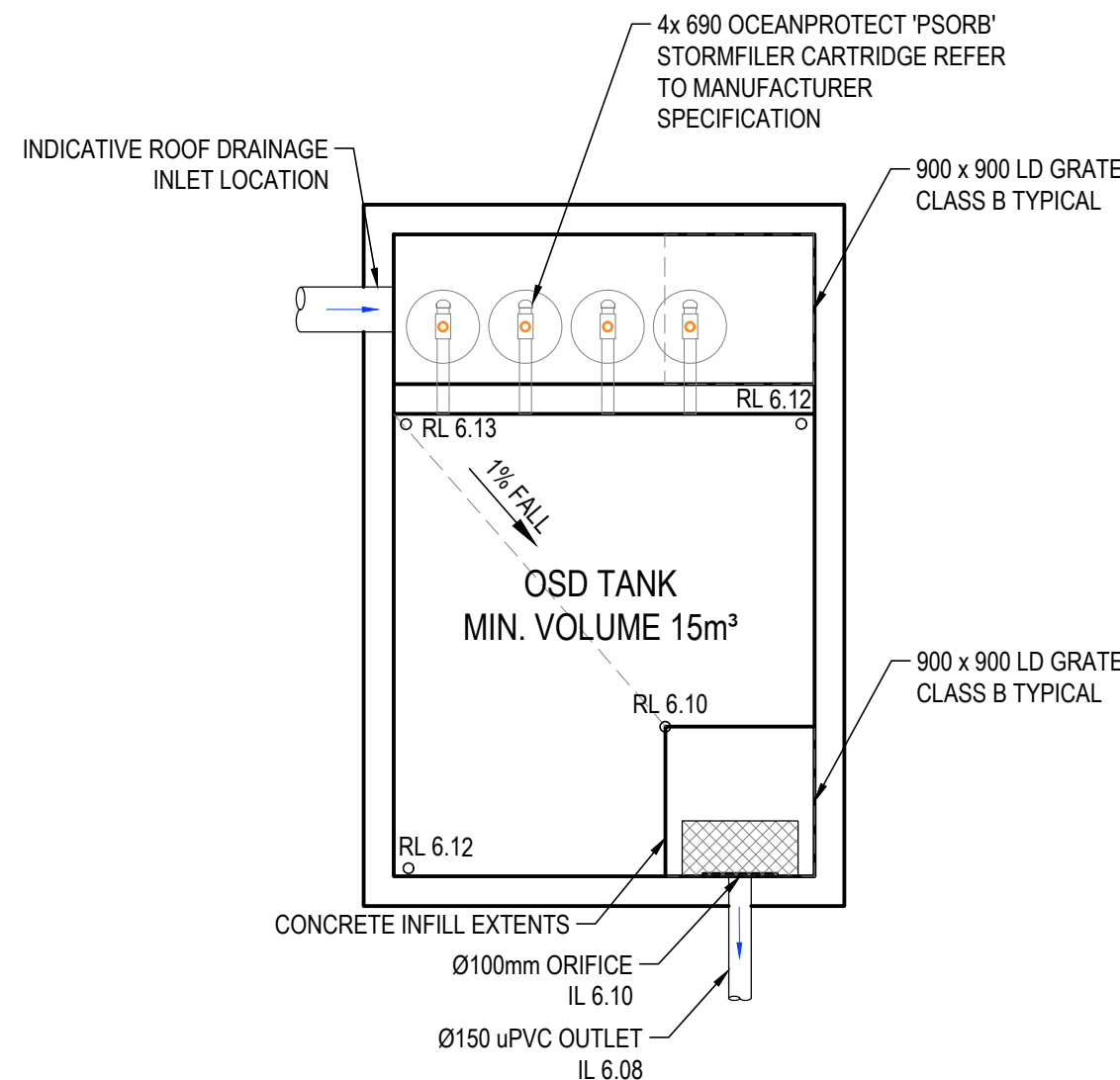
SECTION 1
1:50



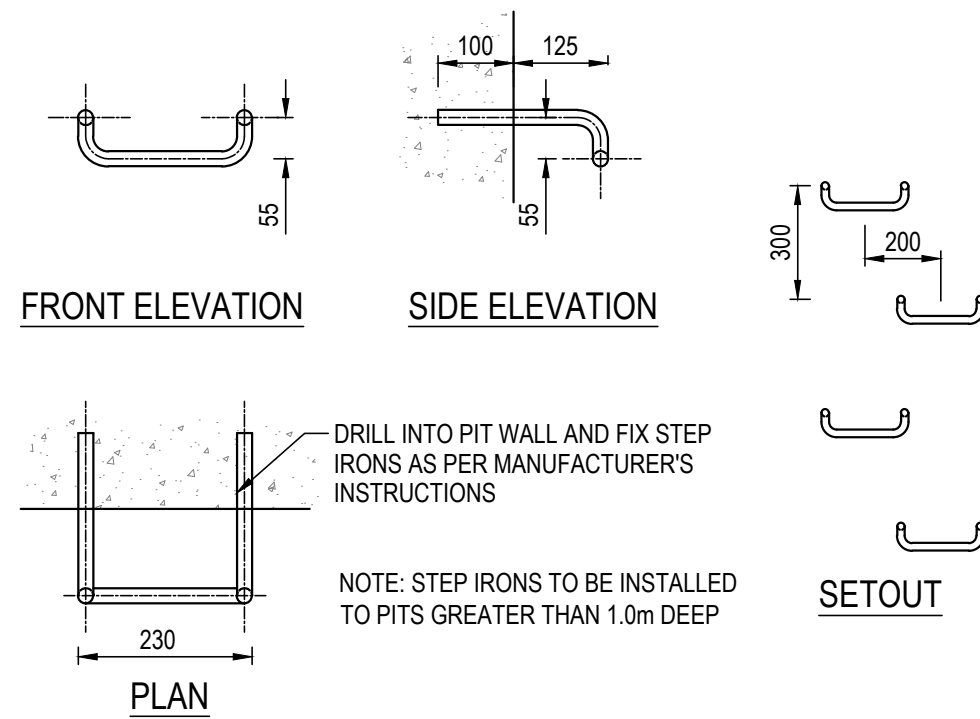
SECTION 2
1:50



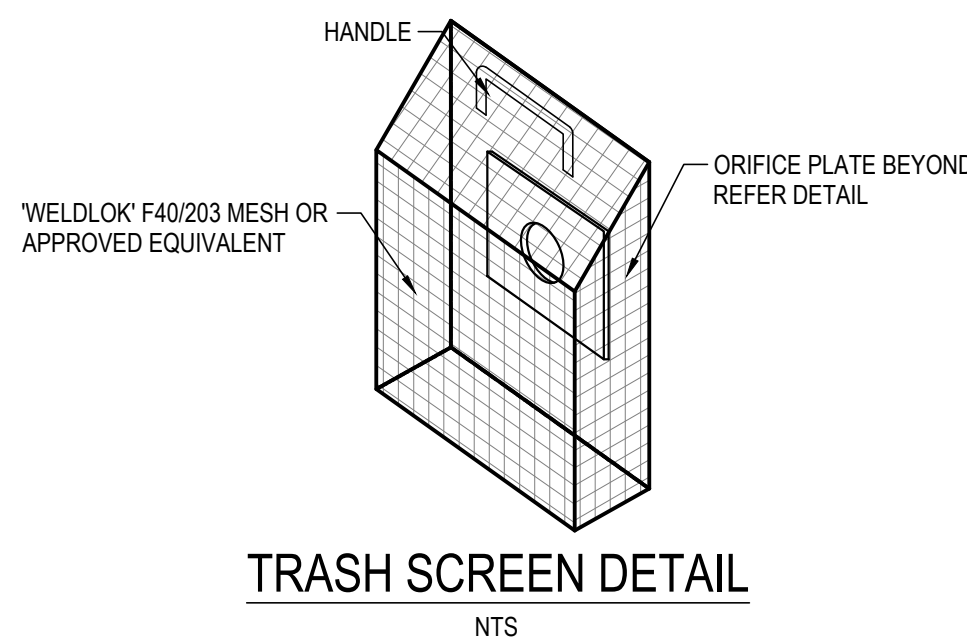
ORIFICE PLATE DETAIL
SCALE 1:25



OSD FLOOR PLAN
SCALE 1:50



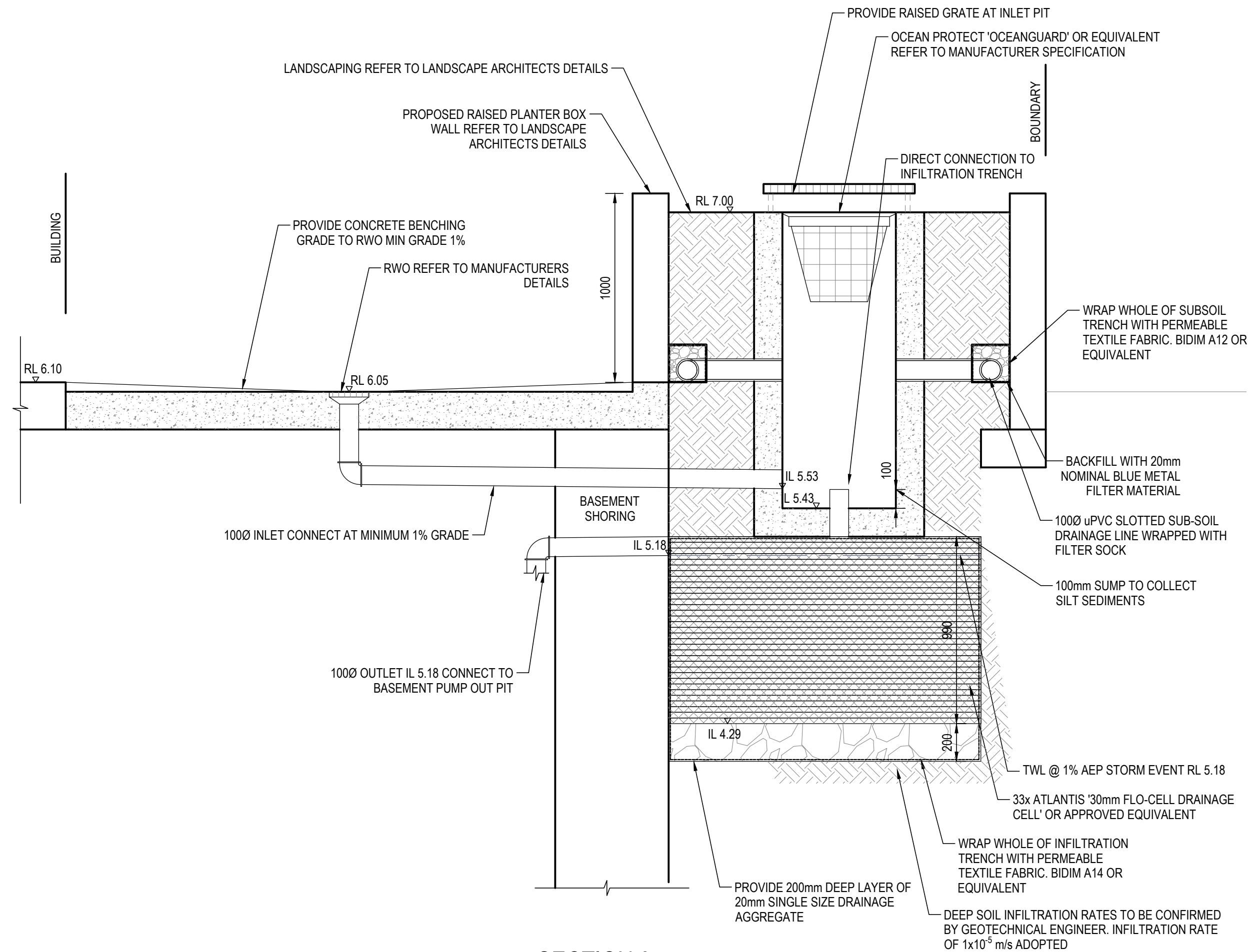
TYPICAL STEP IRON DETAIL
NTS



TRASH SCREEN DETAIL
NTS

SITE PEAK DISCHARGES				
REDUCE PEAK FLOWS FOR ALL STORMS AS PER NORTHERN BEACHES COUNCIL WATER MANAGEMENT FOR DEVELOPMENT POLICY (2021) SITE AREA = 713m²				
PRE-DEV		POST-DEVELOPMENT		
STORM (ARI)	PEAK FLOW (m³/s)	STORM (ARI)	PEAK FLOW (m³/s)	PEAK STORAGE (m³)
5 YEAR	0.028	2 YEAR	0.014	6.0
20 YEAR	0.034	20 YEAR	0.018	9.8
100 YEAR	0.050	100 YEAR	0.023	14.4

- NOTE:
- VALUES AS PER DRAINS MODELLING
 - DIRECT DISCHARGE TO THE KERB IS LIMITED TO $Q_{100 \text{ SITE}} = 25\text{L/s}$ FOR THE 100 YEAR STORM.
 - POST-DEVELOPMENT PEAK FLOW ASSUMES INFILTRATION TRENCH IS BLOCKED AND SURCHARGE FLOWS ARE PUMPED INTO THE OSD
 - REFER TO DRAWING SHEETS C401 AND C402 FOR FURTHER DETAILS.



SECTION 3
GROUND FLOOR INFILTRATION
TRENCH DETAIL
NTS

REVISIONS:				SCALE BAR 0 1 2 3 4 5 1m 1.5 2m SCALE 1:20 0 1 2 3 4 5 1m 1.5 2m SCALE 1:25 COPYRIGHT © THIS DRAWING IS COPYRIGHT AND THE PROPERTY OF VAN DER MEER (NSW) PTY LTD. IT MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE AUTHORITY OF VAN DER MEER (NSW) PTY LTD. DESIGN AND ITS CONTENTS ARE ELECTRONICALLY GENERATED, ARE CONFIDENTIAL AND MAY ONLY BE USED FOR THE PURPOSE FOR WHICH THEY WERE INTENDED. VAN DER MEER (NSW) PTY LTD. WILL NOT ACCEPT RESPONSIBILITY FOR ANY CONSEQUENCES ARISING FROM THE USE OF THE DRAWING FOR OTHER THAN ITS INTENDED PURPOSE OR WORKS OR FABRICATION. IF IN DOUBT - ASK.		van der Meer Consulting LEVEL 6, 39 CHANDOS STREET ST LEONARDS NSW 2065 Telephone 61-2-9436 0433 Fax 61-2-9436 1370 www.vandermeer.com.au van der Meer (NSW) Pty Ltd A.B.N. 56 158 266 301		CLIENT PARA-ERE HOLDINGS SUITE 2, L 8, 333 GEORGE STREET SYDNEY, NSW 2000 ARCHITECT CARLISLE ARCH PTY LTD 8/21 SYDNEY ROAD, MANLY, NSW 2095		PROJECT TITLE 22-24 RAGLAN STREET MANLY 22-24 RAGLAN STREET MANLY, NSW 2095 DRAWING TITLE OSD & INFILTRATION TRENCH DETAILS		DRAWING STATUS APPROVAL ISSUE NOT TO BE USED FOR CONSTRUCTION PROJECT LEADER PS DESIGNER YK SIGNATURE DRAFTSPERSON YK SCALE AS SHOWN DATE NOV 2022 SHEET SIZE A1 JOB No. SY222-012 DRAWING No. C406 REVISION A																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																													
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