

50 CONDOVER STREET, NORTH BALGOWLAH

STORMWATER PLAN FOR SUBDIVISION

DRAWING INDEX:

DR-000 LEGEND

DR-100 PIPE LAYOUT FOR THE SUBDIVISION PLAN

DR-110 EASEMENT SECTION VIEW

SD-100 SEDIMENT AND EROSION CONTROL PLAN

LEGEND:

—— SW —— STORMWATER PIPE



DRAINAGE PIT

INSPECTION OPENING

NOTES:

1. ALL DIMENSIONS TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION.
2. SITE LAYOUT BASED ON ARCHITECTURAL PLANS BY MCGREGOR COXALL AND SURVEY PLANS BY TOTAL SURVEYING SOLUTION TSS (04/05/2021).
3. LOCATION OF ALL SERVICES MUST BE CONFIRMED ON SITE PRIOR TO COMMENCEMENT OF EXCAVATION WORKS.
4. ALL STORMWATER DRAINAGE PIPES AND ASSOCIATED DEVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE RELEVANT STANDARDS, THE BUILDING CODE OF AUSTRALIA, MANUFACTURER'S RECOMMENDATIONS, SYDNEY CATCHMENT AUTHORITY RECOMMENDED PRACTICE, AND LOCAL COUNCIL, AS APPLICABLE.
5. ALL INVERT LEVELS PROVIDED ON THIS DRAWING ARE REDUCED TO AHD AND BASED ON INTERPOLATED SURFACE LEVELS AND SYSTEM REQUIREMENTS.
6. WHERE POSSIBLE, PIPEWORK SHALL BE LOCATED EXTERNAL TO THE BUILDING.
7. DOWNPIPES AND STORMWATER LINES TO BE SEALED DN100 uPVC UNLESS OTHERWISE NOTED.
8. STORMWATER PIPES TO BE GRADED AT A MINIMUM 1% UNLESS NOTED OTHERWISE.
9. ALTERNATIVE GUTTER AND DOWNPIPE CONFIGURATION MAY BE INSTALLED PROVIDED IT COMPLIES WITH AS3500.
10. ALL PIPE AND CONDUITS TO BE MARKED IN ACCORDANCE WITH AS1345 – 1995.
11. TRENCHES AND SERVICE SEPARATIONS IN ACCORDANCE WITH AS/NZS 5601, AS/NZS 3500, AND AS/CA S009.

NOT FOR CONSTRUCTION

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| REVISIONS | | | | |
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Scale

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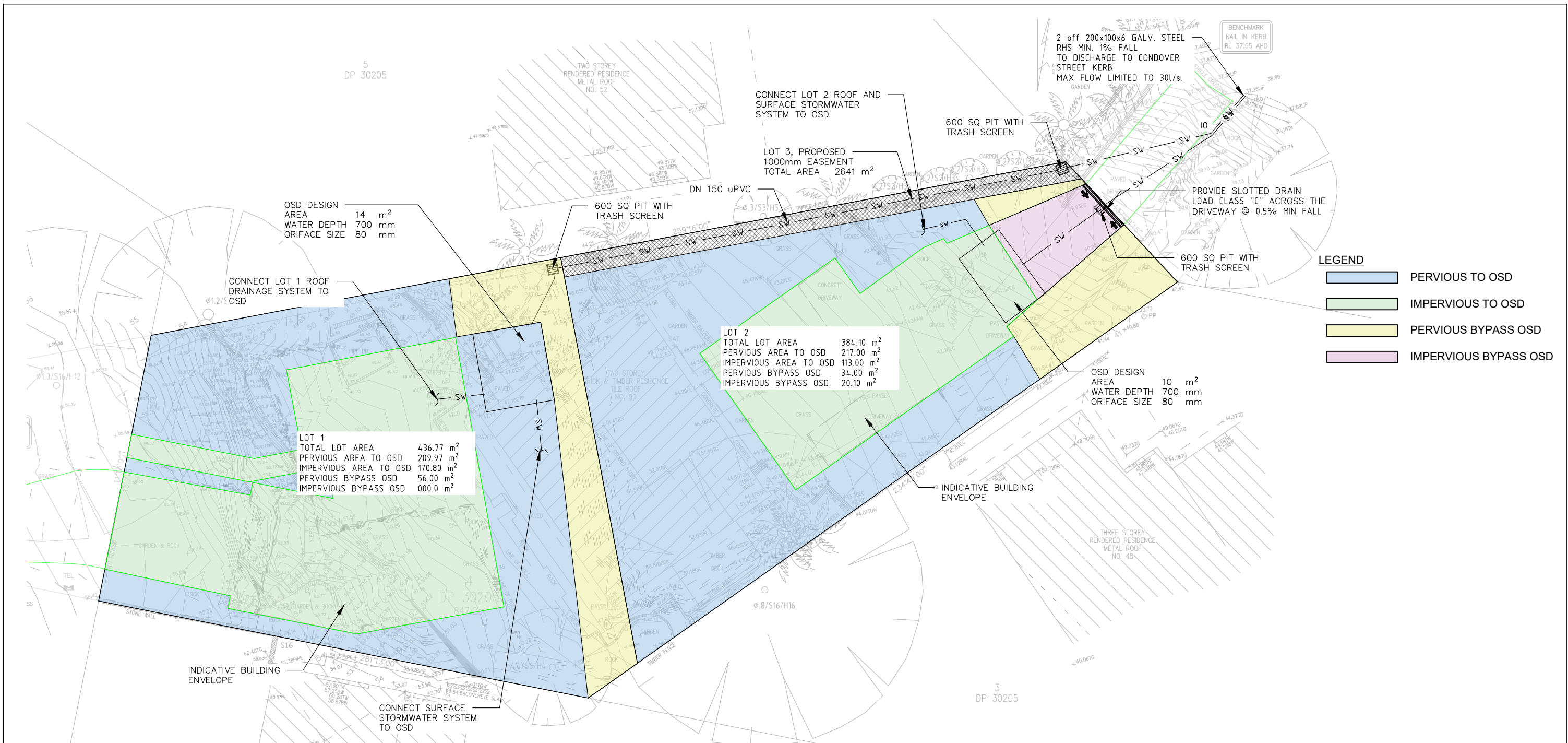
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| 50 CONDOVER STREET, NORTH BALGOWLAH | | | |
| LEGEND | | | |
| Size A3 | Status APPROVED FOR DA SUBMISSION | Drwg No. DR-000 | Rev. 0 |



SITE AREAS - PROPOSED

1:200

| TABLE 1 - PRE AND POST DEVELOPMENT FLOWS | | | | |
|--|----------------------------|----------------------------|--------|-------|
| LOT 1 | | | | |
| ARI | STATE OF NATURE, PSD (l/s) | POST DEVELOPED FLOWS (l/s) | | |
| | | TO OSD | BYPASS | TOTAL |
| 5 YEAR | 12 | 6 | 2 | 8 |
| 20 YEAR | 19 | 8 | 2 | 10 |
| 100 YEAR | 25 | 9 | 3 | 12 |

| TABLE 2 - PRE AND POST DEVELOPMENT FLOWS | | | | |
|--|----------------------------|----------------------------|--------|-------|
| LOT 2 | | | | |
| ARI | STATE OF NATURE, PSD (l/s) | POST DEVELOPED FLOWS (l/s) | | |
| | | TO OSD | BYPASS | TOTAL |
| 5 YEAR | 10 | 6 | 2 | 8 |
| 20 YEAR | 17 | 8 | 2 | 10 |
| 100 YEAR | 23 | 10 | 3 | 13 |

| TABLE 3 - PRE AND POST DEVELOPMENT FLOWS | | | | |
|--|---------------------------------|----------------------------|-------|-------|
| FLOW FROM LOT 1 AND LOT 2 LIMITED TO 30l/s | | | | |
| ARI | PRE DEVELOPMENT FLOW, PSD (l/s) | POST DEVELOPED FLOWS (l/s) | | |
| | | LOT A | LOT B | TOTAL |
| 5 YEAR | 25 | 8 | 8 | 16 |
| 20 YEAR | 39 | 10 | 10 | 20 |
| 100 YEAR | 52 | 12 | 13 | 25 |

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| | 1 | YYA | 23/07/2021 | APPROVED FOR DA SUBMISSION |
| | 0 | YYA | 22/07/2021 | APPROVED FOR DA SUBMISSION |
| | A | YYA | 08/07/2021 | FOR CLIENT REVIEW |
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1:200
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| 50 CONDOVER STREET, NORTH BALGOWLAH | | | |
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| PIPE LAYOUT FOR THE SUBDIVISION PLAN | | | |
| Size | A3 | Status | APPROVED FOR DA SUBMISSION |
| Drwg No. | DR-100 | Rev. | 2 |



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| Size A3 | Status APPROVED FOR DA SUBMISSION | Drg No. DR-110 | Rev. 0 |
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GENERAL REQUIREMENTS

THE FOLLOWING EROSION AND SEDIMENT CONTROL PLAN (ESCP) HAS BEEN DEVELOPED IN GENERAL ACCORDANCE WITH LANDCOM (2004) – MANAGING URBAN STORMWATER: SOILS AND CONSTRUCTION, OTHERWISE KNOWN AS "THE BLUE BOOK". THIS PLAN SHOULD ALSO BE READ IN CONJUNCTION WITH MANAGING URBAN STORMWATER – SOILS AND CONSTRUCTION (VOLUME 2A INSTALLATION OF SERVICES).

SITE ESTABLISHMENT

PRIOR TO THE COMMENCEMENT OF EARTHWORKS ON THE SITE THE FOLLOWING SHALL BE UNDERTAKEN AS A MINIMUM:

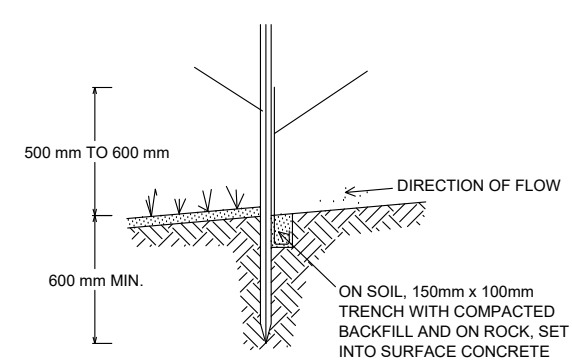
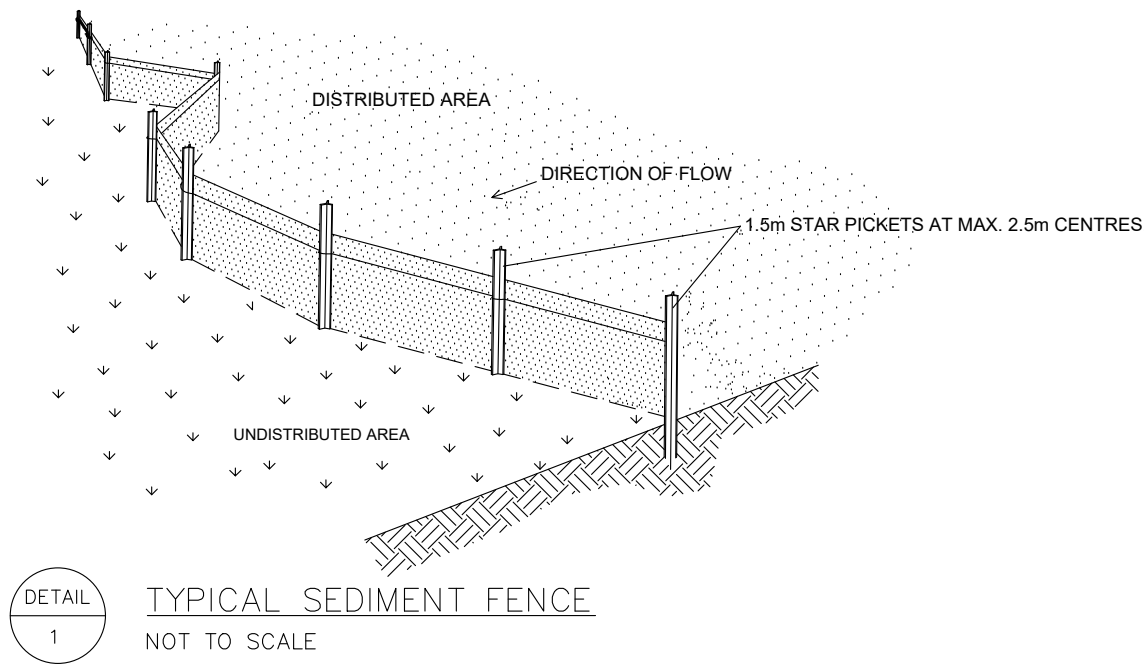
1. ERECT SAFETY FENCING WITH SIGNAGE CLEARLY INDICATING THAT THE SITE IS A CONSTRUCTION ZONE AND ACCESS IS RESTRICTED AS DEEMED NECESSARY.
2. ERECT CLEARLY VISIBLE BARRIER FENCING AT LOCATIONS SHOWN OR IF NOT SHOWN AT THE DISCRETION OF THE SITE SUPERINTENDENT TO ENSURE TRAFFIC IS CONTROLLED AND TO PROHIBIT UNNECESSARY SITE DISTURBANCE.
3. WHERE REQUIRED AT THE DISCRETION OF THE SITE SUPERINTENDENT, INSTALL STABILISED SITE ACCESS AT SITE ACCESS POINT TO PREVENT CONSTRUCTION EQUIPMENT FROM CARRYING SEDIMENT OFF THE SITE ONTO SURROUNDING ROADS.
4. PROVIDE GERNI PRESSURE CLEANER AT SITE EXIT POINT FOR TYRE WASH DOWN AT THE DISCRETION OF THE SITE SUPERINTENDENT.
5. INSTALL SEDIMENT AND EROSION CONTROL DEVICES IN ACCORDANCE WITH THE CONSTRUCTION DETAILS SPECIFIED IN THIS DRAWING SET AND/OR THE REQUIREMENTS OF THE 'BLUE BOOK'.

CONSTRUCTION

6. USE SANDBAGS, HAY BALES AND/OR GRAVEL FILLED GEOTEXTILE SOCKS TO FILTER AND CONVEY STORMWATER RUNOFF WITHIN THE SITE.
7. ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILISED AS EARLY AS POSSIBLE DURING DEVELOPMENT.
8. INLET FILTERS SHALL BE INSTALLED WHERE SHOWN TO PREVENT WATER FROM DIRECTLY ENTERING THE PERMANENT DRAINAGE SYSTEM UNLESS IT IS RELATIVELY SEDIMENT FREE. IF THE LOCATION OF INLET FILTERS ARE NOT SHOWN ON THE PLAN THEIR LOCATION SHALL BE AT THE DISCRETION OF THE SUPERINTENDENT.
9. STAGE WORK AND PROGRAMMING OF CONSTRUCTION ACTIVITIES TO MINIMISE THE EXTENT AND DURATION OF OPEN EXCAVATION. AVOID OPENING TRENCHES WHENEVER THE RISKS OF STORMS ARE HIGH.
10. DIVERT SURFACE WATER AWAY FROM EXCAVATION AREAS WITH SANDBAGS OR EQUIVALENT.
11. FOR DEWATERING OF EXCAVATION AREAS SET UP TEMPORARY DEWATERING PUMP OUT SYSTEM AS REQUIRED AND ENSURE FLOCCULATION IS USED IF WATER IS NOT CLEAR (i.e. SEDIMENT > 50mg/L). FOR RATES AND AGENTS REFER APPENDIX E NSW DEPARTMENT OF HOUSING "MANAGING URBAN STORMWATER SOILS & CONSTRUCTION". DISCHARGE SHALL BE DIRECTLY TO COUNCIL'S PIPED DRAINAGE SYSTEM. DO NOT DISCHARGE TO THE KERB.
12. STOCKPILES SHALL BE LOCATED NO CLOSER THAN 2m (PREFERABLY 5m) FROM CONCENTRATED WATER FLOW, ROADS AND HAZARD AREAS. PROTECT STOCKPILES FROM EROSION BY RAIN AND SURFACE FLOWS.
13. ENSURE CHEMICAL AND FUELS ARE STORED WITHIN BUNDED AREAS AND ELEVATED ABOVE POTENTIAL FLOW PATHS.

MAINTENANCE

14. ALL DEDICATED SEDIMENT STORAGE ZONES WITHIN TRAPS SHALL BE CLEANED WHEN A MAXIMUM OF 60% FULL OF SOLID MATERIALS AND DISPOSED OF IN A MANNER THAT PREVENTS FURTHER POLLUTION OF THE SITE.
15. TEMPORARY SEDIMENT AND EROSION CONTROL DEVICES WILL BE RETAINED UNTIL EARTHWORK ACTIVITIES ARE COMPLETED AND THE SITE IS STABILISED.
16. THE CONTRACTOR SHALL INSPECT THE SITE AT LEAST WEEKLY AND AFTER ANY STORM EVENT AND WILL:
 - ENSURE THAT DRAINS OPERATE PROPERLY AND TO EFFECT ANY NECESSARY REPAIRS;
 - REMOVE SPILLED SAND OR OTHER MATERIALS FROM AREAS OF LIKELY CONCENTRATED OR HIGH VELOCITY FLOWS (ESPECIALLY DRAINS AND TEMPORARY FLOW PATHS)
 - REMOVE TRAPPED SEDIMENT WHENEVER LESS THAN DESIGN CAPACITY REMAINS WITHIN THE STRUCTURE;
 - CONSTRUCT ADDITIONAL EROSION AND/OR SEDIMENT CONTROL WORKS AS REQUIRED;
 - MAINTAIN EROSION AND SEDIMENT CONTROL MEASURES IN A FULLY FUNCTIONING CONDITION UNTIL ALL EARTHWORK ACTIVITIES ARE COMPLETED AND THE SITE IS STABILISED; AND
 - REMOVE TEMPORARY EROSION AND SEDIMENT CONTROL STRUCTURES AS THE LAST ACTIVITY IN THE CONSTRUCTION PROGRAM.



SECTION DETAIL
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SEDIMENT & EROSION CONTROL PLAN
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Stellen

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SEDIMENT & EROSION CONTROL PLAN

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| Size | A3 | Status | APPROVED FOR DA SUBMISSION | Org No. | SD-100 | Rev. | 1 |
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