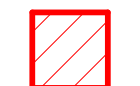




DEMOLITION KEY:

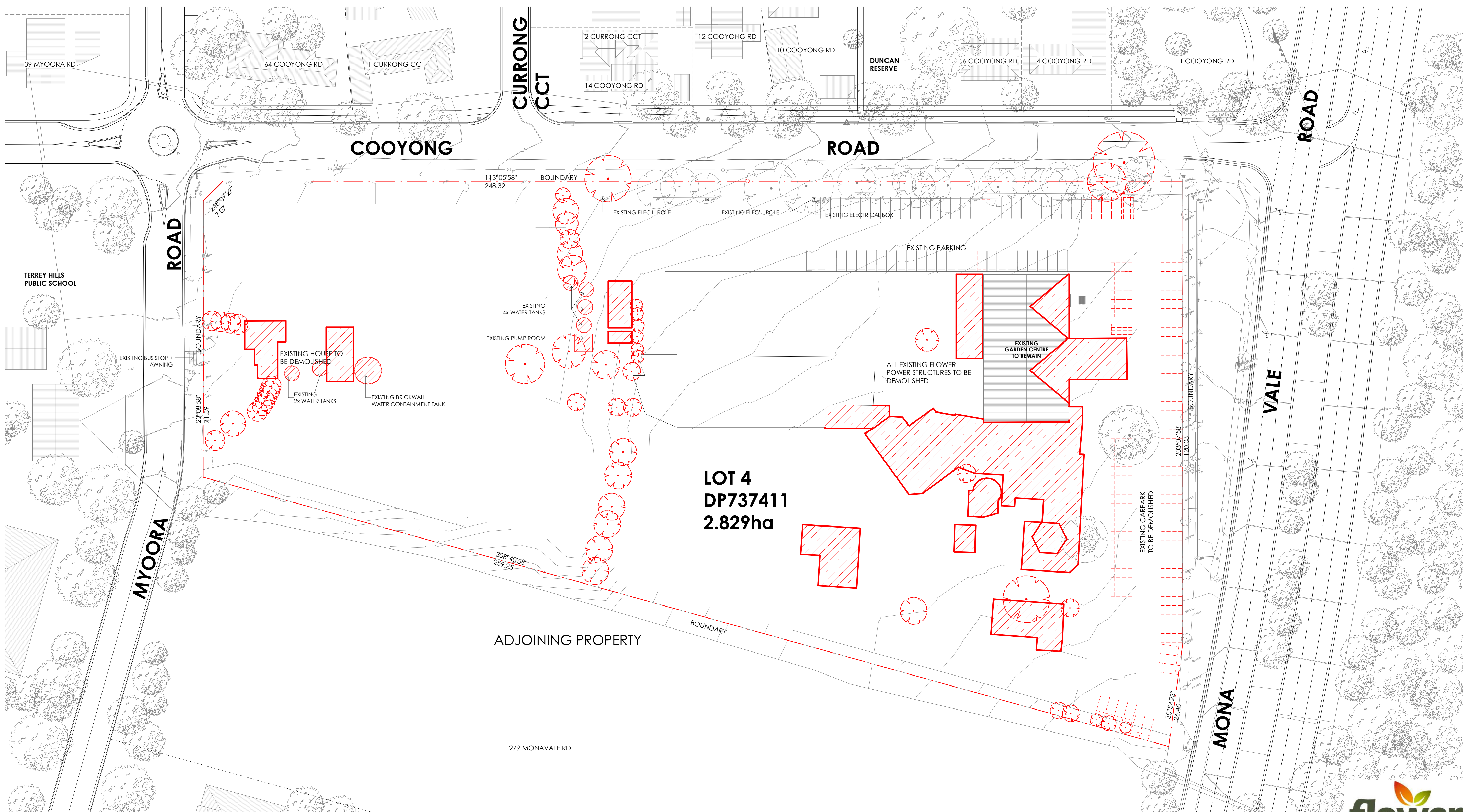
-  TO BE DEMOLISHED
-  EXISTING TREES TO BE RETAINED
-  TREES TO BE REMOVED

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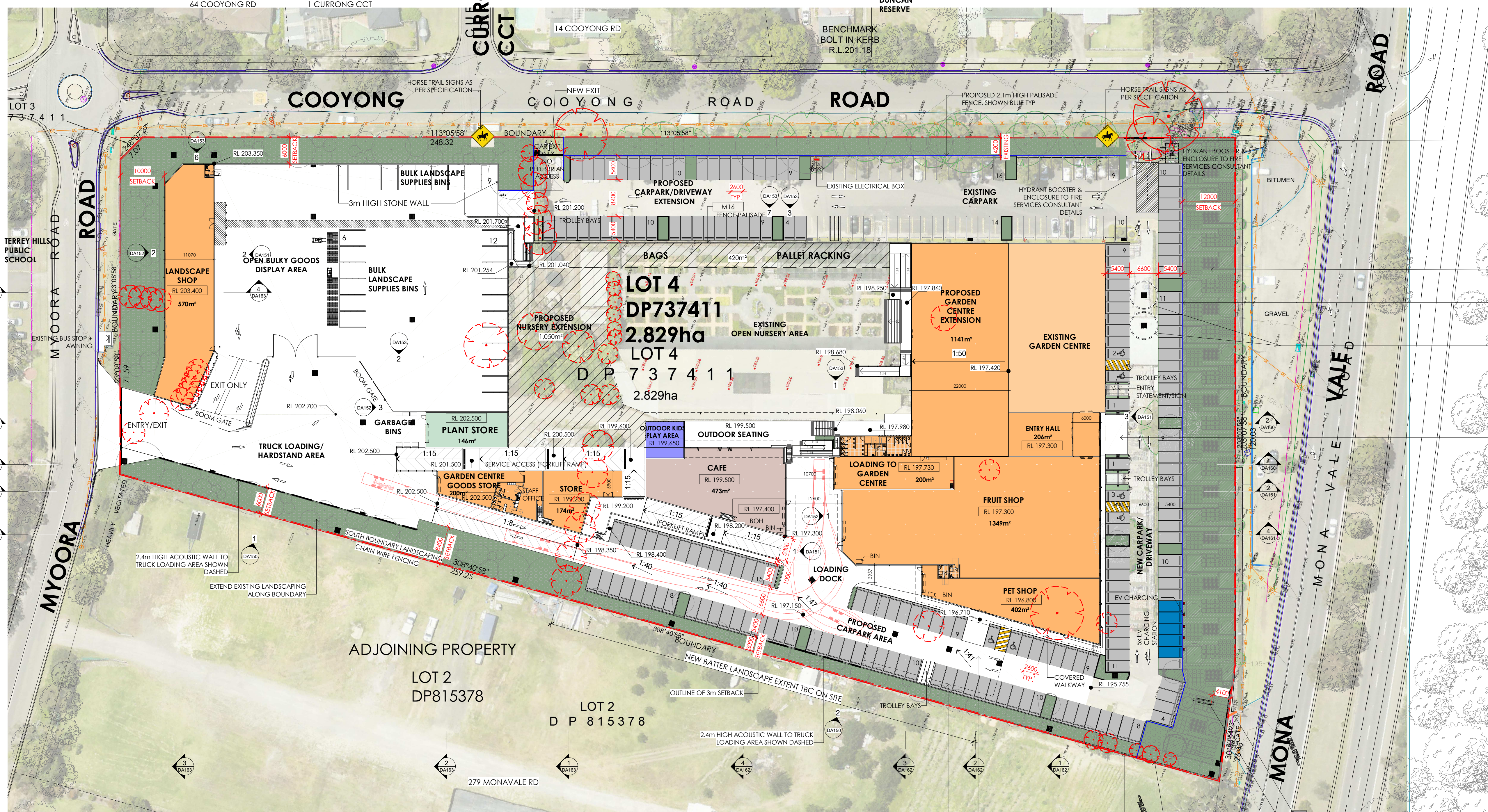


ISSUE	AMENDMENT	DATE	CHK'D
P1	ISSUE FOR INFORMATION	17.04.23	CSG
P2	ISSUE FOR DA	18.05.23	CSG
A	ISSUE FOR DA	30.05.23	CSG
B	ISSUE FOR DA	19.06.23	CSG
C	ISSUE FOR DA	22.06.23	CSG
D	ISSUE FOR DA	27.06.23	CSG
E	ISSUE FOR DA	16.08.23	CSG
F	ISSUE FOR DA	28.03.24	CSG
G	ISSUE FOR DA	02.04.24	CSG



DEMOLITION PLAN

ISSUE	AMENDMENT	DATE	CHK'D
P1	ISSUE FOR INFORMATION	27.03.23	CSG
P2	ISSUE FOR INFORMATION	31.03.23	CSG
P3	ISSUE FOR INFORMATION	17.04.23	CSG
P4	ISSUE FOR DA	18.05.23	CSG
A	ISSUE FOR DA	30.05.23	CSG
B	ISSUE FOR DA	19.06.23	CSG
C	ISSUE FOR DA	22.06.23	CSG
D	ISSUE FOR DA	27.06.23	CSG
E	ISSUE FOR DA	16.08.23	CSG
F	ADJUSTED FLOOR AREA	22.12.23	CSG
G	ISSUE FOR INFORMATION	22.03.24	CSG
H	ISSUE FOR DA	28.03.24	CSG
J	ISSUE FOR DA	02.04.24	CSG



EXISTING ENTRY/EXIT LOCATION TO BE ALTERED TO SUIT THE NEW DESIGN

EXISTING CARPARKING TO BE REMOVED AND REPLACED WITH LANDSCAPING

PROPOSED 2.1m HIGH PALISADE FENCE, SHOWN BLUE TYP

PROPOSED UNDERGROUND IRRIGATION TANK BELOW IN DOTTED LINES AS PER CIVIL DRAWINGS.

OUTLINE OF THE AWNING OVER

Parking Schedule	
ACCESSIBLE CAR SPACES	6
CAR SPACES	235
TOTAL	241

TERRY HILLS	GFA (m²)	
	DA AS SUBMITTED	AMENDED DA
Garden Centre existing	837	837
Retail	1,854	1,547
Pet shop	402	402
Café	473	473
Fruit shop	1,349	1,349
Garden Centre goods store	239	239
Plant store	146	146
Landscape shop	570	570
TOTAL GFA	5,733	5,563
Outdoor nursery	4,718	3,845
Outdoor bulky goods (bulk landscape supplies bins & open bulky goods)	835	835

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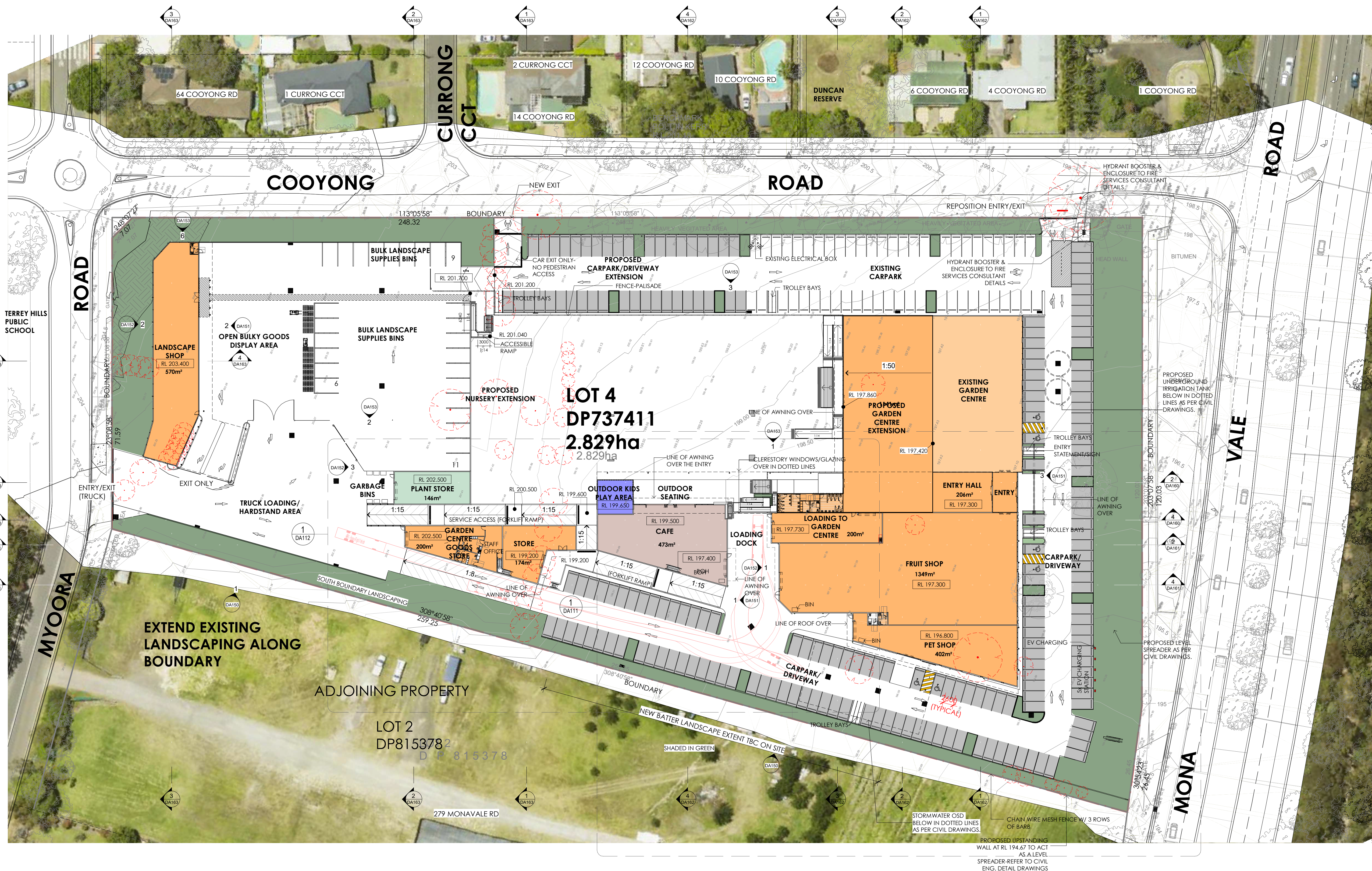
LEGEND:
 EXISTING TREES TO BE RETAINED
 TREES TO BE REMOVED

NOTE:
 EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).



PROPOSED SITE PLAN

ISSUE	AMENDMENT	DATE	CHK'D
P1	ISSUE FOR INFORMATION	27.03.23	CSG
P2	ISSUE FOR INFORMATION	31.03.23	CSG
P3	ISSUE FOR INFORMATION	17.04.23	CSG
P4	ISSUE FOR INFORMATION	18.05.23	CSG
A	ISSUE FOR DA	30.05.23	CSG
B	ISSUE FOR DA	19.06.23	CSG
C	ISSUE FOR DA	22.06.23	CSG
D	ISSUE FOR DA	27.06.23	CSG
E	ISSUE FOR DA	16.08.23	CSG
F	ISSUE FOR INFORMATION	09.01.24	CSG
G	ISSUE FOR DA	28.03.24	CSG
H	ISSUE FOR DA	02.04.24	CSG



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DA2023/1224

LEGEND:

EXISTING TREES TO BE RETAINED

TREES TO BE REMOVED

NOTE:

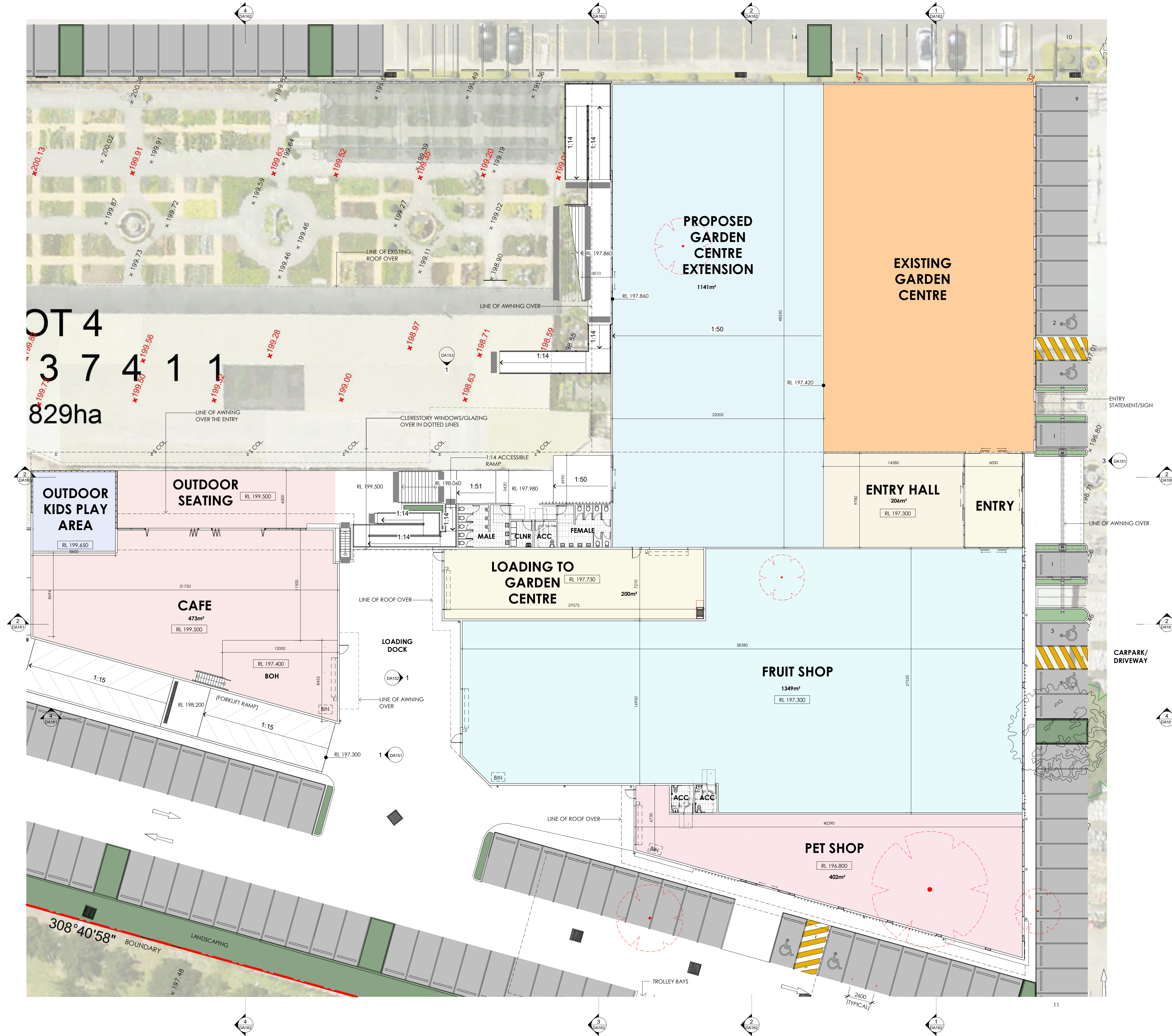
EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).



OVERALL FLOOR PLAN

ISSUE	AMENDMENT	DATE	CHK'D
P1	ISSUE FOR INFORMATION	17.04.23	CSG
P2	ISSUE FOR DA	18.05.23	CSG
A	ISSUE FOR DA	30.05.23	CSG
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C	ISSUE FOR DA	22.06.23	CSG
D	ISSUE FOR DA	27.06.23	CSG
E	ISSUE FOR DA	16.08.23	CSG
F	ISSUE FOR DA	28.03.24	CSG
G	ISSUE FOR DA	02.04.24	CSG

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LEGEND:
 EXISTING TREES TO BE RETAINED
 TREES TO BE REMOVED
NOTE:
 EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).

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E	ISSUE FOR DA	16.08.23	CSG
F	ISSUE FOR DA	28.03.24	CSG
G	ISSUE FOR DA	02.04.24	CSG

LEGEND:

EXISTING TREES TO BE RETAINED

TREES TO BE REMOVED

NOTE:

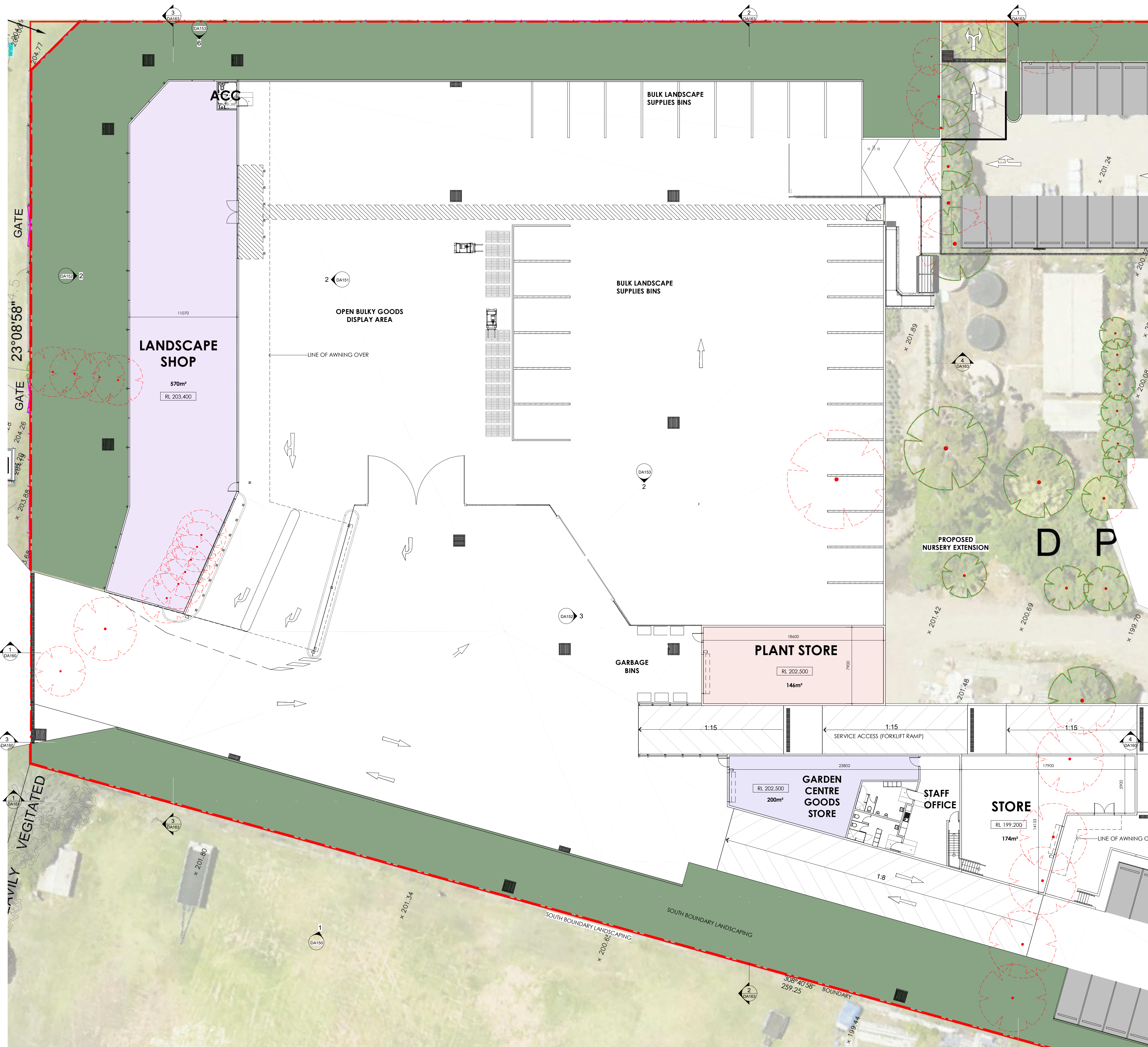
EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).

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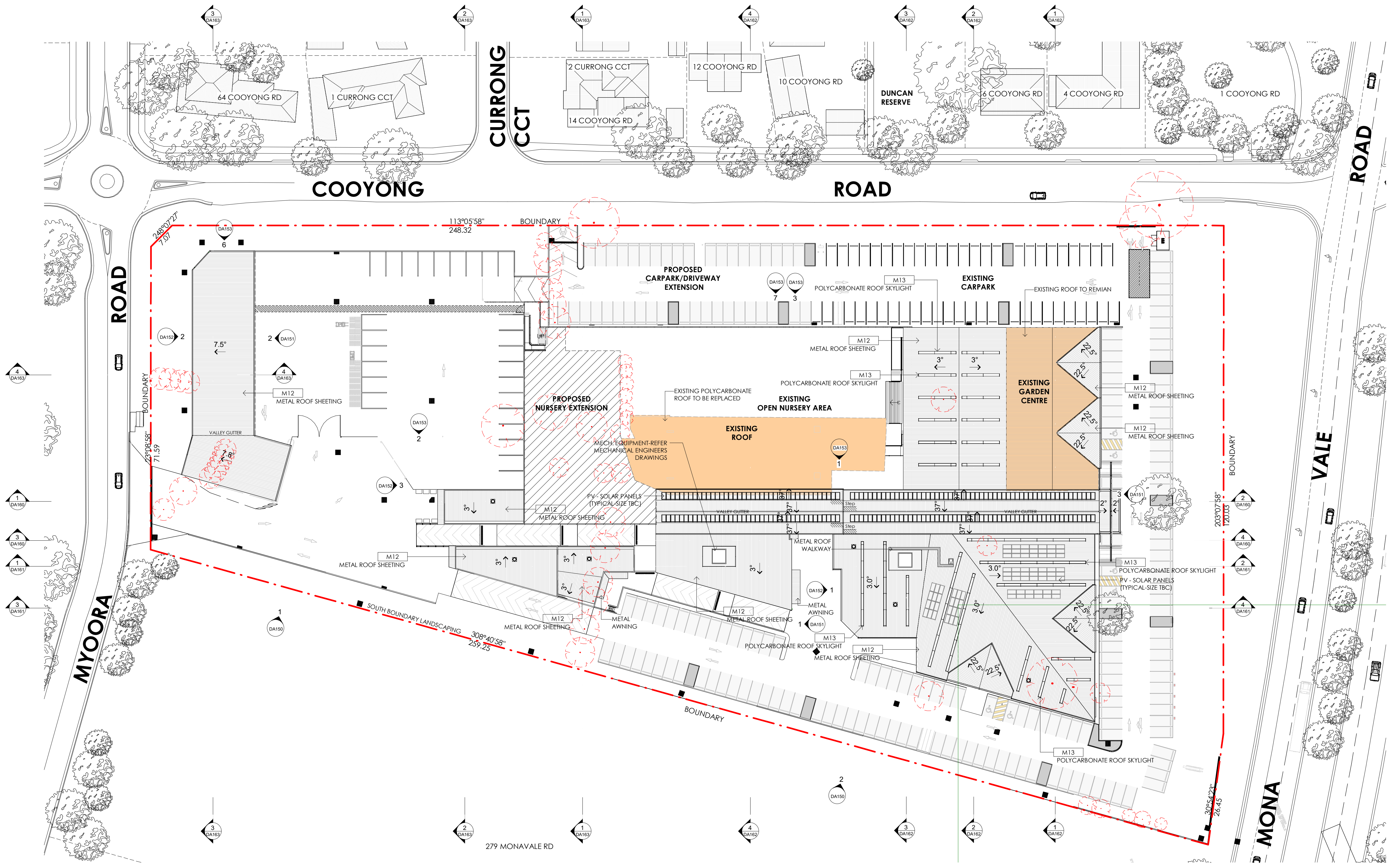


FLOOR PLAN - 2 OF 2

LEFFLER SIMES ARCHITECTS



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E	ISSUE FOR DA	16.08.23	CSG
F	ISSUE FOR INFORMATION	09.11.24	CSG
G	ISSUE FOR DA	28.03.24	CSG
H	ISSUE FOR DA	02.04.24	CSG



- LEGEND:**
- EXISTING TREES TO BE RETAINED
 - TREES TO BE REMOVED
- NOTE:**
- EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).

SOLAR PANELS SCHEDULE

SOLAR PANELS (ROOF EAST)	54
SOLAR PANELS (ROOF NORTH)	190
SOLAR PANELS (ROOF SOUTH)	24
TOTAL SOLAR PANELS (TBC)	= 268

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FINISHES SCHEDULE

REFERENCE	TYPE	SELECTION
M01	Wall type 1	FC sheet Cemintel Surround Secondary 2 BR1-C light grey
M02	Wall type 2	FC Sheets with horizontal grooves Cemintel Territory Woodlands Teak timber shade
M03	Wall type 3	FC Sheets Cemintel Barestone Grey texture
M04	Stone wall 1	Stone tiles Sandstone irregular shaped finish
M05	Screen type 1	100 x 50 aluminium sections Powdercoat Duratec Bronze Pearl Satin 90T8356Q
M06	Screen type 2	450 x 50 aluminium sections Powdercoat Duratec Bronze Pearl Satin 90T8356Q

REFERENCE	TYPE	SELECTION
M07	Planter Box	Concrete Painted finished
M08	Metal framing 1 around FP entry	Steel members Paint finish Dulux Pewter Frame SN4H6
M09	Window frames 1 Fruit Shop building & other building	Aluminium frames Powdercoat Duratec Bronze Pearl Satin 90T8356Q
M10	Window frames 2 Flower Power building	Aluminium frames Powdercoat Duratec Nickel Pearl Matt 90T7763Q
M11	Glass	As required thicknesses Clear glass
M12	Roof deck	Steel deck - min 2 deg roof pitch Custom Orb Colorbond Evening Haze

REFERENCE	TYPE	SELECTION
M13	Roof Skylight	Polycarbonate Danpal 600w Polycarbonate clear
M14	Gutters	As documented Colorbond Evening Haze
M15	Downpipes	As documented Colorbond Evening Haze
M16	Palisade fence	Metal Powdercoat Duralloy Wallaby Satin 2607474S
M17	Roof Plant Screen Wall	Aluminium Powdercoat Aluminium Screen Wall - Windspray
M18A	Precast walls	Precast concrete panels Paint Finish 1 Dulux Dieskau SN4H1 Matt
M18B	Precast walls	Precast concrete panels Paint Finish 2 Dulux Garden Picket S15F3 Matt
M19	Vertical Wall Cladding	Metal Colorbond Metal Wall Cladding

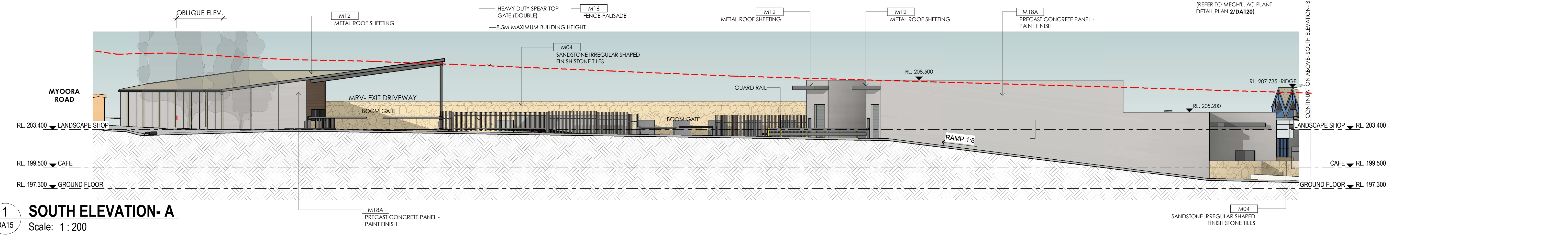
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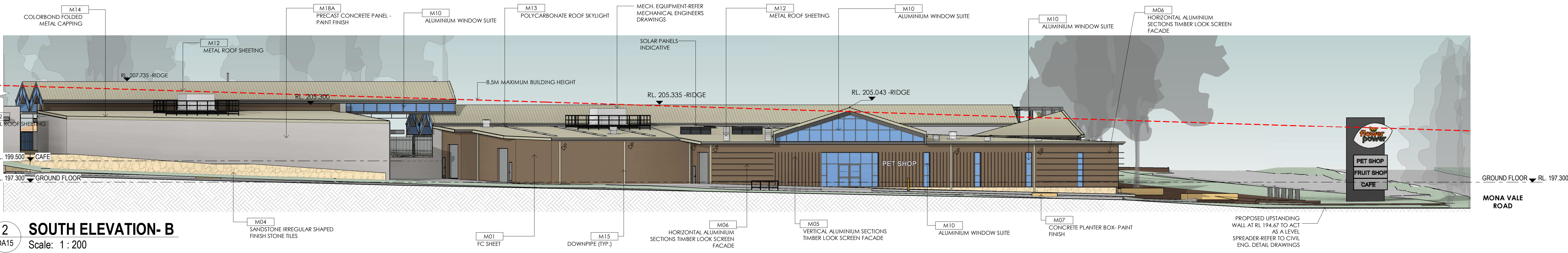
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G	ISSUE FOR DA	02.04.24	CSG

NOTE:
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1 SOUTH ELEVATION- A
Scale: 1 : 200

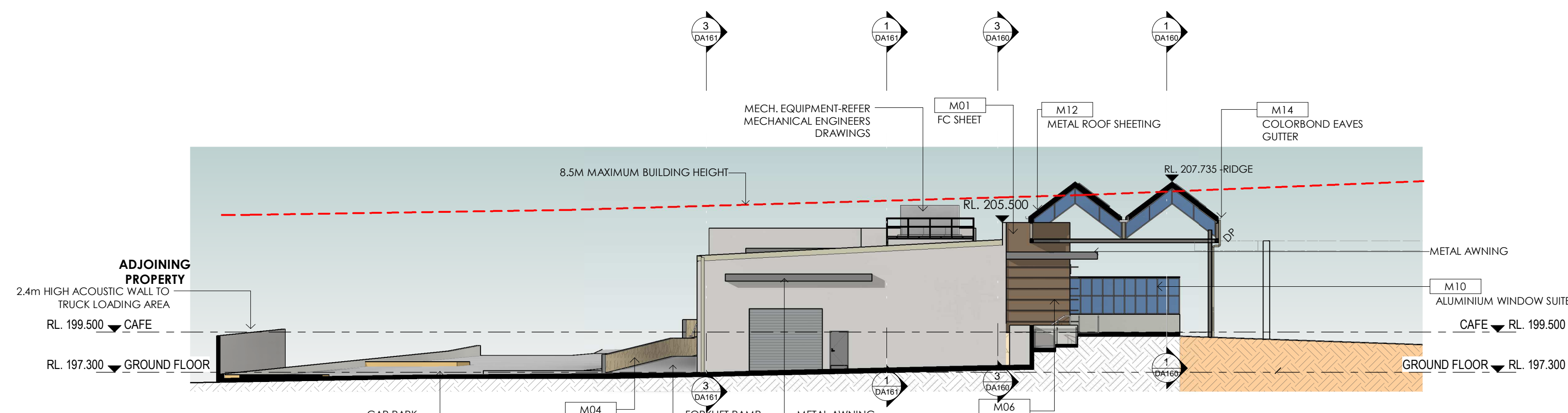


2 SOUTH ELEVATION- B
Scale: 1 : 200



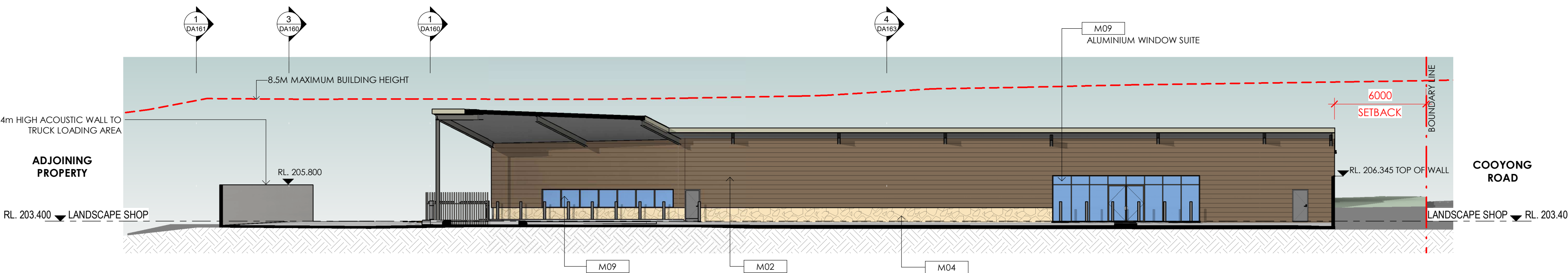
ELEVATION- SHEET 1

ISSUE	AMENDMENT	DATE	CHK'D
P1	ISSUE FOR INFORMATION	17.04.23	CSG
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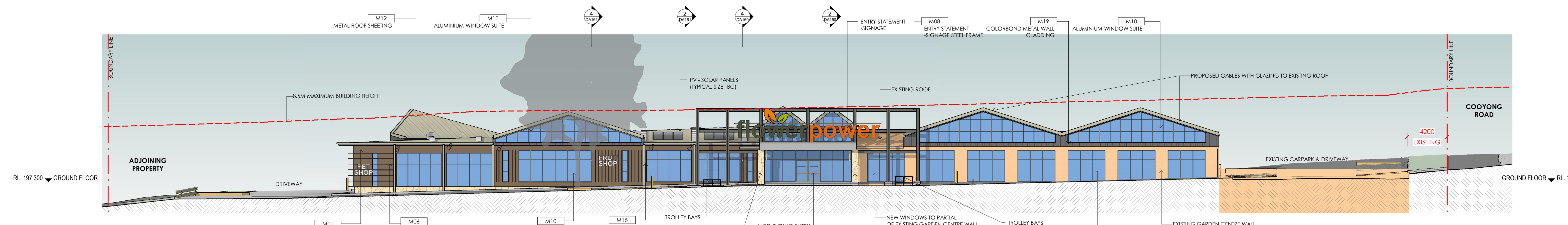
1 EAST ELEVATION- CAFE
DA15 Scale: 1: 200

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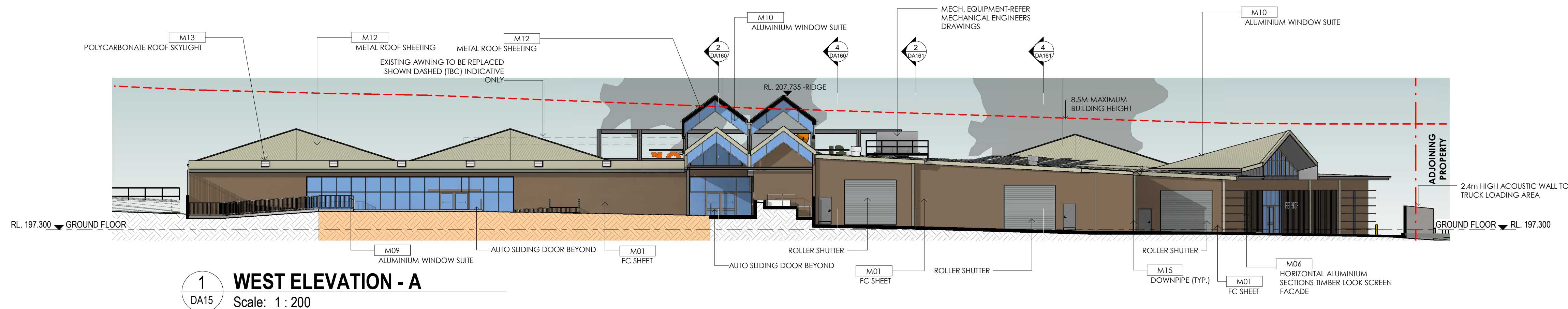
2 EAST ELEVATION- LANDSCAPE SHOP
DA15 Scale: 1: 200

NOTE:
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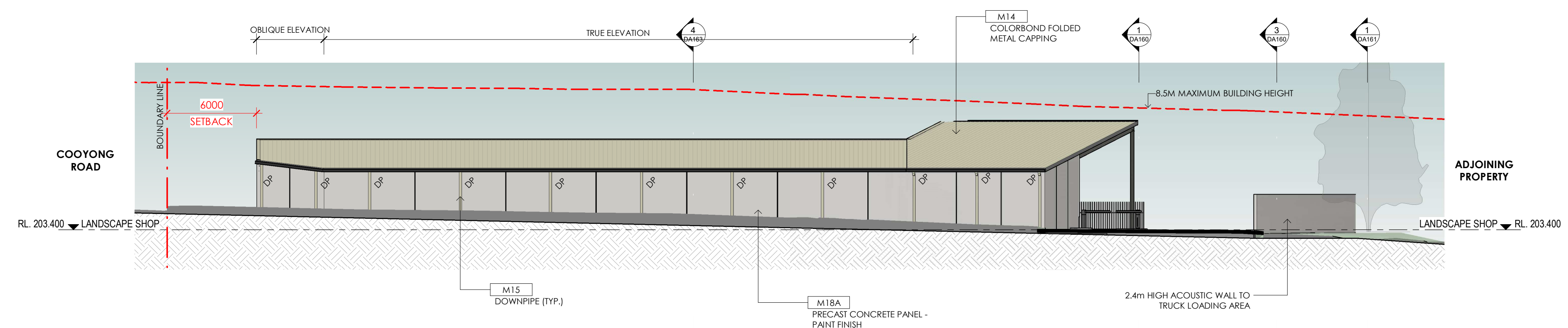


3 EAST ELEVATION
DA15 Scale: 1: 200

ISSUE	AMENDMENT	DATE	CHK'D
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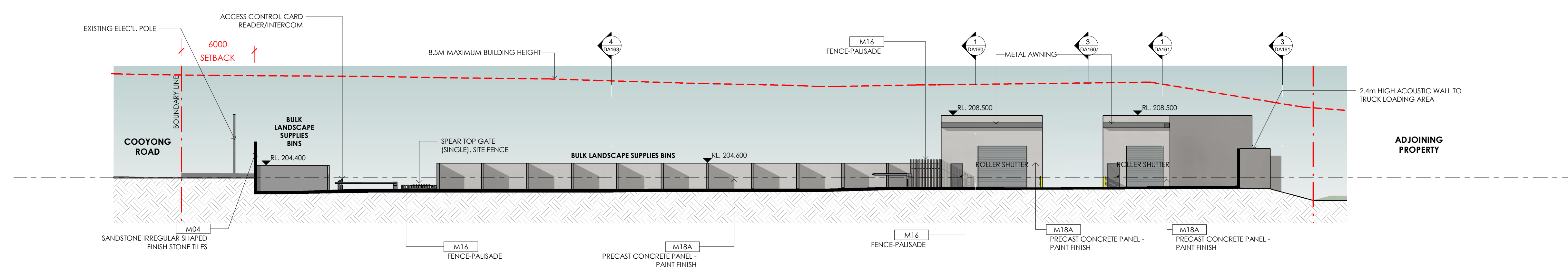


1 WEST ELEVATION - A
Scale: 1 : 200



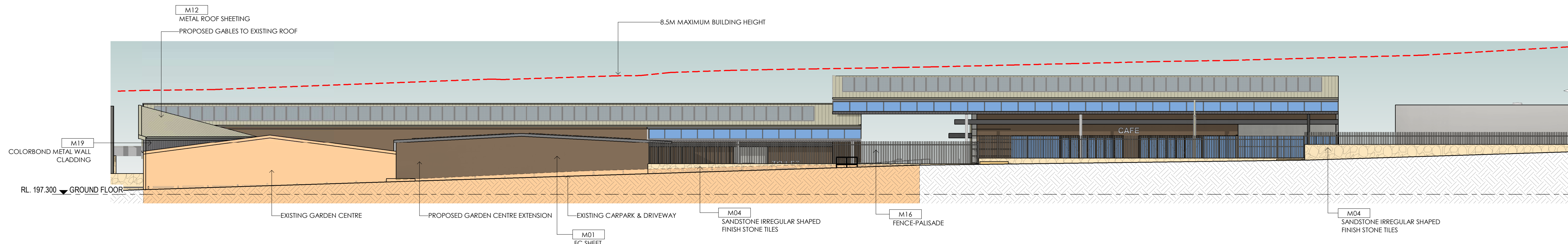
2 WEST ELEVATION- LANDSCAPE SHOP
Scale: 1 : 200

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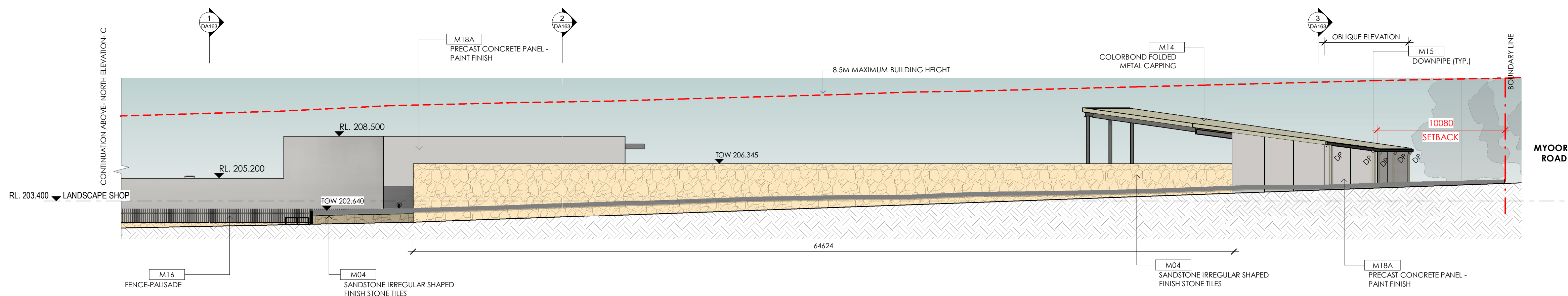


3 WEST ELEVATION - B
Scale: 1 : 200

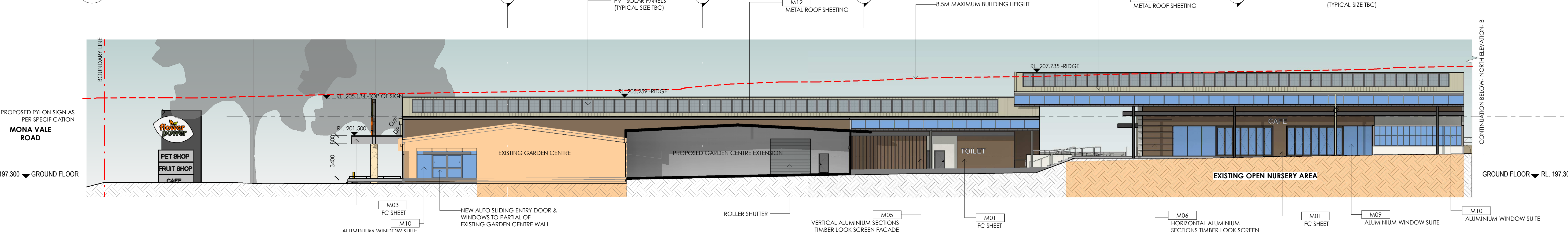
NOTE:
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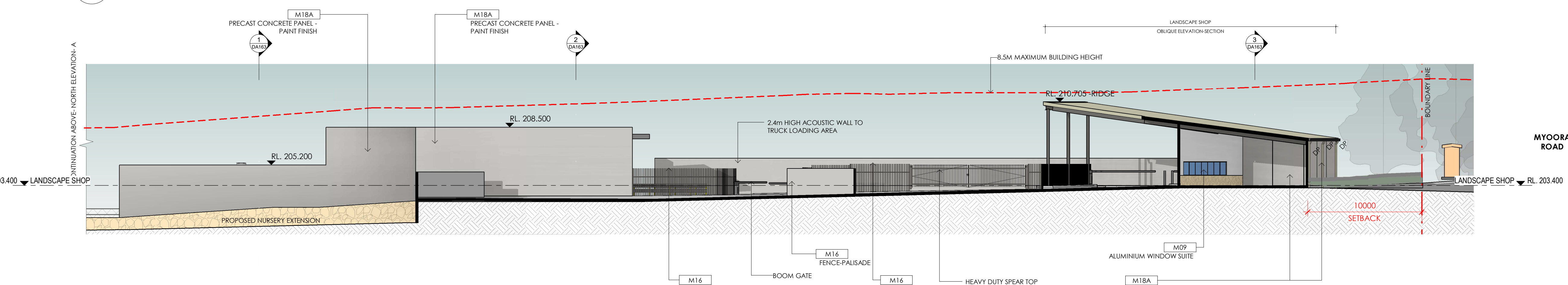
3 NORTH ELEVATION-C
DA15 Scale: 1:200



6 NORTH ELEVATION-D
DA15 Scale: 1:200



1 NORTH ELEVATION-A
DA15 Scale: 1:200



2 NORTH ELEVATION-B
DA15 Scale: 1:200

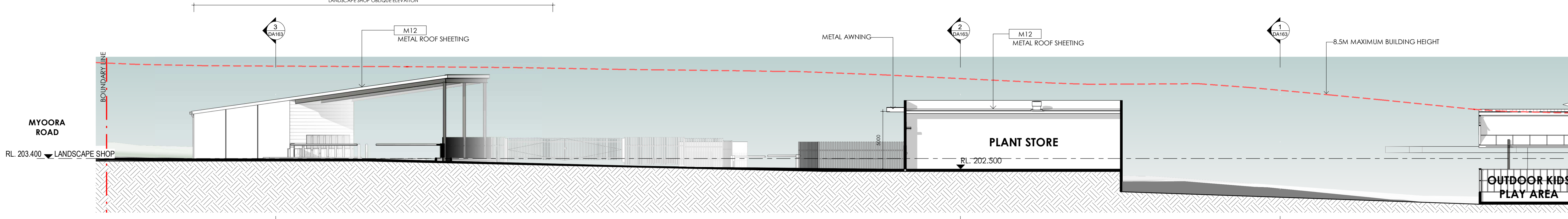
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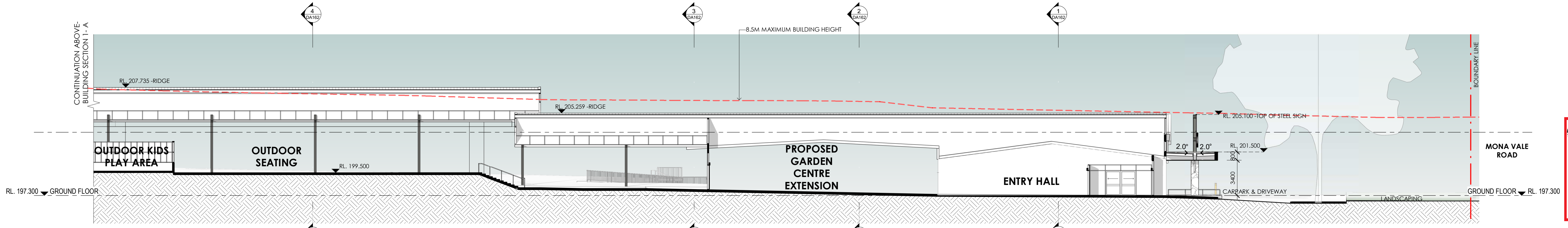
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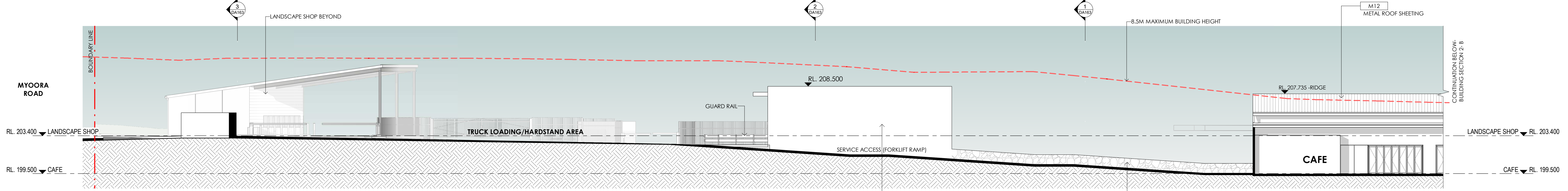
ISSUE	AMENDMENT	DATE	CHK'D
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G	ISSUE FOR DA	02.04.24	CSG



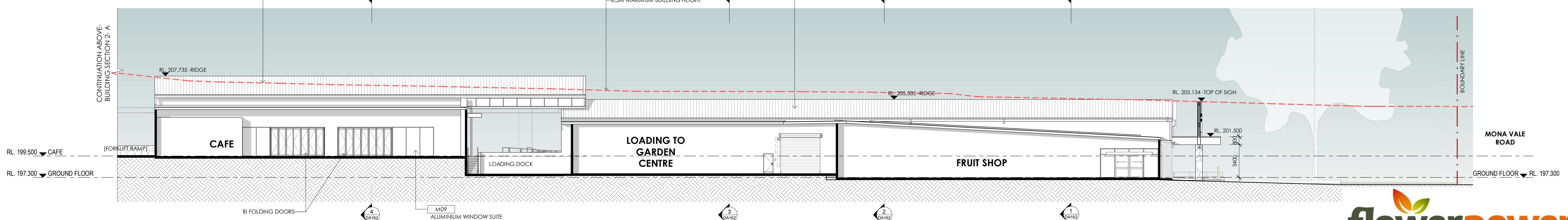
1 BUILDING SECTION 1-A
Scale: 1 : 200



2 BUILDING SECTION 1-B
Scale: 1 : 200



3 BUILDING SECTION 2-A
Scale: 1 : 200



4 BUILDING SECTION 2-B
Scale: 1 : 200

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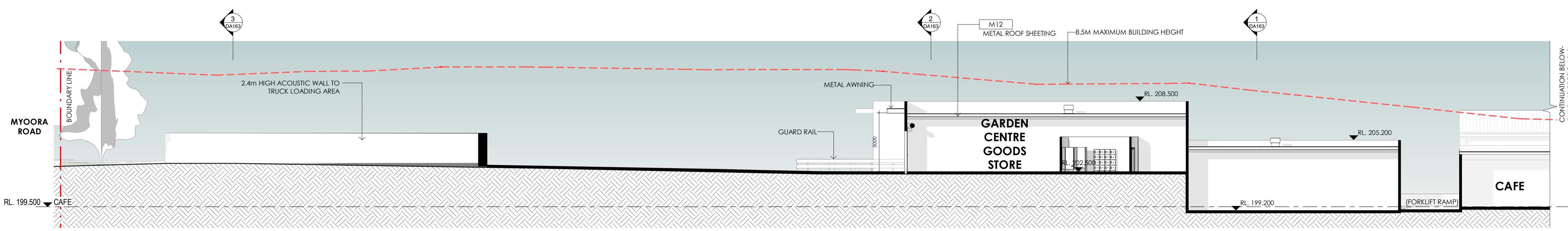


SECTIONS- SHEET 1

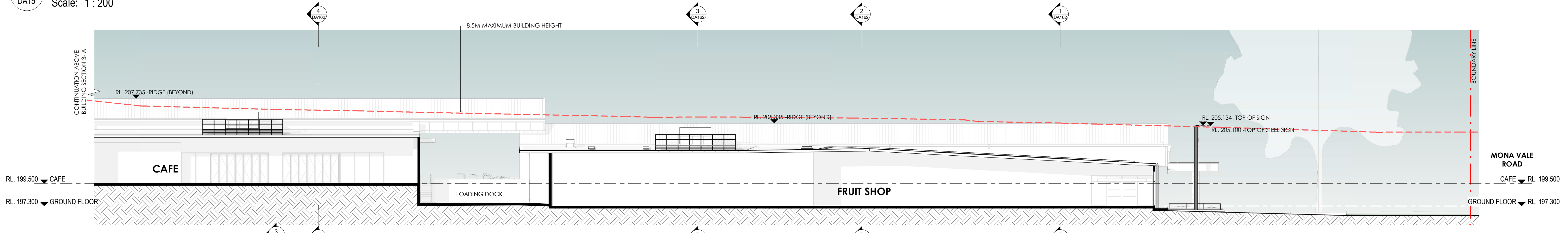
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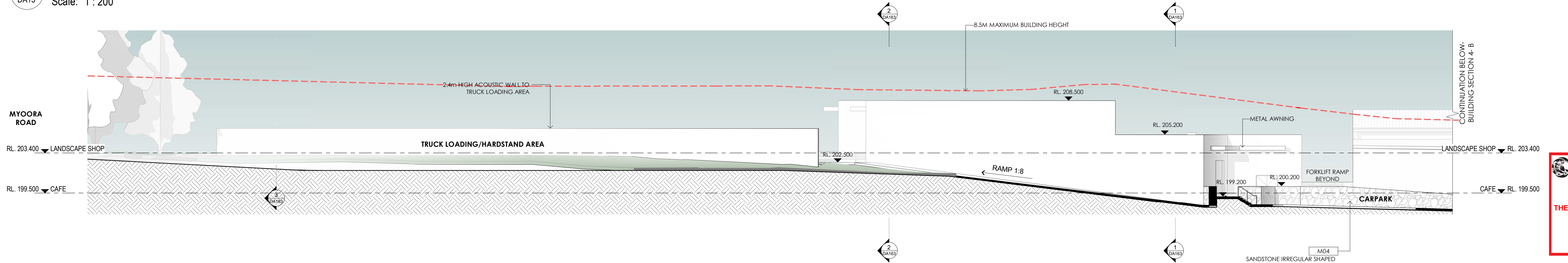
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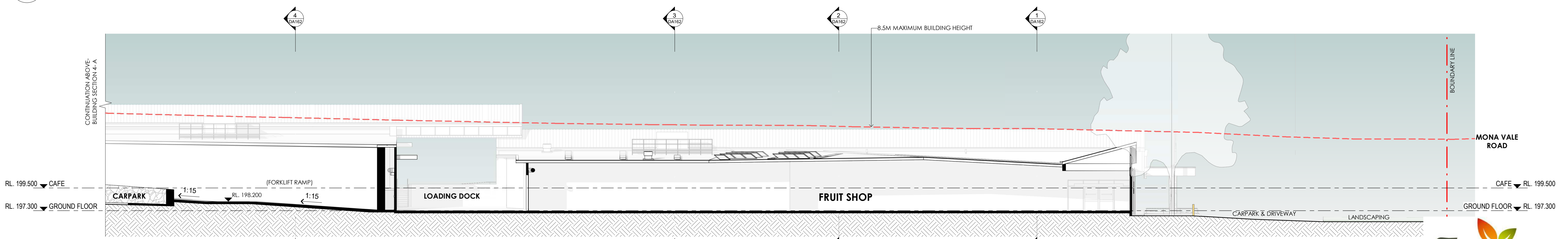
1 BUILDING SECTION 3-A
Scale: 1 : 200



2 BUILDING SECTION 3-B
Scale: 1 : 200



3 BUILDING SECTION 4-A
Scale: 1 : 200



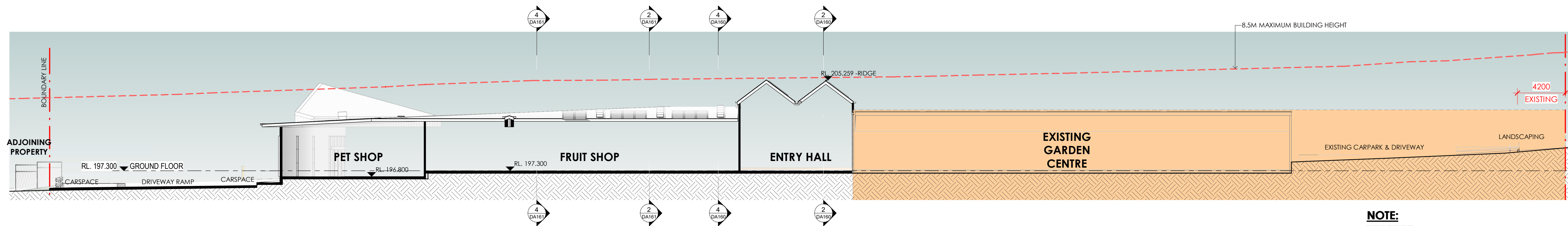
4 BUILDING SECTION 4-B
Scale: 1 : 200

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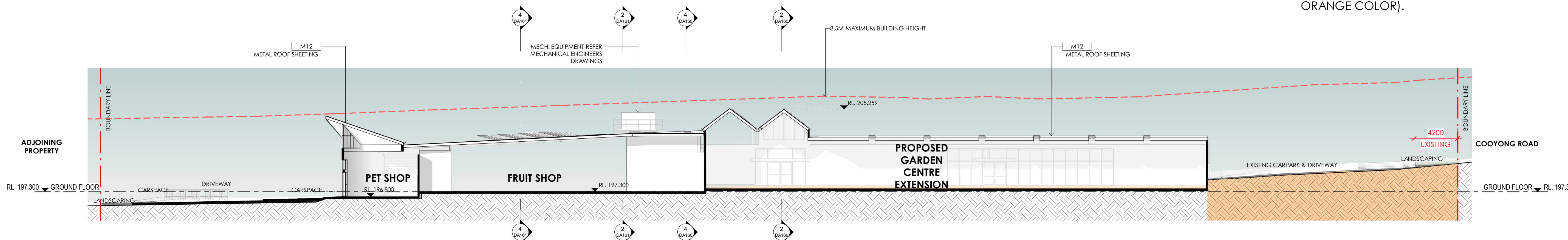
SECTIONS- SHEET 2

ISSUE	AMENDMENT	DATE	CHK'D
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P2	ISSUE FOR DA	18.05.23	CSG
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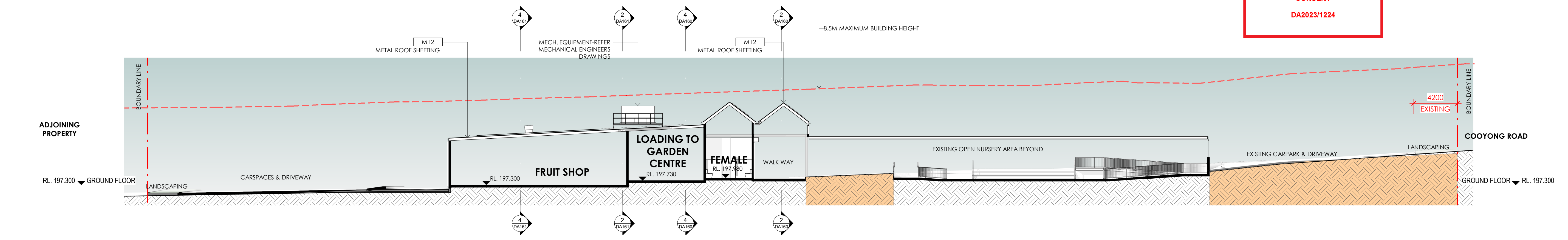
1 BUILDING SECTION 5
DA15 Scale: 1:200

NOTE:
EXISTING GARDEN CENTRE, OPEN NURSERY AREA, CARPARK & DRIVEWAYS (SHADED IN LIGHT ORANGE COLOR).

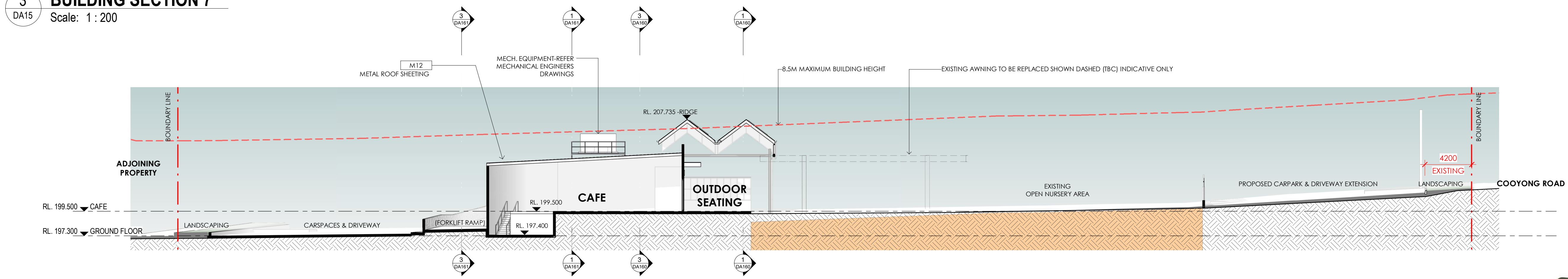


2 BUILDING SECTION 6
DA15 Scale: 1:200

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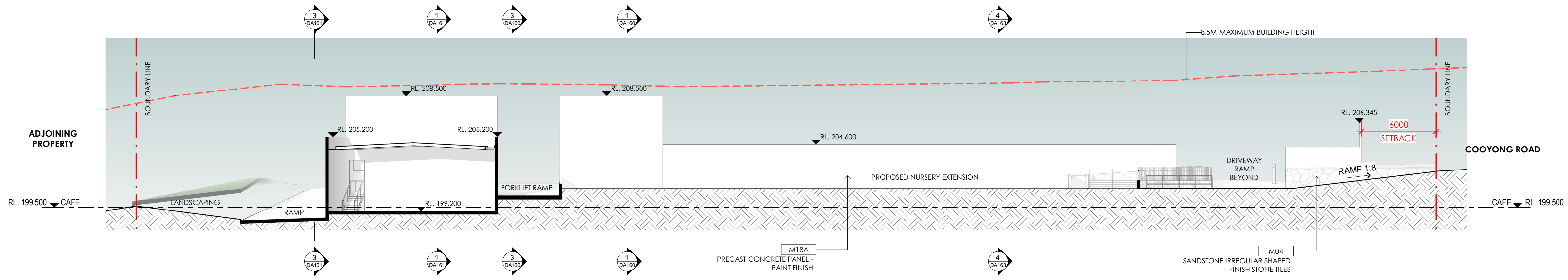


3 BUILDING SECTION 7
DA15 Scale: 1:200

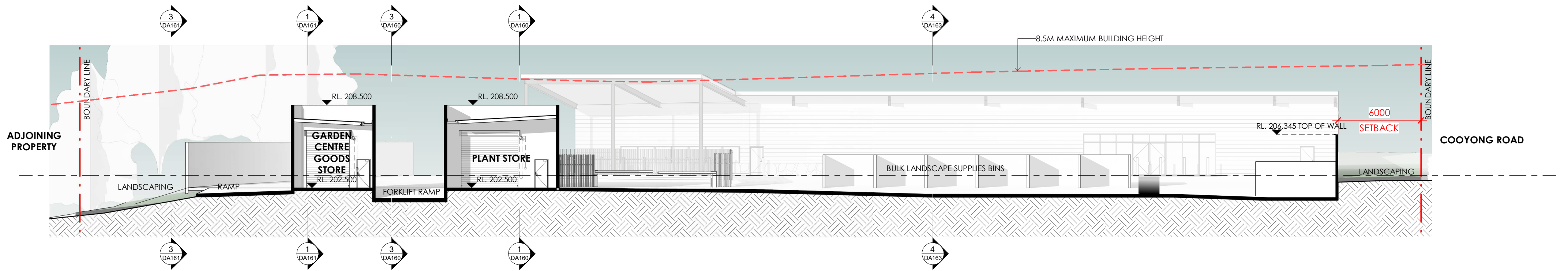


4 BUILDING SECTION 8
DA15 Scale: 1:200

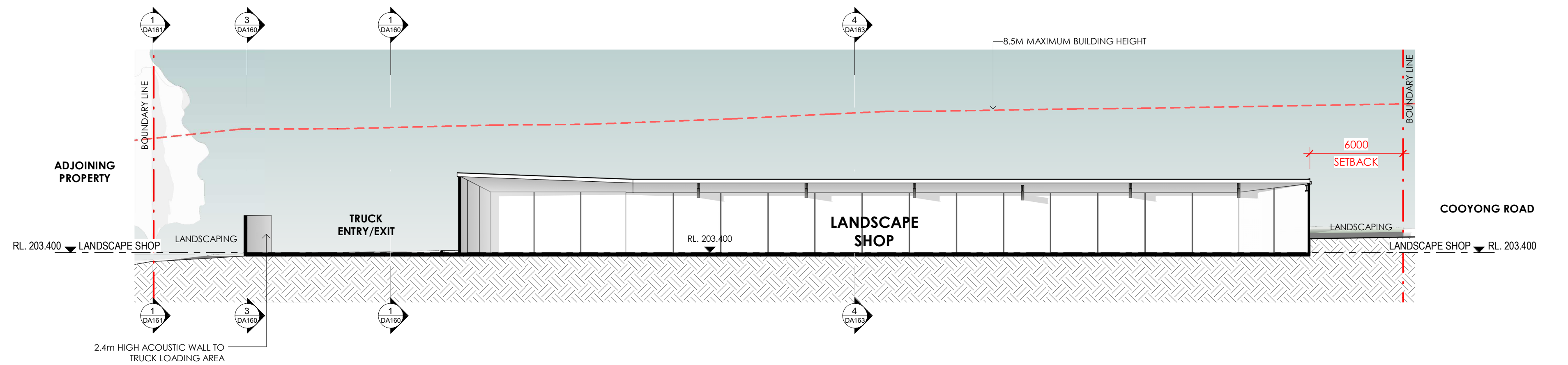
ISSUE	AMENDMENT	DATE	CHK'D
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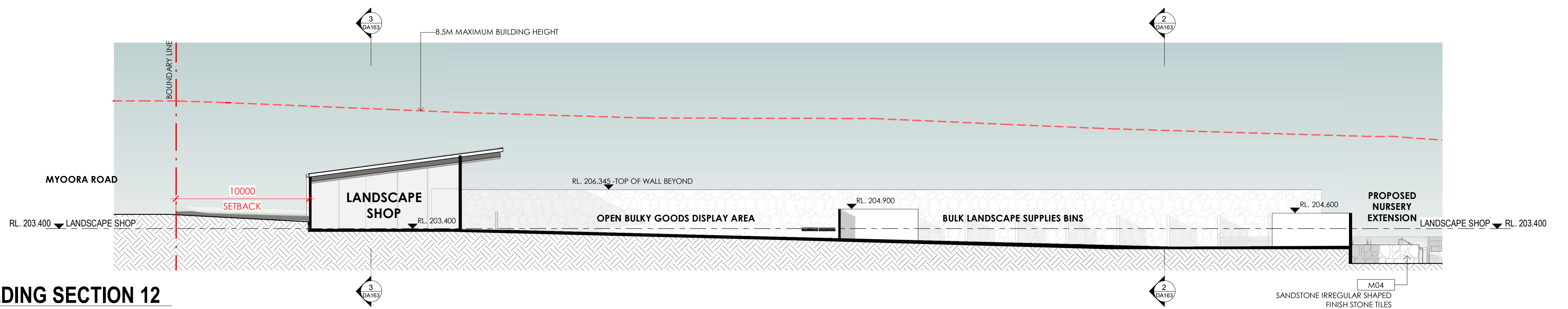
1 BUILDING SECTION 9
 DA15 Scale: 1:200



2 BUILDING SECTION 10
 DA15 Scale: 1:200

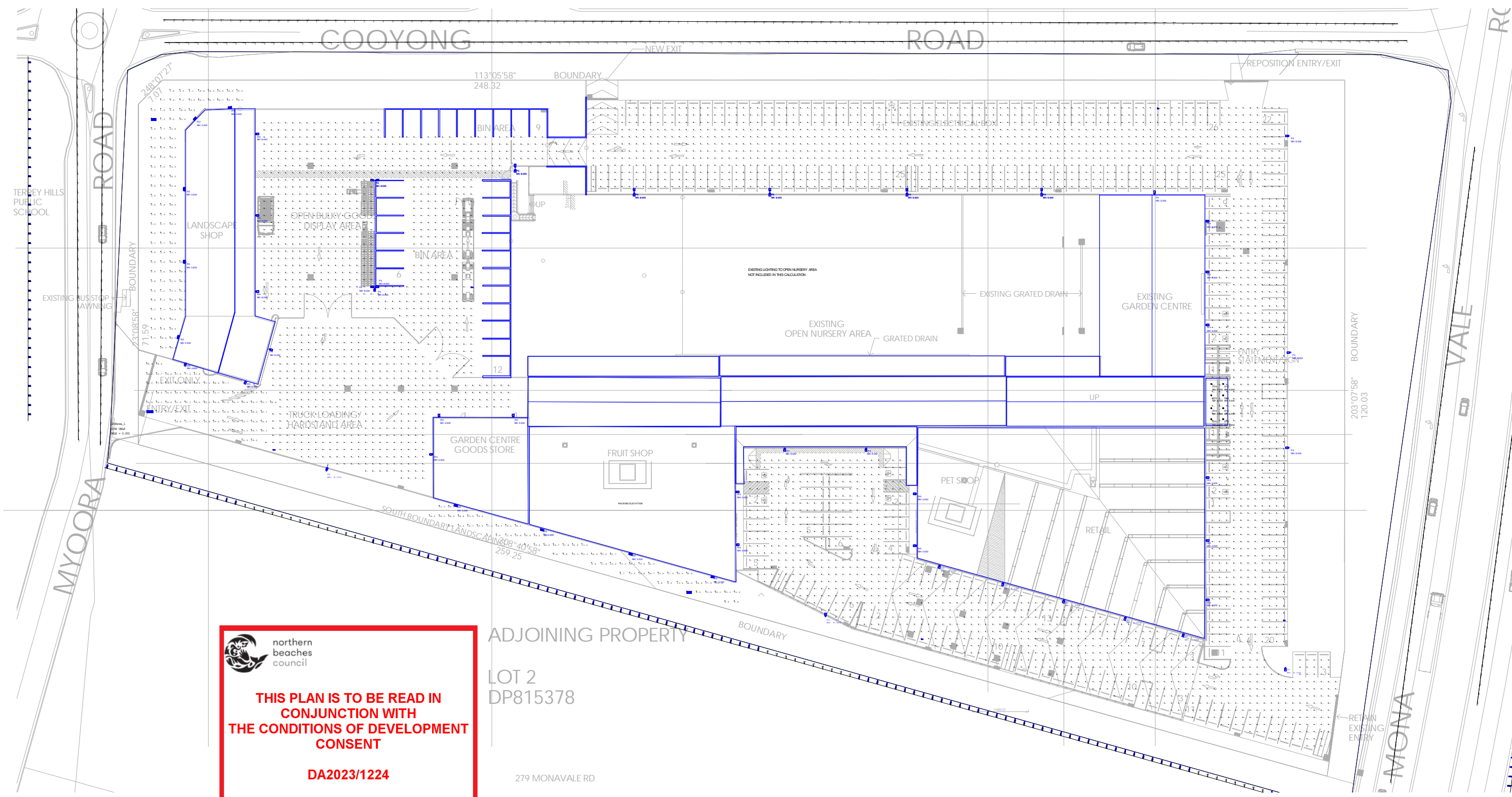



3 BUILDING SECTION 11
 DA15 Scale: 1:200



4 BUILDING SECTION 12
 DA15 Scale: 1:200

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northern beaches council
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
ADJOINING PROPERTY

LOT 2 DP815378

279 MONA VALE RD

- DESIGN NOTES:
- THIS DESIGN SCHEME WAS PRODUCED ON ARCH BACKGROUND DA15-P4 SITE PLAN PRODUCED BY LEFFLER SIMES ARCHITECTS.
 - THIS DESIGN SATISFY THE AVERAGE HORIZONTAL ILLUMINANCE AS REQUIRED FOR AUSTRALINA STANDARDS.
 *AS1158.3.1:2020 - PC3 CARPARKS & CIRCULATION 14LUX
 *AS1680.5:2012 - LOADING & UNLOADING 40LUX
 - A MAINTENANCE FACTORS HAVE BEEN APPLIED THROUGHOUT THE DESIGN IN ACCORDANCE WITH AS 1158.3.1. A MAINTENANCE PLAN SHALL BE ADOPTED TO COMPLY WITH THESE FACTORS.
 - OBTRUSIVE LIGHT ANALYSIS HAS BEEN CONDUCTED FOR THIS DESIGN IN ACCORDANCE WITH AS4282-2019.
 - THIS DESIGN IS BASED ON THE INFORMATION PROVIDED BY THE CLIENT.
 - LIGHT FITTING SIMULATION AND CALCULATION RESULTS ARE BASED ON IES FILES PROVIDED BY THE LIGHTING MANUFACTURER.

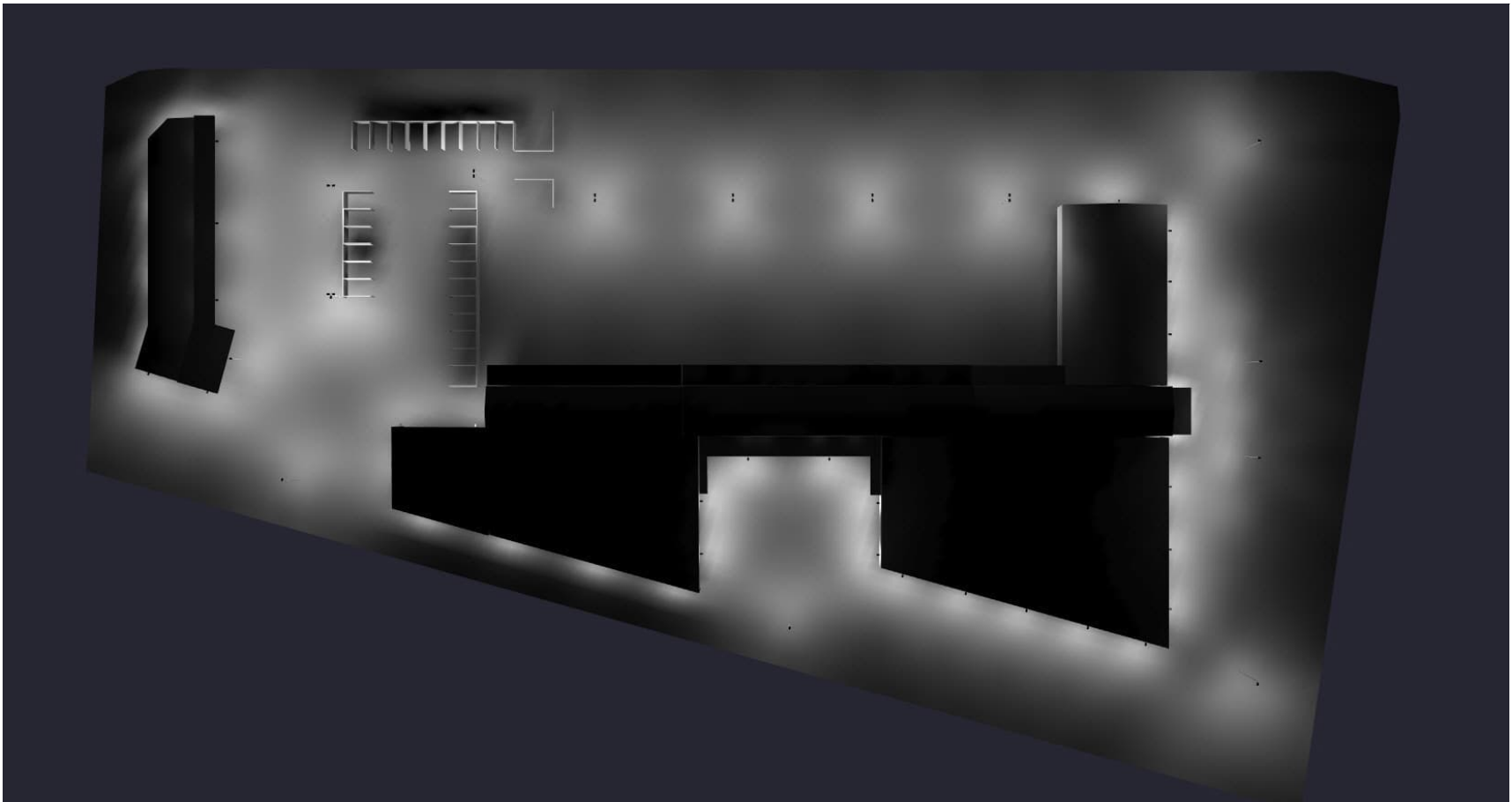
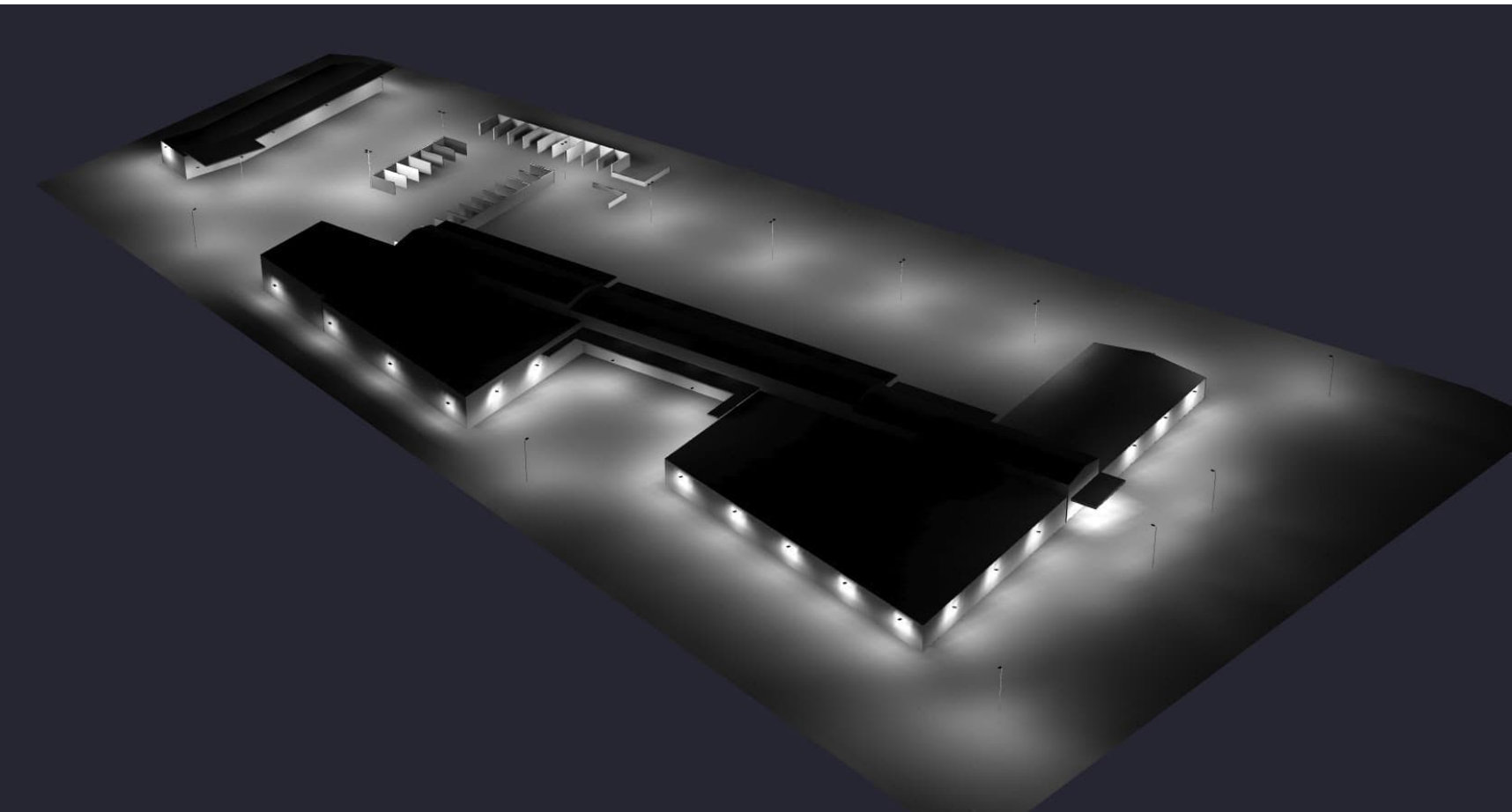
Luminaire Schedule						
Symbol	Qty	Label	Description	Tag	LLF	Total Lamp Lumens
⊙	8	M20C21N84-550mA	SALC MILANO DOWNLIGHT 21W REC	D1A	0.850	N.A.
⊠	1	HZ2-180-4B	DNS NIKKON ZEALII 180W T4	P6	0.850	23270
⊠	18	HZ2-150-4B	DNS NIKKON ZEALII 150W T4	P5	0.850	19370
⊠	25	HZ2-90-4B	DNS NIKKON ZEALII 90W T4	W4	0.850	11570
⊠	2	HZ2-120-4B	DNS NIKKON ZEALII 120W T4	P4	0.850	15470
⊠	2	HZ2-120-3B	DNS NIKKON ZEALII 120W T3	P3	0.850	17040
⊠	9	DU30 T2M	DNS NIKKON DUVAR 30W T2 WALL LIGHT	W2	0.800	4238.4

 THIS DESIGN IS FOR INFORMATION ONLY, NOT FOR CONSTRUCTION. CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING. THE INFORMATION ON THIS DRAWING REMAINS THE PROPERTY OF C-LEVEL PTY LTD	REV DATE DESCRIPTION P1 06/12/2021 PRELIMINARY P2 29/05/2023 PRELIMINARY - NEW LAYOUT	BY EC CF C-LEVEL DESIGN & ENGINEERING	PROJECT: FLOWER POWER TERRY HILLS DWG TITLE: EXTERNAL LIGHTING ADDRESS: 277 MONA VALE RD, TERRY HILLS NSW
	C-LEVEL PTY LTD SUITE 4 / 852-854 OLD PRINCES HWY, SUTHERLAND NSW 2232 P: 02 9545 2348 E: admin@c-level.com.au W: c-level.com.au	PAPER: A3 PAGES: 1/2 PROJECT NO: CLE-2305 DWG NO: LUX-001 REV: P2	

Symbol	Qty	Label	Description	Tag	LLF	Total Lamp Lumens
⊙	8	M20C21N84-550mA	SALC MILANO DOWNLIGHT 21W REC	D1A	0.850	N.A.
□	1	HZ2-180-4B	DNS NIKKON ZEALII 180W T4	P6	0.850	23270
□	18	HZ2-150-4B	DNS NIKKON ZEALII 150W T4	P5	0.850	19370
□	25	HZ2-90-4B	DNS NIKKON ZEALII 90W T4	W4	0.850	11570
□	2	HZ2-120-4B	DNS NIKKON ZEALII 120W T4	P4	0.850	15470
□	2	HZ2-120-3B	DNS NIKKON ZEALII 120W T3	P3	0.850	17040
□	9	DU30 T2M	DNS NIKKON DUVAR 30W T2 WALL LIGHT	W2	0.800	4238.4

UWLR Area Summary		
Label	UWLR	Description
LPDArea_1	0.001	SITE UWLR

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Min/Avg	Min/Max
Bulky Goods & Bin	Illuminance	Lux	40.29	99.9	10.5	N.A.	N.A.
Carpark East	Illuminance	Lux	49.83	282.8	4.2	N.A.	N.A.
Carpark North	Illuminance	Lux	25.40	79.1	7.2	N.A.	N.A.
Carpark South	Illuminance	Lux	34.56	106.2	4.6	N.A.	N.A.
North West Sec Lighting	Illuminance	Lux	17.66	100.3	0.4	N.A.	N.A.
ObtrusiveLight_1 NORTH_Cd_Seg1	Obtrusive - Cd	N.A.	N.A.	3281	202	N.A.	N.A.
ObtrusiveLight_1 NORTH_Ill_Seg1	Obtrusive - Ill	Lux	N.A.	2	0	N.A.	N.A.
ObtrusiveLight_2 WEST_Cd_Seg1	Obtrusive - Cd	N.A.	N.A.	577	4	N.A.	N.A.
ObtrusiveLight_2 WEST_Ill_Seg1	Obtrusive - Ill	Lux	N.A.	0	0	N.A.	N.A.
ObtrusiveLight_3 SOUTH_Cd_Seg1	Obtrusive - Cd	N.A.	N.A.	4499	20	N.A.	N.A.
ObtrusiveLight_3 SOUTH_Ill_Seg1	Obtrusive - Ill	Lux	N.A.	7	1	N.A.	N.A.
ObtrusiveLight_4 EAST_Cd_Seg1	Obtrusive - Cd	N.A.	N.A.	442	79	N.A.	N.A.
ObtrusiveLight_4 EAST_Ill_Seg1	Obtrusive - Ill	Lux	N.A.	1	0	N.A.	N.A.
ObtrusiveLight_TI_1	Obtrusive - TI	%	N.A.	1	0	N.A.	N.A.
ObtrusiveLight_TI_1_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.009	0.000	N.A.	N.A.
ObtrusiveLight_TI_2	Obtrusive - TI	%	N.A.	0	0	N.A.	N.A.
ObtrusiveLight_TI_2_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.001	0.000	N.A.	N.A.
ObtrusiveLight_TI_3	Obtrusive - TI	%	N.A.	1	0	N.A.	N.A.
ObtrusiveLight_TI_3_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.018	0.000	N.A.	N.A.
ObtrusiveLight_TI_4	Obtrusive - TI	%	N.A.	1	0	N.A.	N.A.
ObtrusiveLight_TI_4_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.015	0.000	N.A.	N.A.
ObtrusiveLight_TI_5	Obtrusive - TI	%	N.A.	0	0	N.A.	N.A.
ObtrusiveLight_TI_5_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.001	0.000	N.A.	N.A.
ObtrusiveLight_TI_6	Obtrusive - TI	%	N.A.	0	0	N.A.	N.A.
ObtrusiveLight_TI_6_Lv	Obtrusive - Lv	Cd/Sq.m	N.A.	0.002	0.000	N.A.	N.A.
South Sec Lighting	Illuminance	Lux	30.93	117.7	2.8	N.A.	N.A.
Truck Entry Exit	Illuminance	Lux	38.89	77.2	10.8	N.A.	N.A.
Truck Loading	Illuminance	Lux	40.10	75.8	18.6	N.A.	N.A.



Obtrusive Light - Compliance Report

AS/NZS 4282:2019, A3 - Medium District Brightness, Non-Curfew L1
 Filename: flowerpower R2
 30/05/2023 2:02:25 PM

Illuminance

Maximum Allowable Value: 10 Lux

Calculations Tested (4):

Calculation Label	Test Results	Max. Illum.
ObtrusiveLight_3 SOUTH_Ill_Seg1	PASS	7
ObtrusiveLight_4 EAST_Ill_Seg1	PASS	1
ObtrusiveLight_1 NORTH_Ill_Seg1	PASS	2
ObtrusiveLight_2 WEST_Ill_Seg1	PASS	0

Luminous Intensity (Cd) At Vertical Planes

Maximum Allowable Value: 12500 Cd

Calculations Tested (4):

Calculation Label	Test Results
ObtrusiveLight_3 SOUTH_Cd_Seg1	PASS
ObtrusiveLight_4 EAST_Cd_Seg1	PASS
ObtrusiveLight_1 NORTH_Cd_Seg1	PASS
ObtrusiveLight_2 WEST_Cd_Seg1	PASS

Threshold Increment (TI)

Maximum Allowable Value: 20 %

Calculations Tested (6):

Calculation Label	Adaptation Luminance	Test Results
ObtrusiveLight_TI_5	1	PASS
ObtrusiveLight_TI_6	1	PASS
ObtrusiveLight_TI_3	1	PASS
ObtrusiveLight_TI_4	1	PASS
ObtrusiveLight_TI_1	1	PASS
ObtrusiveLight_TI_2	1	PASS

Upward Waste Light Ratio (UWLR)

Maximum Allowable Value: 2.0 %

Calculated UWLR: 0.1 %
 Test Results: PASS



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DA2023/1224

DESIGN NOTES:

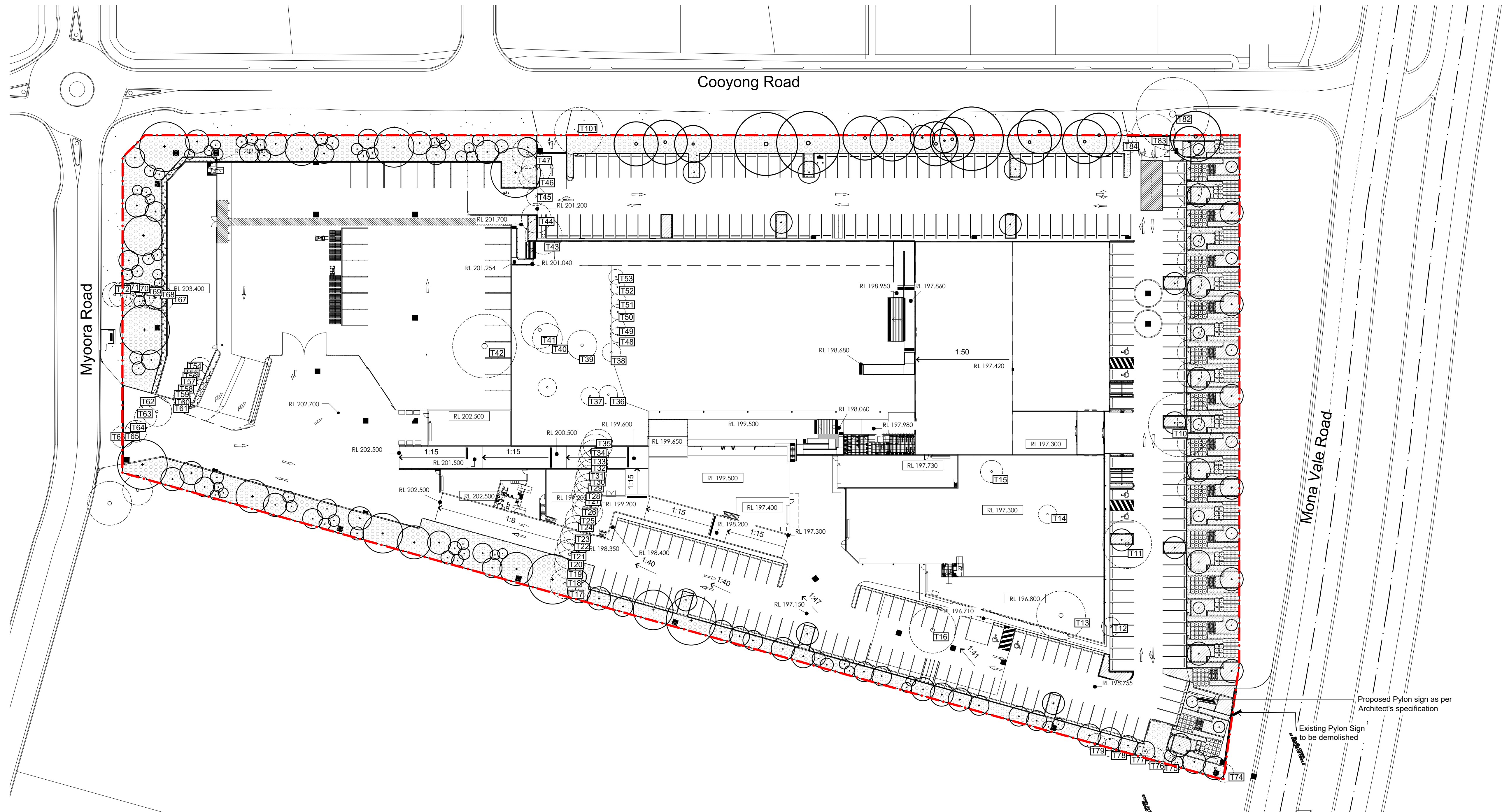
- OBSTRUSIVE CALCULATIONS PER AS4282:2019 CAT A3 MEDIUM DISTRICT BRIGHTNESS
- OBSTRUSIVE CALCS TAKEN FROM 1.5M TO 6M. ROADWAY TI CALCS AT 1.5 WITH A WINDSHIELD CUTOFF ANGLE OF 20DEG.
- ASYMMETRIC OPTICS HAVE BEEN USED. COLOUR TEMPERATURE OF 4000K SHOULD BE SUPPLIED.

	THIS DESIGN IS FOR INFORMATION ONLY, NOT FOR CONSTRUCTION. CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING. THE INFORMATION ON THIS DRAWING REMAINS THE PROPERTY OF C-LEVEL PTY LTD			REV DATE DESCRIPTION P1 06/12/2021 PRELIMINARY P2 29/05/2023 PRELIMINARY - NEW LAYOUT	BY EC CF	 <p>C-LEVEL PTY LTD SUITE 4 / 852-854 OLD PRINCES HWY, SUTHERLAND NSW 2232 P: 02 9545 2348 E: admin@c-level.com.au W: c-level.com.au</p>	PROJECT: FLOWER POWER TERRY HILLS DWG TITLE: EXTERNAL LIGHTING
	ADDRESS: 277 MONA VALE RD, TERRY HILLS NSW	PAPER: A3 PAGES: 2/2 PROJECT NO: CLE-2305 DWG NO: LUX-001 REV: P2					

northern beaches council

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DA2023/1224



Proposed Pylon sign as per Architect's specification

Existing Pylon Sign to be demolished

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Issue	Revision Description	Drawn	Check	Date
F	Development Application	LP	NM	18.04.2024
E	For Comment	LP	NM	27.03.2024
D	Architectural Coordination	LW	NM	24.05.2023
C	Architectural Coordination	LW	NM	21.04.2023
B	Architectural Coordination	LW	NM	21.02.2022
A	Preliminary	LW	NM	31.01.2022

Legend	
	Site Boundary
	Proposed Trees (Refer to Schedule and Detail)
	Existing Trees to be Retained
	Existing Trees to be Removed
	Ground Cover (Refer to Schedule and Detail)
	Boundary Planting Matrix (Refer to Schedule and Detail)
	Shrubs and Accents (Refer to Schedule and Detail)
	Existing Turf

Key Plan

SITE IMAGE
Landscape Architects
Level 1, 3-5 Baptist Street
Redfern NSW 2016
Australia
Tel: (61 2) 8332 5600
Fax: (61 2) 9698 2877
www.siteimage.com.au

Client
Flower Power

Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

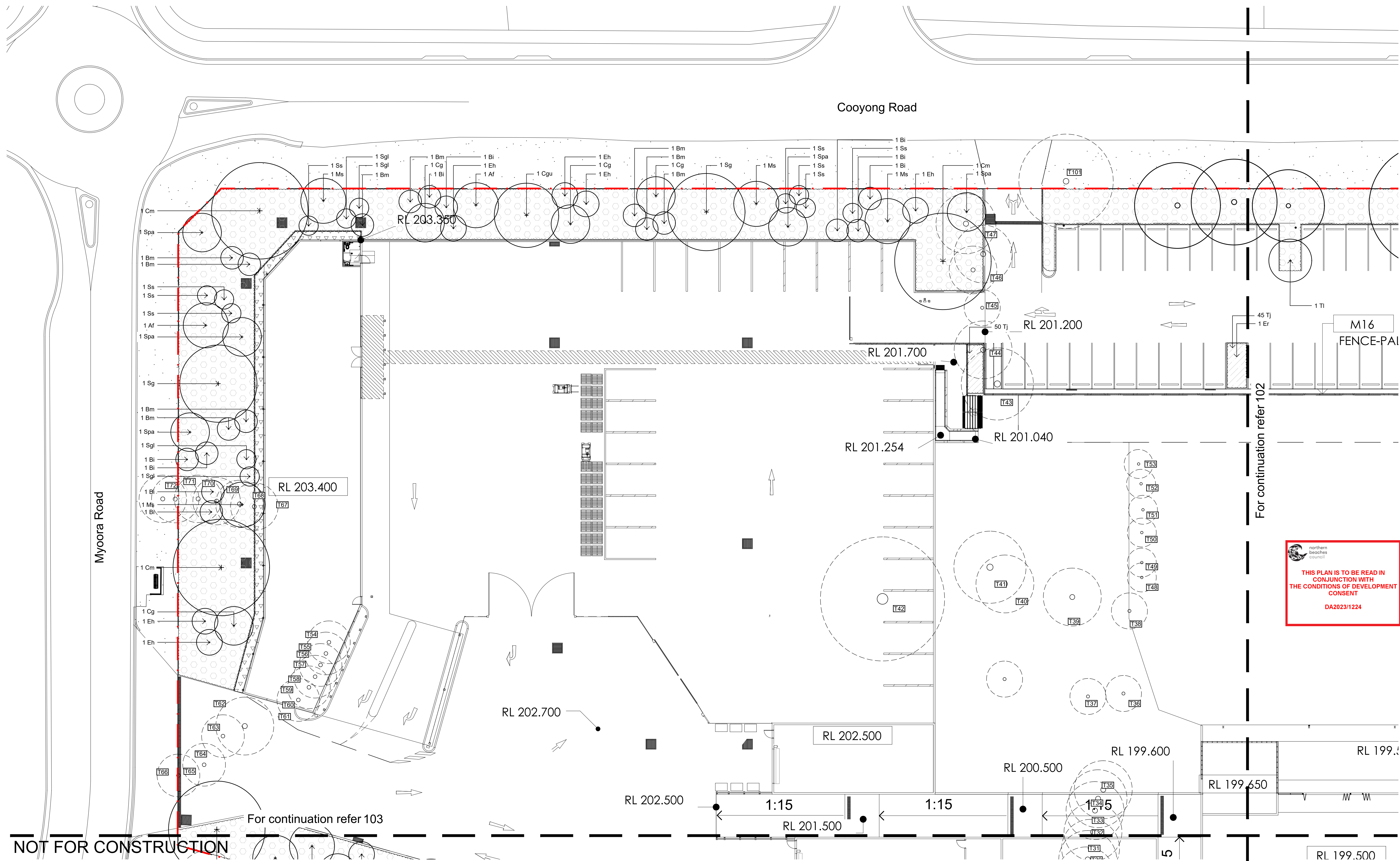
Drawing Name
Landscape Plan
Ground Floor

Development Application

Scale 1:500 @ A1

Job Number **SS21-4790**

0 2 5 10 15 25m
Drawing Number **001** Issue **F**



For continuation refer 102

For continuation refer 103

NOT FOR CONSTRUCTION

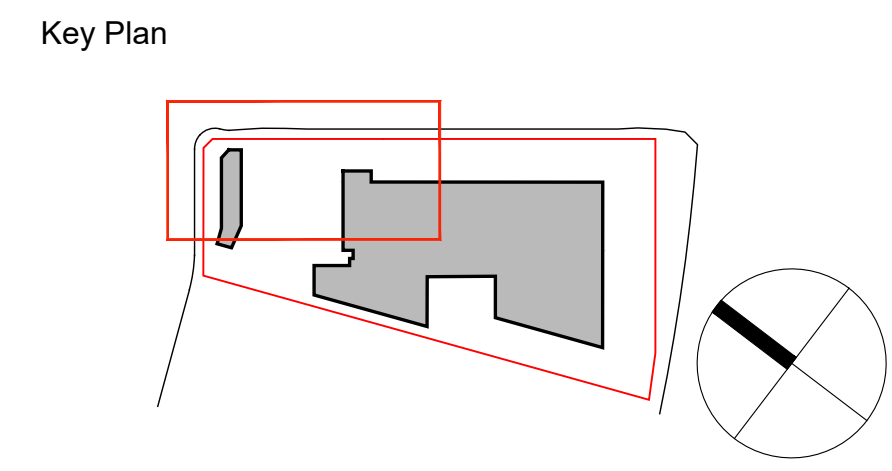
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
DA2023/1224

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	Shrubs and Accents (Refer to Schedule and Detail)
	Turf



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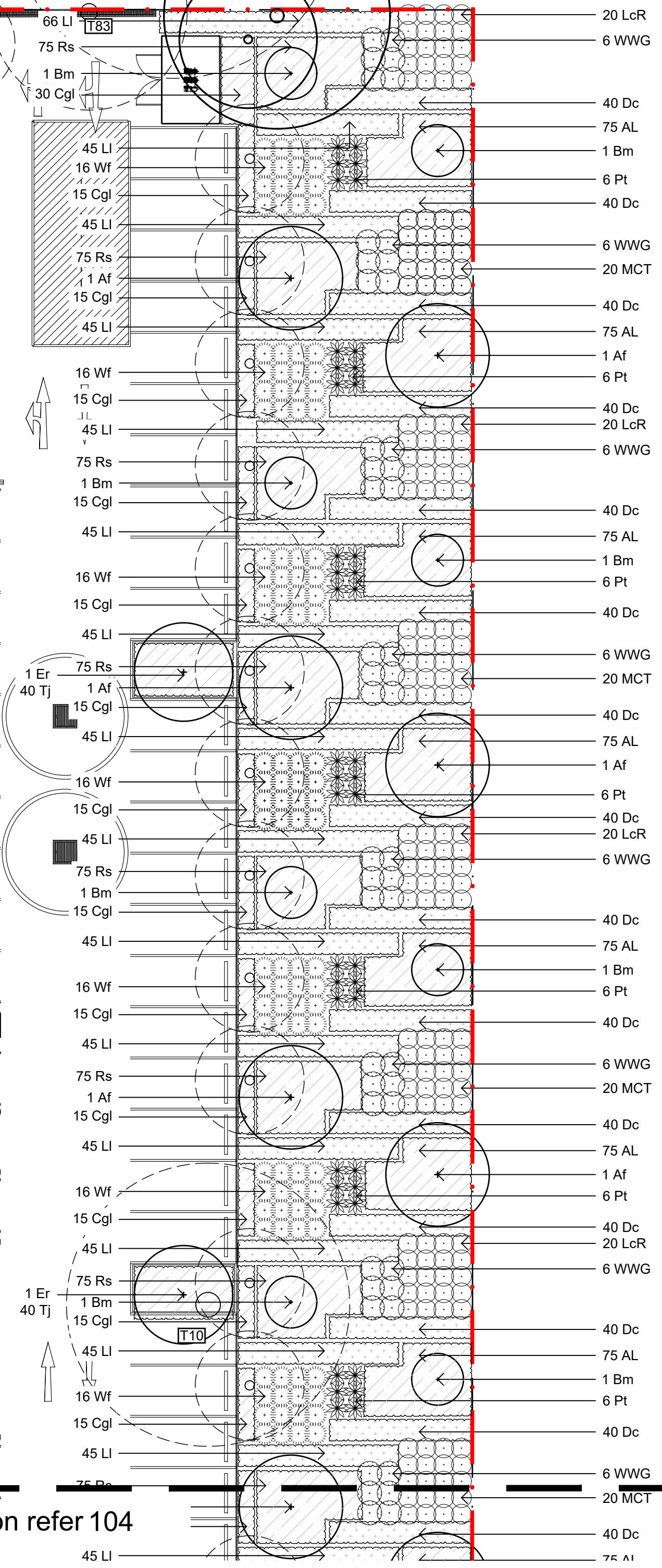
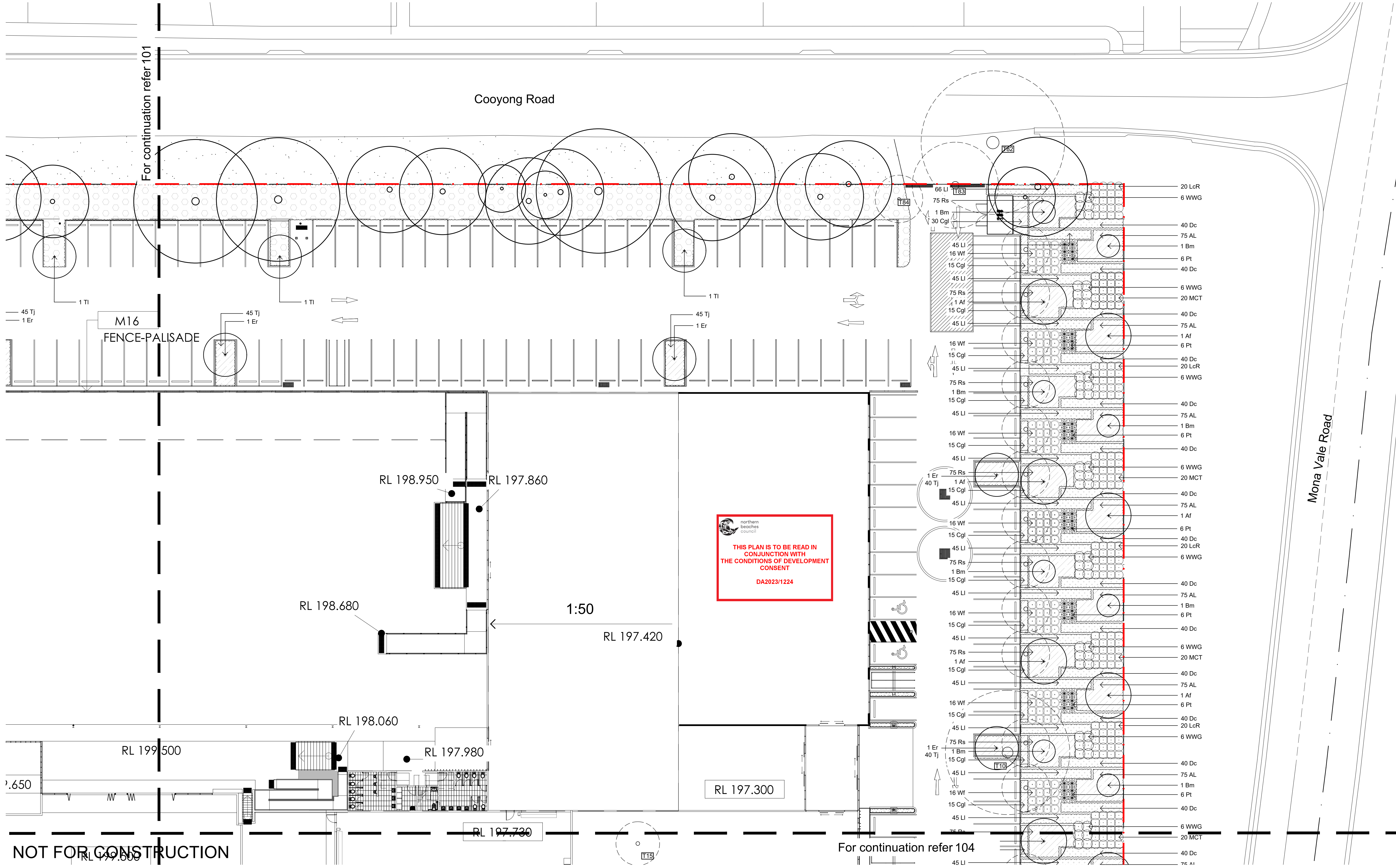
Client
Flower Power
Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

Drawing Name
Landscape Plan - 1
Development Application
Scale 1:200 @ A1
Job Number
SS21-4790
Drawing Number
101
Issue
F

For continuation refer 101

Cooyong Road

Mona Vale Road



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For continuation refer 104

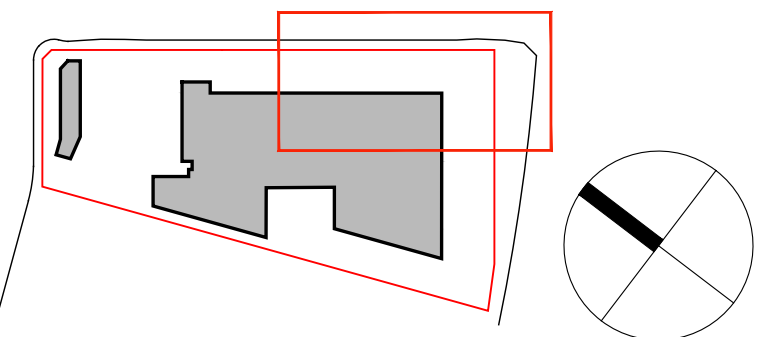
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	Shrubs and Accents (Refer to Schedule and Detail)
	Turf

Key Plan



Client
Flower Power

Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

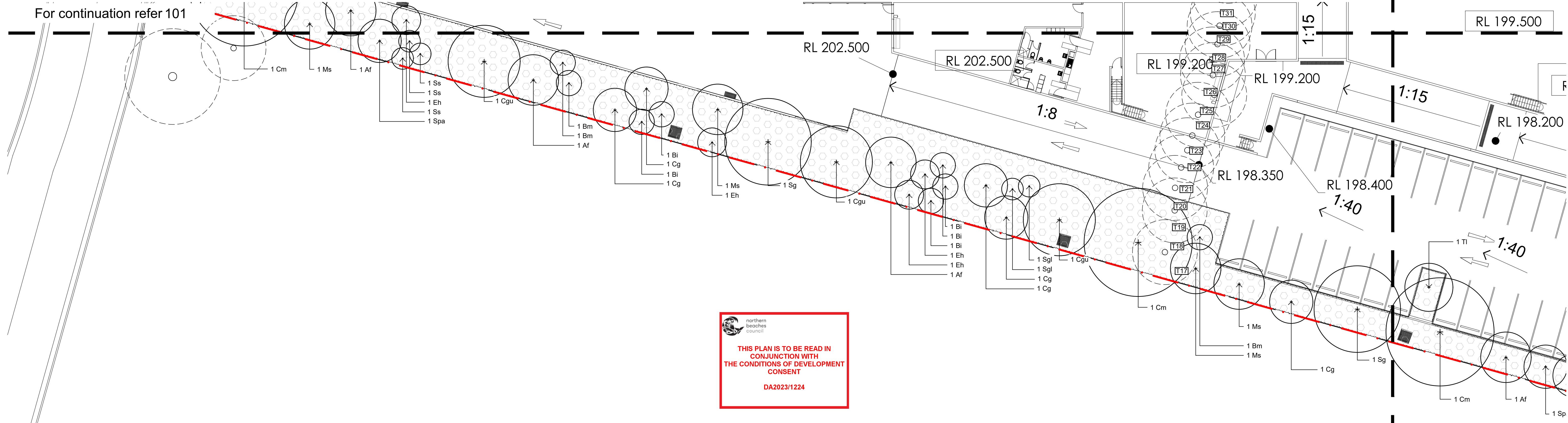
Drawing Name
Landscape Plan - 2

Scale 1:200 @ A1
Job Number
SS21-4790

Drawing Number
102

Issue
F

For continuation refer 101




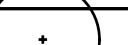




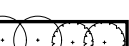
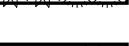
For continuation refer 104

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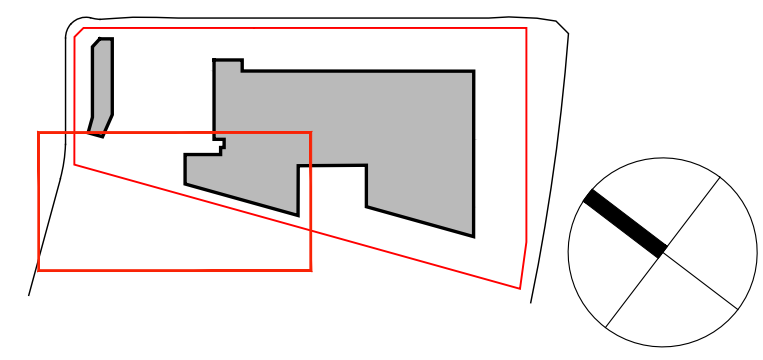
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	Shrubs and Accents (Refer to Schedule and Detail)
	Turf

Key Plan



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Client
Flower Power

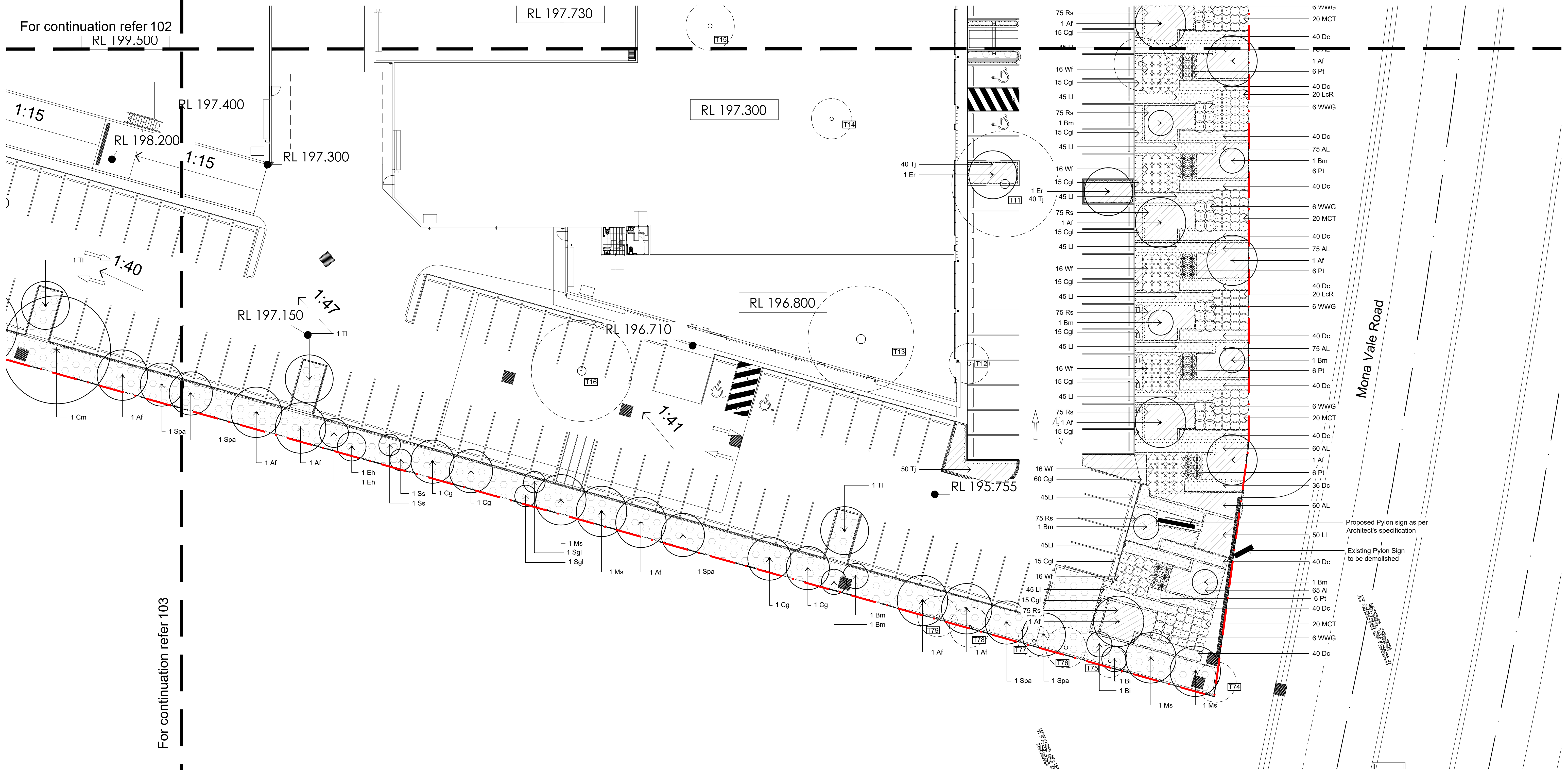
Project
Flower Power Garden Centre
 277 Mona Vale Road
 Terrey Hills, NSW

Drawing Name
Landscape Plan - 3

Scale 1:200 @ A1
 Job Number
SS21-4790

Development Application
 Drawing Number
103 F

northern beaches council
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
 DA2023/1224



For continuation refer 102
 RL 199.500

For continuation refer 103

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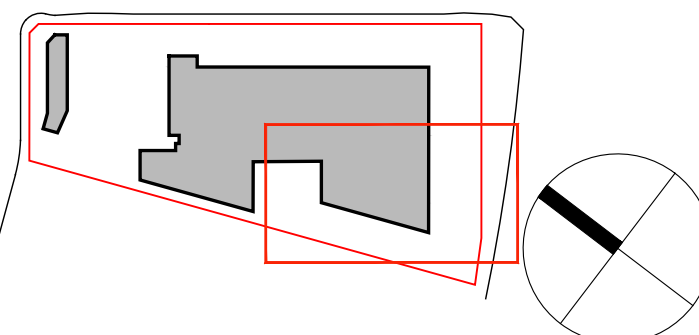
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B	Architectural Coordination	LW	NM	21.02.2022
A	Preliminary	LW	NM	31.01.2022

Key Plan



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Client
Flower Power
 Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

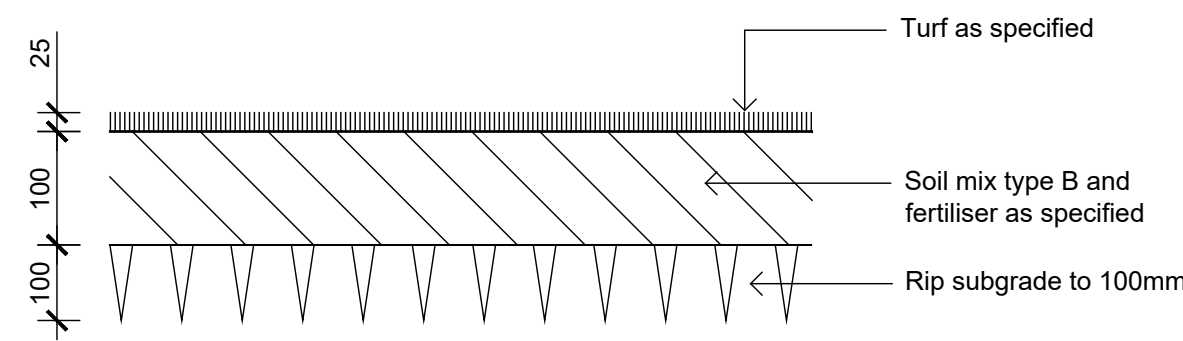
Drawing Name
Landscape Plan - 4

Development Application
 Scale 1:200 @ A1
 Job Number **SS21-4790**
 Drawing Number **104**
 Issue **F**

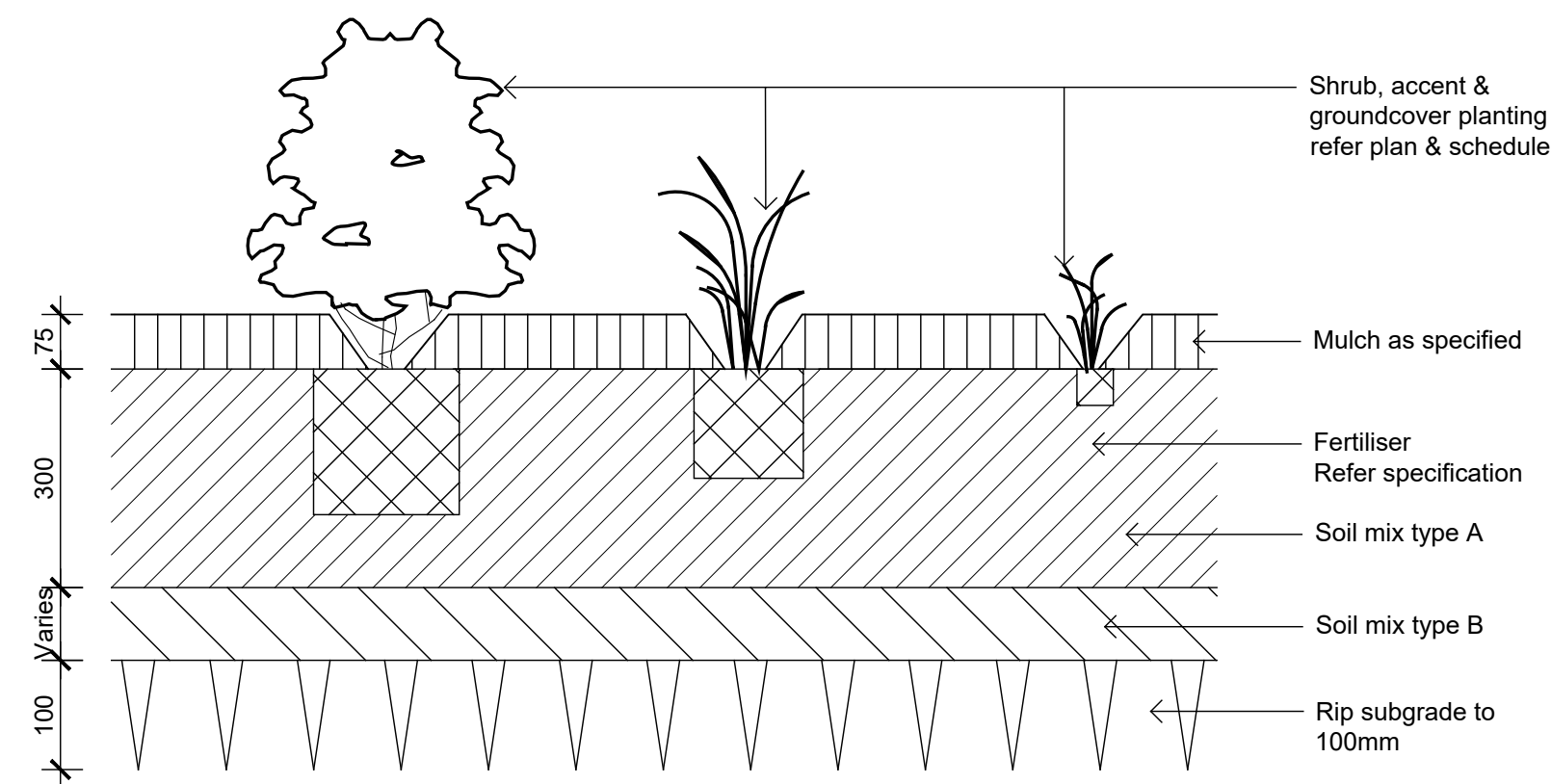
Mona Vale Road

AT THE CORNER OF MONA VALE ROAD

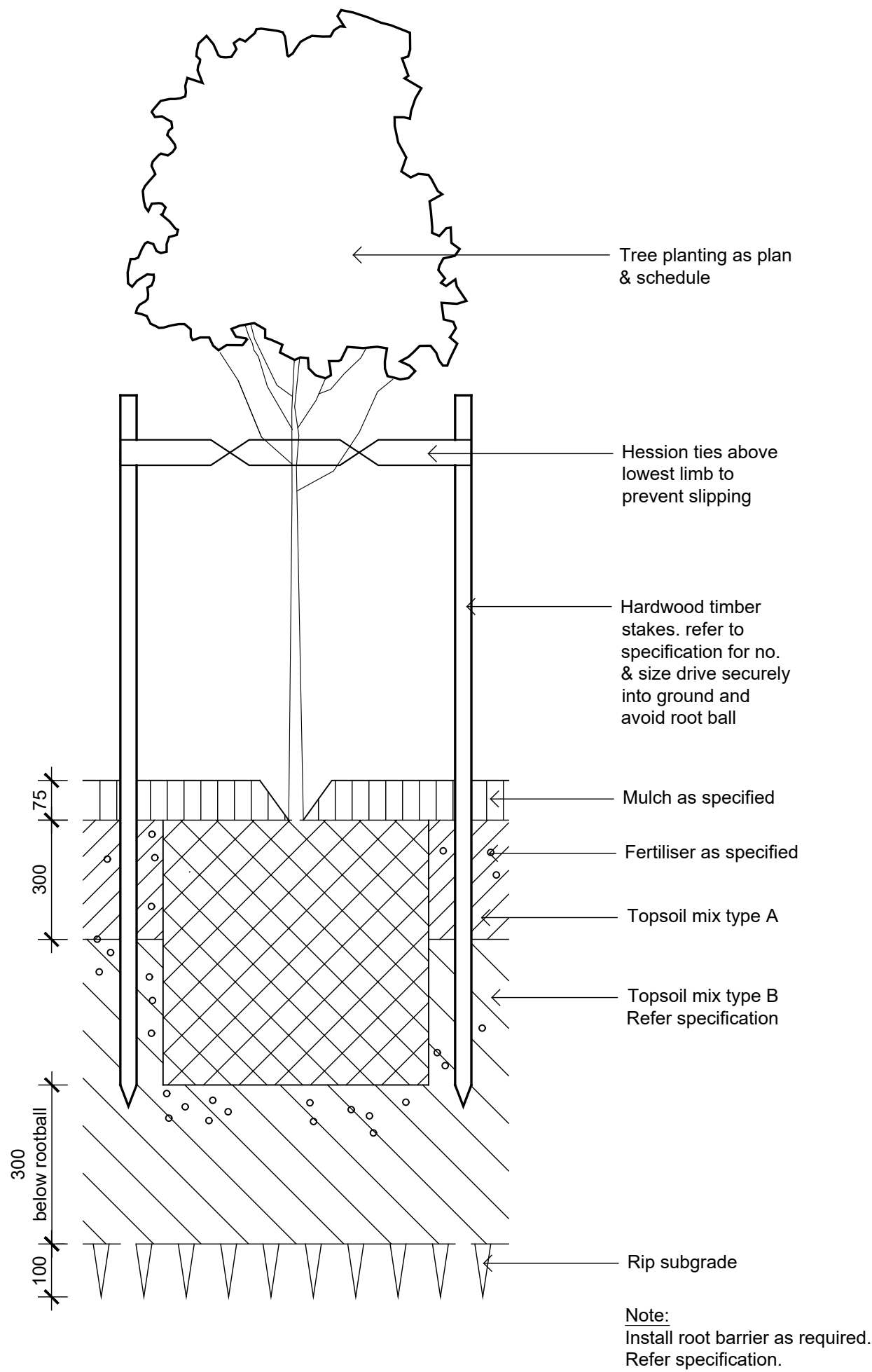
Proposed Pylon sign as per Architect's specification
 Existing Pylon Sign to be demolished



01 Detail Turf on Even Grade
501 1:10



02 Detail Shrub Accent & Groundcover Planting on Grade
501 1:10



03 Detail 75-200L Tree Planting on Grade
501 1:10

Indicative Plant Schedule

Botanical Name	Common Name	Mature Size (h x w)	Spacings	Pot Size
Carpark Trees				
Er <i>Elaeocarpus reticulatus</i>	Blueberry Ash	10 x 4	As Shown	100L
Md <i>Melaleuca decora</i>	White Feather Honeymyrtle	6 x 3	As Shown	100L
Mq <i>Melaleuca quinquenervia</i>	Paperbark	12 x 6	As Shown	100L
Ti <i>Tristaniopsis laurina</i>	Water Gum	10 x 5	As Shown	100L
Boundary Trees				
Af <i>Angophora floribunda</i>	Rough-barked Angophora	18 x 7	As Shown	45L
Bm <i>Backhousia myrtifolia</i>	Grey Myrtle	5 x 3.5	As Shown	45L
Bi <i>Bankia integrifolia</i>	Coast Banksia	10 x 3.5	As Shown	45L
Cg <i>Casuarina glauca</i>	Swamp She-oak	14 x 6	As Shown	45L
Cgu <i>Corymbia gummifera</i>	Red Bloodwood	30 x 10	As Shown	45L
Cm <i>Corymbia maculata</i>	Spotted Gum	45 x 15	As Shown	45L
Eh <i>Eucalyptus haemastoma</i>	Scribbly Gum	10 x 4	As Shown	45L
Ms <i>Melaleuca stypheloides</i>	Prickly-leaved Paperbark	20 x 7	As Shown	45L
Sg <i>Syzygium glomulifera</i>	Turpentine	25 x 12	As Shown	45L
Sgl <i>Syzygium glandulosum</i>	Scentless Rosewood	7 x 3	As Shown	45L
Spa <i>Syzygium paniculatum</i>	Magenta Lilly Pilly	9 x 6	As Shown	45L
Ss <i>Syzygium smithii</i>	Common Lilly Pilly	5 x 3	As Shown	45L
Shrubs and Accents				
AsM <i>Acmena smithii</i> 'Minor'	Dwarf Lilly Pilly	4 x 2	As Shown	300mm
De <i>Doryanthes excelsa</i>	Gynea Lily	3 x 2	As Shown	200mm
LcR <i>Loropetalum chinense</i> 'Rubrum'	Chinese Fringe Flower	1 x 1	As Shown	200mm
MCT <i>Melaleuca linariifolia</i> 'Claret Tops'	Honey Myrtle	1 x 1	As Shown	200mm
PgR <i>Photinia glabra</i> 'Rubens'	Japanese Photinia	4 x 2	As Shown	300mm
Pt <i>Phormium tenax</i>	New Zealand Flax	3 x 1.5	As Shown	200mm
PX <i>Philodendron</i> 'Xanadu'	Xanadu	.8 x 1	As Shown	200mm
WF <i>Westringia fruticosa</i>	Coastal Rosemary	2 x 2	As Shown	200mm
WWG <i>Westringia</i> 'Wynabbie Gem'	Coastal Rosemary	2 x 2	As Shown	200mm
Groundcovers / Grasses				
AL <i>Acacia</i> 'Limelight'	Acacia Limelight	0.5 x 0.5	5/m2	150mm
Cgl <i>Carpobrotus glaucescens</i>	Pigface	.2 x 1	5/m2	150mm
Cap <i>Carex appressa</i>	Tall sedge	.8 x 1	5/m2	150mm
DcB <i>Dianella caerulea</i> 'Breeze'	Breeze Paroo Lily	.6 x .6	5/m2	150mm
HvR <i>Hardenbergia violacea</i> 'Rosea'	Native Sarsaparilla	2 x 1	5/m2	150mm
Hs <i>Hibbertia scandens</i>	Guinea Flower	.5 x 1	5/m2	150mm
LI <i>Lomandra longifolia</i>	Mat Rush	.7 x 1	5/m2	150mm
MpY <i>Myoporum parvifolium</i> 'Yareena'	Yareena Myoporum	1.5	5/m2	150mm
PIE <i>Poa labillardieri</i> 'Eskdale'	Tussock Grass	.6 x .6	5/m2	150mm
Rs <i>Rhagodia spinescens</i> 'Aussie Flat Bush'	Saltbush	0.4 x 1	5/m2	150mm
Tj <i>Trachelospermum jasminoides</i>	Star Jasmine	.2 x .5	5/m2	150mm
Boundary Planting Matrix				
Botanical Name	Common Name	Mature Size (h x w)	Density /25m2	Pot Size
Be <i>Bankia ericifolia</i>	Heath-leaved Banksia	6 x 2	7	150mm
De <i>Doryanthes excelsa</i>	Gynea Lily	3 x 2	As Shown	200mm
Dt <i>Dodonaea triquetra</i>	Common Hop-Bush	3 x 2	7	150mm
Wf <i>Westringia fruticosa</i>	Coast Rosemary	1 x 1	7	150mm
Dc <i>Dianella caerulea</i>	Blue Flax Lily	.4 x .4	10	Tube
Cg <i>Carpobrotus glaucescens</i>	Pig Face	.2 x 1	10	Tube
Hs <i>Hibbertia scandens</i>	Golden Guinea Flower	.2 x 1	10	Tube
LI <i>Lomandra longifolia</i>	Spiny-headed Mat-rush	.6 x .6	10	Tube


THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
 DA2023/1224

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The contractor shall check and verify all work on site (including work by others) before commencing the landscape installation. Any discrepancies are to be reported to the Project Manager or Landscape Architect prior to commencing work. Do not scale this drawing. Any required dimensions not shown shall be referred to the Landscape Architect for confirmation.

Issue	Revision Description	Drawn	Check	Date
F	Development Application	LP	NM	18.04.2024
E	For Comment	LP	NM	27.03.2024
D	Architectural Coordination	LW	NM	24.05.2023
C	Architectural Coordination	LW	NM	21.04.2023
B	Architectural Coordination	LW	NM	21.02.2022
A	Preliminary	LW	NM	31.01.2022



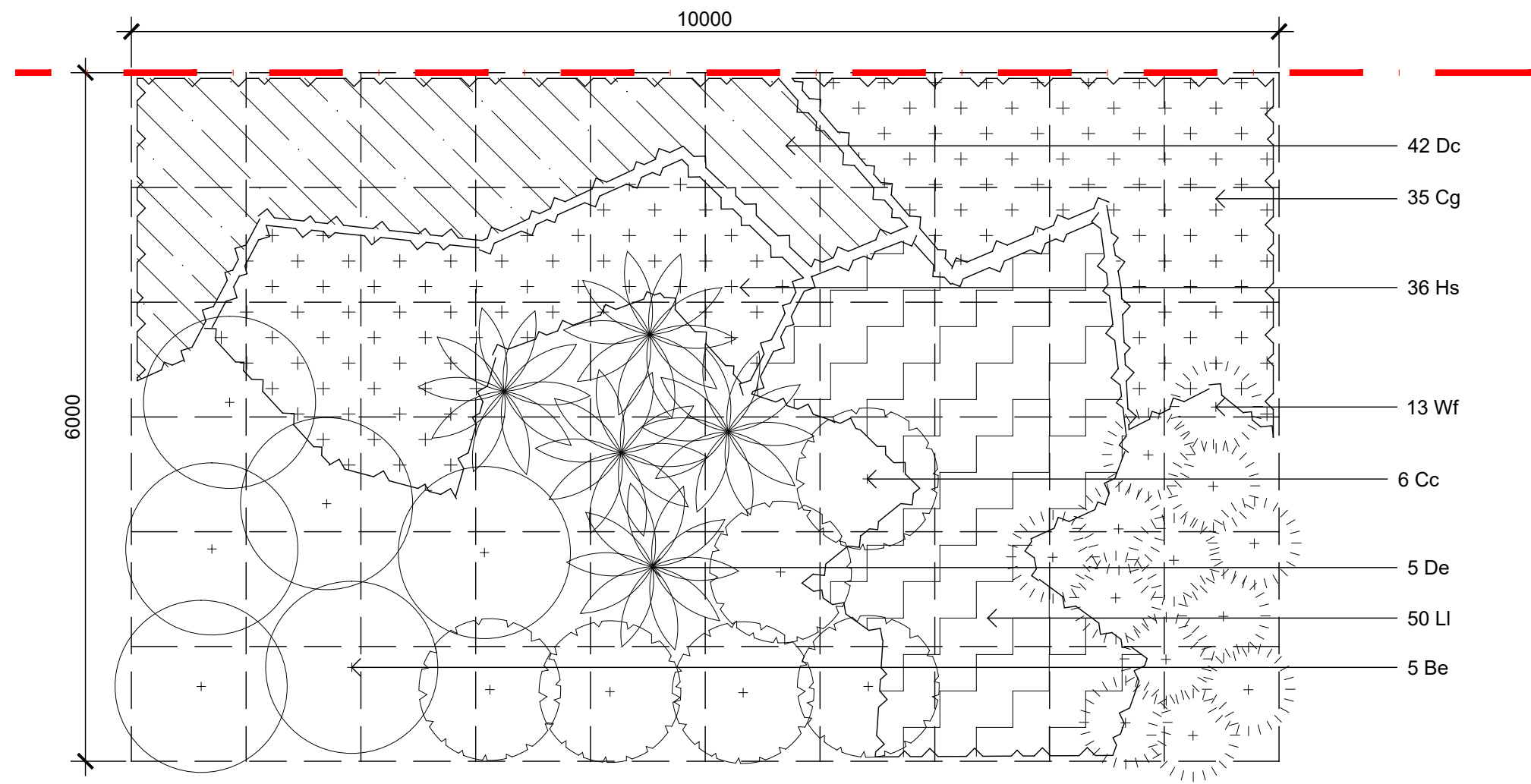
Client
Flower Power

Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

Drawing Name
Landscape Details

Scale
Job Number
Drawing Number
Issue

Development Application
SS21-4790
501 F



01 Boundary Planting Matrix

502 1:50
 Shrubs to be planted away from existing and proposed tree's to ensure shrub and tree canopy are not connected.

northern beaches council
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
 DA2023/1224

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Client
Flower Power
 Project
Flower Power Garden Centre
277 Mona Vale Road
Terrey Hills, NSW

Drawing Name
Landscape Details
 Development Application
 Scale
 Job Number
SS21-4790
 Drawing Number
502
 Issue
F

NOTE: ALL CIVIL ENGINEERING CONSTRUCTION WORKS TO BE CARRIED OUT IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL DEVELOPMENT GUIDELINES. THE AFOREMENTIONED GUIDELINES INCLUSIVE OF ALL SPECIFICATIONS TAKE PRECEDENCE OVER NOTES PROVIDED BELOW.

GENERAL NOTES

THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH OTHER CONSULTANTS' DRAWINGS AND SPECIFICATIONS AND WITH OTHER SUCH WRITTEN INSTRUCTIONS AS MAY BE ISSUED DURING THE COURSE OF THE CONTRACT. ANY DISCREPANCY SHALL BE REFERRED TO THE ENGINEER BEFORE PROCEEDING WITH THE WORK.

ALL DIMENSIONS ARE IN MILLIMETRES & ALL LEVELS ARE IN METRES, UNO (UNLESS NOTED OTHERWISE).

NO DIMENSION SHALL BE OBTAINED BY SCALING THE DRAWINGS.

ALL LEVELS AND SETTING OUT DIMENSIONS SHOWN ON THE DRAWINGS SHALL BE CHECKED ON SITE PRIOR TO THE COMMENCEMENT OF THE WORK.

DETAIL SURVEY DATA WAS SUPPLIED BY: BOXALL SURVEYORS
REF. NUMBER: 1015-002
REVISION DATE: 01.06.2021
REVISION NUMBER: A
GEOCENTRIC DATUM OF AUSTRALIA: GDA94
SURVEYOR: BC
APPROVED: SL

EXISTING SERVICES WHERE SHOWN HAVE BEEN PLOTTED FROM SUPPLIED DATA AND SUCH THEIR ACCURACY CAN NOT BE GUARANTEED. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH THE LEVEL OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORK.

ON COMPLETION OF STORMWATER INSTALLATION, ALL DISTURBED AREAS MUST BE RESTORED TO ORIGINAL CONDITION, INCLUDING KERBS, FOOTPATHS, CONCRETE AREAS, GRAVEL AND GRASSED AREAS AND ROAD PAVEMENTS, UNLESS DIRECTED OTHERWISE.

ALL STORMWATER MANAGEMENT MEASURES SHOWN ON THIS DRAWING HAVE BEEN PREPARED FOR DEVELOPMENT APPLICATION PURPOSES TO DEMONSTRATE FEASIBILITY. ALL MEASURES WILL BE SUBJECT TO DETAIL DESIGN AT THE CONSTRUCTION CERTIFICATE STAGE AND MAY BE SUBJECT TO VARIATION PROVIDED THAT THE DESIGN INTENT IS MAINTAINED.

STORMWATER DRAINAGE

- ALL DRAINAGE LINES SHALL BE UPVC (CLASS SN4) SEWER GRADE DRAINAGE PIPE, U.N.O.
- ALL DRAINAGE LINES SHALL BE LAID AT 1% MIN. FALL, UNO.
- ALL LEVELS ARE AUSTRALIAN HEIGHT DATUM (AHD).
- ALL DOWNPIPES/GUTTERS TO BE DESIGNED IN ACCORDANCE WITH AS/NZS 3500.3.2 - 2003 'STORMWATER' DRAINAGE.
- THE STORMWATER DRAINAGE DESIGN HAS BEEN CARRIED OUT IN ACCORDANCE WITH AS/NZS 3500.3.2-2003 'STORMWATER' DRAINAGE.
- ANY VARIATIONS TO THE NOMINATED LEVELS SHALL BE REFERRED TO ENGINEER IMMEDIATELY.
- SUBSOIL DRAINAGE SHALL BE PROVIDED TO ALL RETAINING WALLS & EMBANKMENTS, WITH THE LINES FEEDING INTO THE STORMWATER DRAINAGE SYSTEM.
- ALL GRATES TO BE GALVANISED STEEL WITH HINGES AND CHILD PROOF LOCK.
- THE STORMWATER DRAINAGE IS DESIGNED IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL WATER MANAGEMENT FOR DEVELOPMENT POLICY 2021.

RAINWATER RE-USE

- PROVIDE RAINWATER RE-USE SYSTEM TO SUPPLY WATER FOR TOILET FLUSHING AND IRRIGATION
- GUTTER GUARD TO BE INSTALLED ON ALL EAVES GUTTERS.
- A PERMANENT SIGN IS TO BE LOCATED IN THE VICINITY OF THE TANK STATING THE WATER IS "NON POTABLE WATER" WITH APPROPRIATE HAZARD IDENTIFICATION.
- PIPEWORK USED FOR RAINWATER SERVICES SHALL BE COLOURED LILAC IN ACCORDANCE WITH AS1345.
- ALL VALVES AND APERTURES SHALL BE CLEARLY AND PERMANENTLY LABELLED WITH SAFETY SIGNS TO COMPLY WITH AS1319.
- RAINWATER TANK RETICULATION SYSTEM AND MAINS WATER BYPASS ARRANGEMENT TO BE INSTALLED IN ACCORDANCE WITH AS/NZS 3500.12-2003 AND THE NSW CODE OF PRACTICE - PLUMBING AND DRAINING.
- A FIRST FLUSH FILTRATION DEVICE IS TO BE PROVIDED AT RAINWATER TANK.

DESIGN SUMMARY

SITE DISCHARGE CALCULATIONS:

	20% AEP	5% AEP	1% AEP
PRE-DEVELOPMENT	0.364 m³/s	0.688 m³/s	1.115 m³/s
POST-DEVELOPMENT	0.284 m³/s	0.495 m³/s	0.937 m³/s

ON-SITE DETENTION:

DESIGN BASIS:

- PRE TO POST DEVELOPMENT CONDITIONS

ON-SITE DETENTION SUMMARY:

- BELOW GROUND BLOCK WORK TANK

TOP WATER LEVEL = RL196.150
OVERFLOW LEVEL = RL195.900
ORIFICE CENTERLINE = RL194.345
ORIFICE DIAMETER = Ø350mm

RAINWATER RE-USE:

IN ACCORDANCE WITH BASIX/COUNCIL REQUIREMENTS. RAINWATER RE-USE STORAGE PROVIDED IS TO BE DESIGNED

RAINWATER RE-USE TO BE USED FOR THE FOLLOWING:

- TOILET FLUSHING;
- IRRIGATION.

STORMWATER MANAGEMENT REQUIREMENTS HAVE BEEN CALCULATED IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL WATER MANAGEMENT PLAN FOR DEVELOPMENT POLICY 2021: PART 9.0 ONSITE STORMWATER MANAGEMENT.

WATER QUALITY:

MUSIC MODEL SUMMARY (REFER NORTHROP REPORT FOR FURTHER DETAILS).

TREATMENT NODES:

- RAINWATER RE-USE TANK
- 'OCEANGUARD' PIT INSERTS (OR SIMILAR)
- FILTER CARTRIDGES

MUSIC MODEL PARAMETERS IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL'S MUSIC MODELLING GUIDELINES 2016.

CONCEPT SOIL & WATER MANAGEMENT

- ALL WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH RELEVANT ORDINANCES AND REGULATIONS. NOTE IN PARTICULAR THE REQUIREMENTS OF LANDCOMS MANAGING URBAN STORMWATER, SOILS AND CONSTRUCTION' (THE 'BLUE BOOK'). THIS SOIL AND WATER MANAGEMENT PLAN DETAILS THE ACTIONS TO BE TAKEN FOR THE MANAGEMENT AND DEWATERING OF STORMWATER DURING CONSTRUCTION OF THE PROPOSED BUILDING.
- INSTALL SEDIMENT PROTECTION FILTERS ON ALL NEW AND EXISTING STORMWATER INLET PITS IN ACCORDANCE WITH EITHER THE MESH AND GRAVEL INLET FILTER DETAIL SD6-11 OR THE GEOTEXTILE INLET FILTER DETAIL SD6-12 OF THE 'BLUE BOOK'.
- ESTABLISH ALL REQUIRED SEDIMENT FENCES IN ACCORDANCE WITH DETAIL SD6-8 OF THE 'BLUE BOOK'.
- INSTALL SEDIMENT FENCING AROUND INDIVIDUAL BUILDING ZONES/AREAS AS REQUIRED AND AS DIRECTED BY THE SUPERINTENDENT.
- ALL TRENCHES INCLUDING ALL SERVICE TRENCHES AND SWALE EXCAVATION SHALL BE SIDE-CAST TO THE HIGH SIDE AND CLOSED AT THE END OF EACH DAYS WORK.
- THE CONTRACTOR SHALL ENSURE THAT ALL VEGETATION (TREE, SHRUB & GROUND COVER) WHICH IS TO BE RETAINED SHALL BE PROTECTED DURING THE DURATION OF CONSTRUCTION. REFER ARCHITECTS PLANS FOR TREES TO BE KEPT.
- ALL VEGETATION TO BE REMOVED SHALL BE MULCHED ONSITE AND SPREAD/STOCKPILED AS DIRECTED BY THE SUPERINTENDENT.
- STRIP TOPSOIL IN AREAS DESIGNATED FOR STRIPPING AND STOCKPILE FOR RE-USE AS REQUIRED. ANY SURPLUS MATERIAL SHALL BE REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH EPA GUIDELINES.
- CONSTRUCT AND MAINTAIN ALL MATERIAL STOCKPILES IN ACCORDANCE WITH DETAIL SD4-1 OF THE 'BLUE BOOK' (INCLUDING CUT-OFF SWALES TO THE HIGH SIDE AND SEDIMENT FENCES TO THE LOW SIDE).
- ENSURE STOCKPILES DO NOT EXCEED 2.0m HIGH. PROVIDE WIND AND RAIN EROSION PROTECTION AS REQUIRED IN ACCORDANCE WITH THE 'BLUE BOOK'.
- PROVIDE WATER TRUCKS OR SPRINKLER DEVICES DURING CONSTRUCTION AS REQUIRED TO SUPPRESS DUST.
- ONCE CUT/FILL OPERATIONS HAVE BEEN FINALIZED ALL DISTURBED AREAS THAT ARE NOT BEING WORKED ON SHALL BE RE-VEGETATED AS SOON AS IS PRACTICAL.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING A DETAILED WRITTEN RECORD OF ALL EROSION & SEDIMENT CONTROLS ON-SITE DURING THE CONSTRUCTION PERIOD. THIS RECORD SHALL BE UPDATED ON A DAILY BASIS & SHALL CONTAIN DETAILS ON THE CONDITION OF CONTROLS AND ANY/ ALL MAINTENANCE, CLEANING & BREACHES. THIS RECORD SHALL BE KEPT ON-SITE AT ALL TIMES AND SHALL BE MADE AVAILABLE FOR INSPECTION BY THE PRINCIPAL CERTIFYING AUTHORITY AND THE SUPERINTENDENT DURING NORMAL WORKING HOURS.
- GROUNDWATER SEEPAGE RATES AND QUALITY TO BE MONITORED AND TREATED IF REQUIRED DURING CONSTRUCTION IN ACCORDANCE WITH REQUIREMENTS OF SUPERVISING GEOTECHNICAL ENGINEER.



VERIFIER:

JOB MANAGER: A. CARVALHAES

DESIGNED: T. BUGAEV

DRAWN: M.MAI

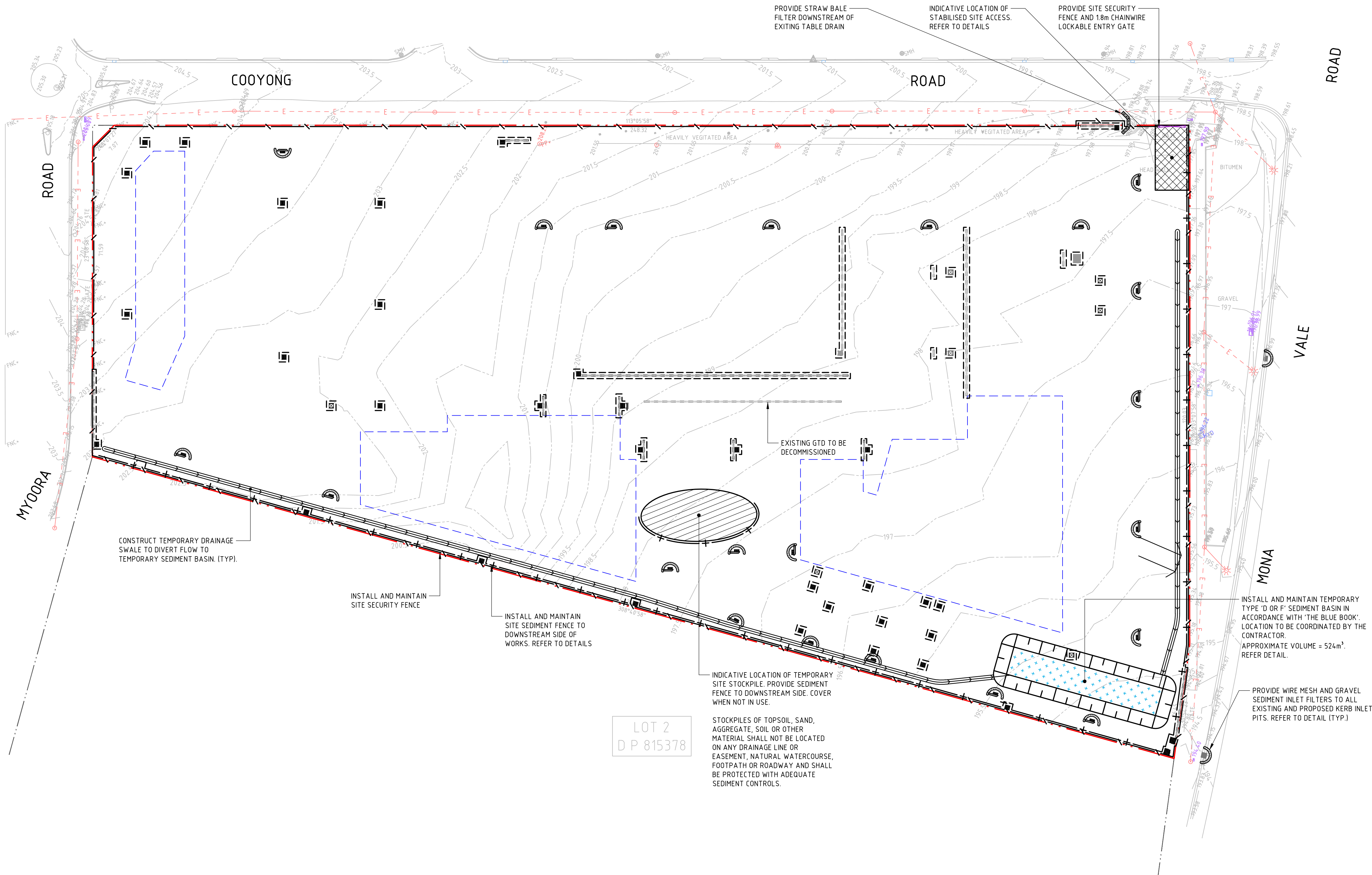
NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	PROJECT	DRAWING TITLE	JOB NUMBER	
01	ISSUED FOR INFORMATION	MM		AC	23.05.23				FLOWER POWER 277 MONA VALE ROAD, TERREY HILLS NSW	211979	
02	ISSUED FOR INFORMATION	MM		AC	15.06.23						DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED
DRAWING SHEET SIZE = A1											



THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

 DA2023/1224



LEGEND	
	SITE BOUNDARY LINE
	ADJACENT BOUNDARY LINE
	BUILDING FOOTPRINT
	EXISTING ELECTRICITY (OVERHEAD)
	EXISTING CONTOURS
	SEDIMENT FENCE
	SECURITY FENCE
	SITE SECURITY GATE
	WIRE MESH AND GRAVEL SEDIMENT FILTER
	STRAW BALE FILTER
	GEOTEXTILE INLET FILTER TRAPS
	TEMPORARY DRAINAGE SWALE
	SEDIMENT BASIN
	STABILISED SITE ACCESS
	STOCKPILE


- GENERAL NOTES**
- ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
 - ALL SEDIMENT AND SOIL EROSION CONTROL MEASURES TO BE INSTALLED IN ACCORDANCE WITH THE 'BLUE BOOK'. CONTRACTOR TO ENSURE THESE MEASURES ARE IN PLACE AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION WORKS.
 - CONTRACTOR TO PROVIDE 'WIRE MESH AND GRAVEL SEDIMENT FILTER' TO ALL PAVED / ROAD AREAS (BOTH PROPOSED AND EXISTING) IN ACCORDANCE WITH THE 'BLUE BOOK'.
 - CONTRACTOR TO PROVIDE 'GEOTEXTILE INLET FILTER TRAPS' TO ALL STORMWATER DRAINAGE INLETS (BOTH PROPOSED AND EXISTING) IN ACCORDANCE WITH THE 'BLUE BOOK'.

SEDIMENT BASIN CALCULATIONS

PARAMETER	ADOPTED VALUE
TOTAL DISTURBED AREA (ha)	2.3644
SOIL TEXTURE GROUP	D OR F
DESIGN RAINFALL DEPTH (DAYS)	5
DESIGN RAINFALL DEPTH (PERCENTILE)	80%
x-DAY, y-PERCENTILE RAINFALL EVENT	35.2
Cv	0.42
SETTLING ZONE VOLUME (m³)	349.550
SEDIMENT STORAGE VOLUME (m³)	174.775
TOTAL BASIN VOLUME REQUIRED (m³)	524.325

DESIGNED: T. BUGAEV VERIFIER: JOB MANAGER: A. CARVALHAES DRAWN: M.MAI

LOT 2
D P 815378

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT
01	ISSUED FOR INFORMATION	MM		AC	23.05.23	
02	ISSUED FOR INFORMATION	MM		AC	15.06.23	


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ARCHITECT
LEFFLER SIMES ARCHITECTS

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SCALE 1:500 @ A1





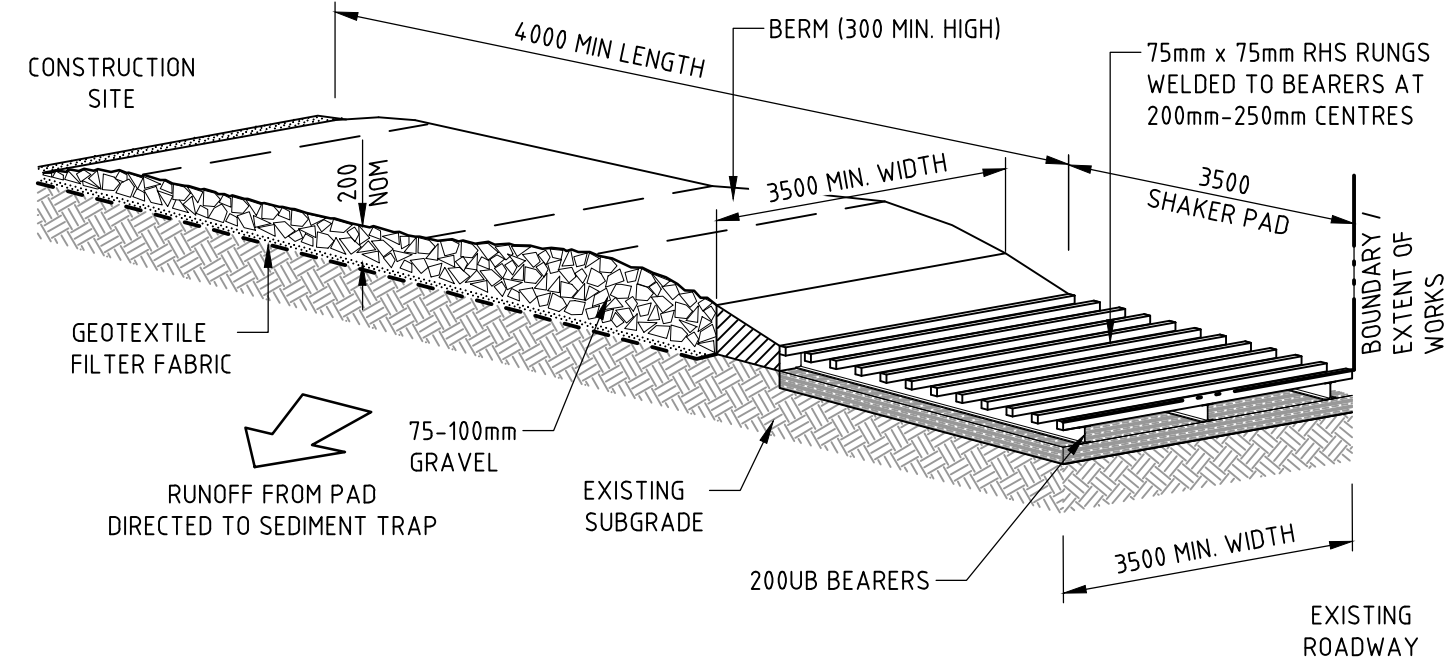
 Sydney
 Level 11 345 George Street, Sydney NSW 2000
 Ph (02) 9241 4188 Fax (02) 9241 4324
 Email sydney@northrop.com.au ABN 81 094 433 100

PROJECT
FLOWER POWER
 277 MONA VALE ROAD,
 TERREY HILLS NSW

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
SEDIMENT AND SOIL EROSION CONTROL PLAN

JOB NUMBER	
211979	
DRAWING NUMBER	REVISION
DAC02.01	02
DRAWING SHEET SIZE = A1	

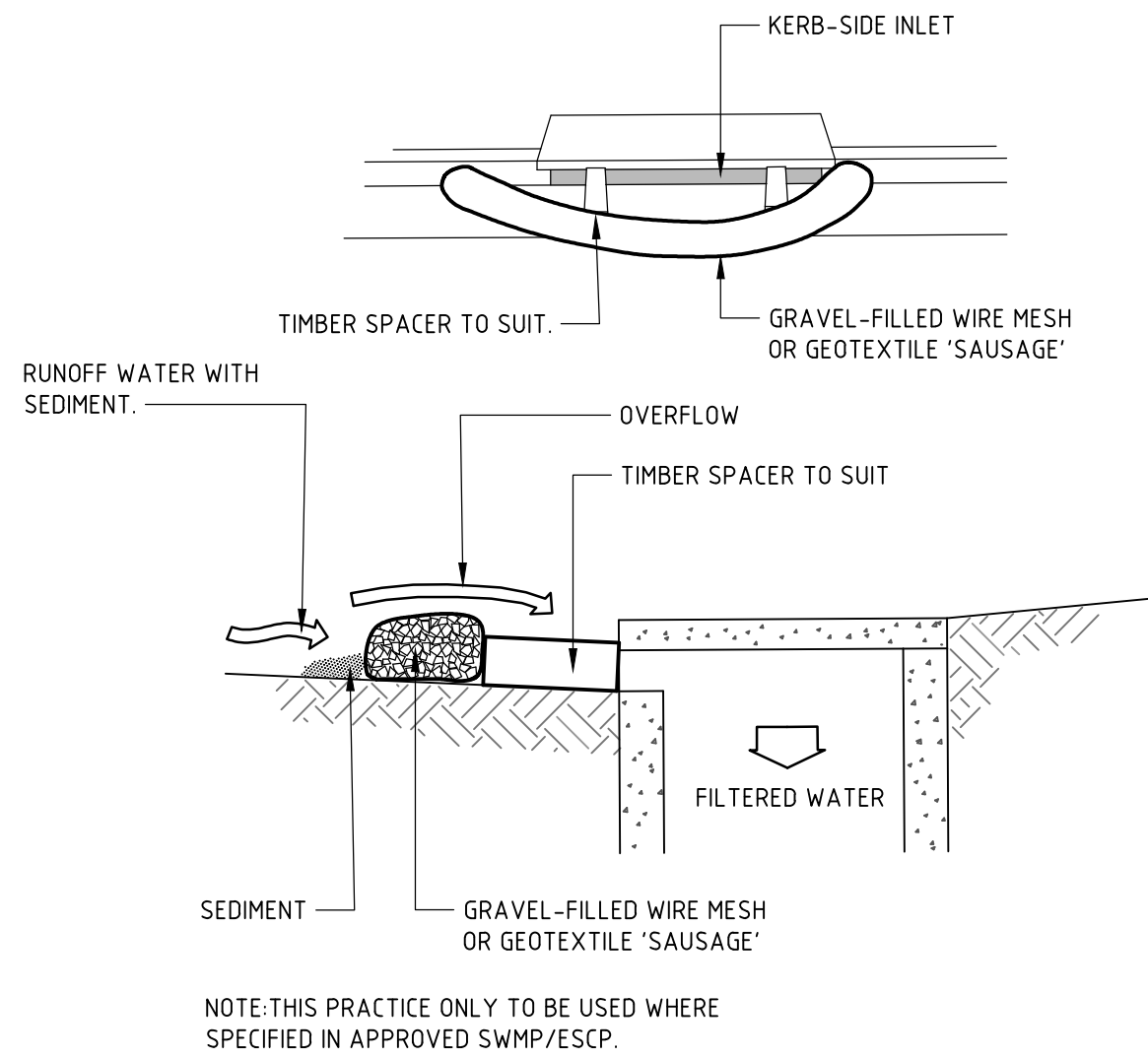
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CONSTRUCTION NOTES

1. THE TEMPORARY ACCESS SHALL BE MAINTAINED IN A CONDITION THAT PREVENTS TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS OF WAY.
 - THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL GRAVEL AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS OF WAY MUST BE REMOVED IMMEDIATELY.
3. INSTALL BARRIER ON EITHER SIDE OF SHAKER PAD. TO ENSURE VEHICLES ARE GUIDED ON TO THE PAD.
4. INVERT OF SHAKER PAD TO BE DRAINED VIA AGRICULTURAL PIPE WRAPPED IN GEOTEXTILE FABRIC.

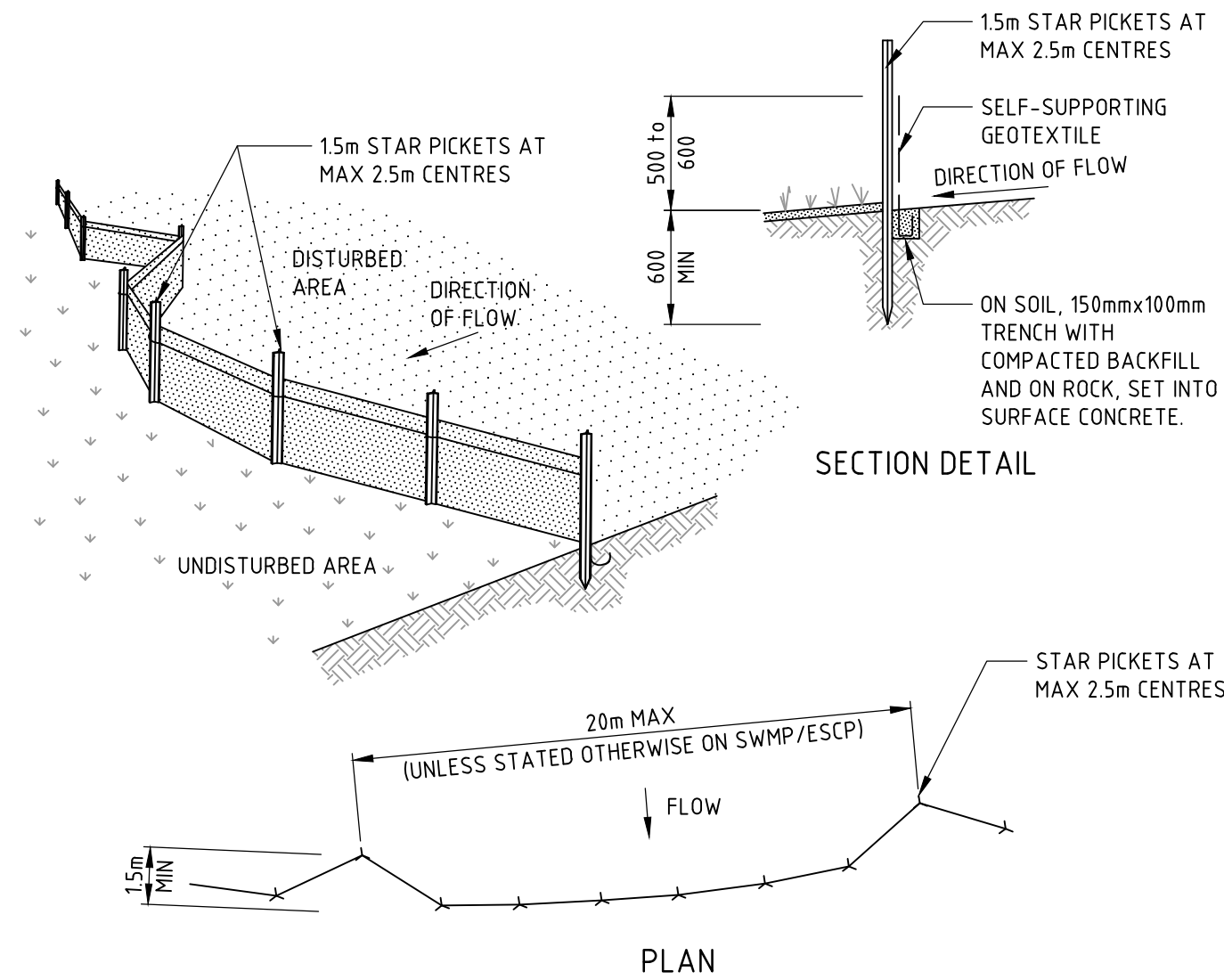
STABILISED SITE ACCESS



CONSTRUCTION NOTES

1. INSTALL FILTERS TO KERB INLETS ONLY AT SAG POINTS.
2. FABRICATE A SLEEVE MADE FROM GEOTEXTILE OR WIRE MESH LONGER THAN THE LENGTH OF THE INLET PIT AND FILL IT WITH 25mm TO 50mm GRAVEL.
3. FORM AN ELLIPTICAL CROSS-SECTION ABOUT 150mm HIGH x 400mm WIDE.
4. PLACE THE FILTER AT THE OPENING LEAVING AT LEAST A 100mm SPACE BETWEEN IT AND THE KERB INLET. MAINTAIN THE OPENING WITH SPACER BLOCKS.
5. FORM A SEAL WITH THE KERB TO PREVENT SEDIMENT BYPASSING THE FILTER.
6. SANDBAGS FILLED WITH GRAVEL CAN SUBSTITUTE FOR THE MESH OR GEOTEXTILE PROVIDING THEY ARE PLACED SO THAT THEY FIRMLY ABUT EACH OTHER AND SEDIMENT-LADEN WATERS CANNOT PASS BETWEEN.

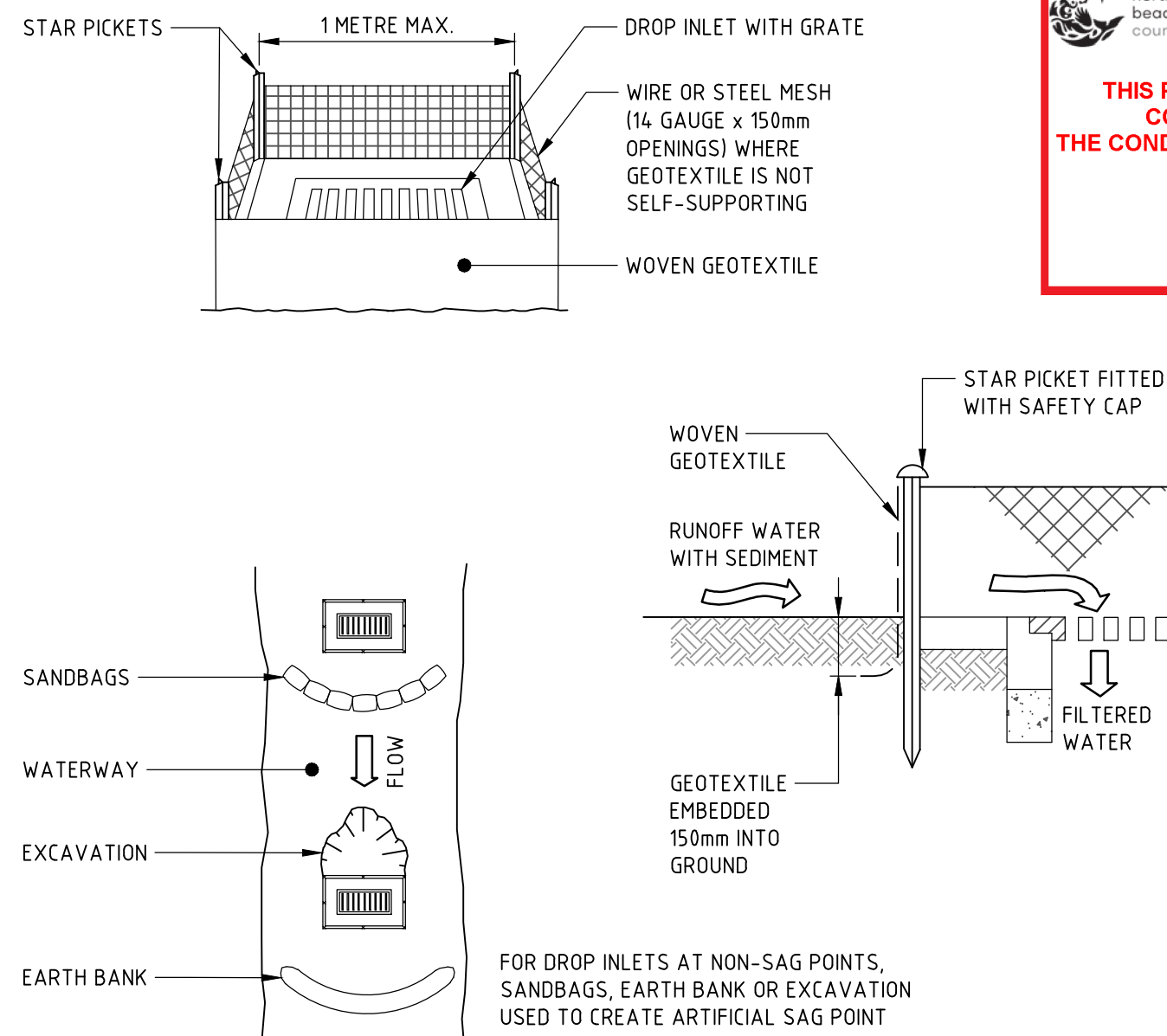
WIRE MESH AND GRAVEL SEDIMENT FILTER



CONSTRUCTION NOTES

1. CONSTRUCT SEDIMENT FENCES AS CLOSE AS POSSIBLE TO BEING PARALLEL TO THE CONTOURS OF THE SITE, BUT WITH SMALL RETURNS AS SHOWN IN THE DRAWING TO LIMIT THE CATCHMENT AREA OF ANY ONE SECTION. THE CATCHMENT AREA SHOULD BE SMALL ENOUGH TO LIMIT WATER FLOW IF CONCENTRATED AT ONE POINT TO 50 LITRES PER SECOND IN THE DESIGN STORM EVENT, USUALLY THE 10-YEAR EVENT.
2. CUT A 150mm DEEP TRENCH ALONG THE UPSLOPE LINE OF THE FENCE FOR THE BOTTOM OF THE FABRIC TO BE ENTRENCHED.
3. DRIVE 15 METRE LONG STAR PICKETS INTO GROUND AT 2.5 METRE INTERVALS (MAX) AT THE DOWNSLOPE EDGE OF THE TRENCH. ENSURE ANY STAR PICKETS ARE FITTED WITH SAFETY CAPS.
4. FIX SELF-SUPPORTING GEOTEXTILE TO THE UPSLOPE SIDE OF THE POSTS ENSURING IT GOES TO THE BASE OF THE TRENCH. FIX THE GEOTEXTILE WITH WIRE TIES OR AS RECOMMENDED BY THE MANUFACTURER. ONLY USE GEOTEXTILE SPECIFICALLY PRODUCED FOR SEDIMENT FENCING. THE USE OF SHADE CLOTH FOR THIS PURPOSE IS NOT SATISFACTORY.
5. JOIN SECTIONS OF FABRIC AT A SUPPORT POST WITH A 150mm OVERLAP.
6. BACKFILL THE TRENCH OVER THE BASE OF THE FABRIC AND COMPACT IT THOROUGHLY OVER THE GEOTEXTILE.

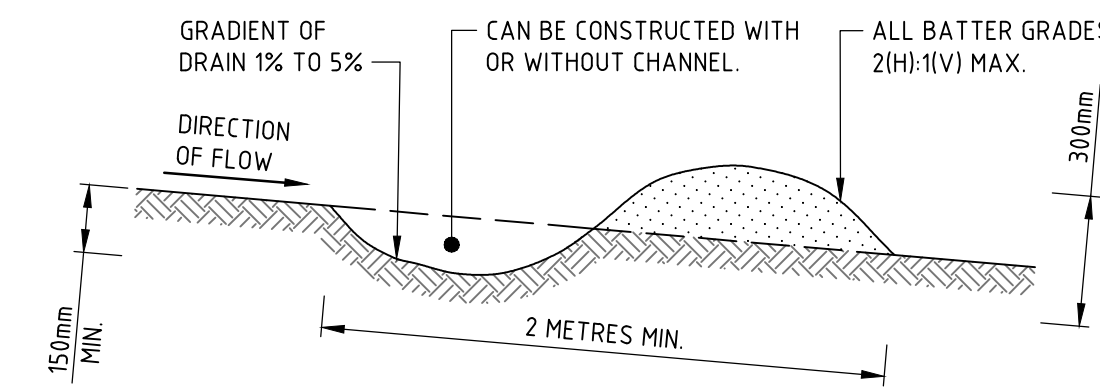
SEDIMENT FENCE



CONSTRUCTION NOTES

1. FABRICATE A SEDIMENT BARRIER MADE FROM GEOTEXTILE OR STRAW BALES.
2. FOLLOW STANDARD DRAWING 6-7 AND STANDARD DRAWING 6-8 FOR INSTALLATION PROCEDURES FOR THE STRAW BALES OR GEOFABRIC. REDUCE THE PICKET SPACING TO 1 METRE CENTRES.
3. IN WATERWAYS, ARTIFICIAL SAG POINTS CAN BE CREATED WITH SANDBAGS OR EARTH BANKS AS SHOWN IN THE DRAWING.
4. DO NOT COVER THE INLET WITH GEOTEXTILE UNLESS THE DESIGN IS ADEQUATE TO ALLOW FOR ALL WATERS TO BYPASS IT.

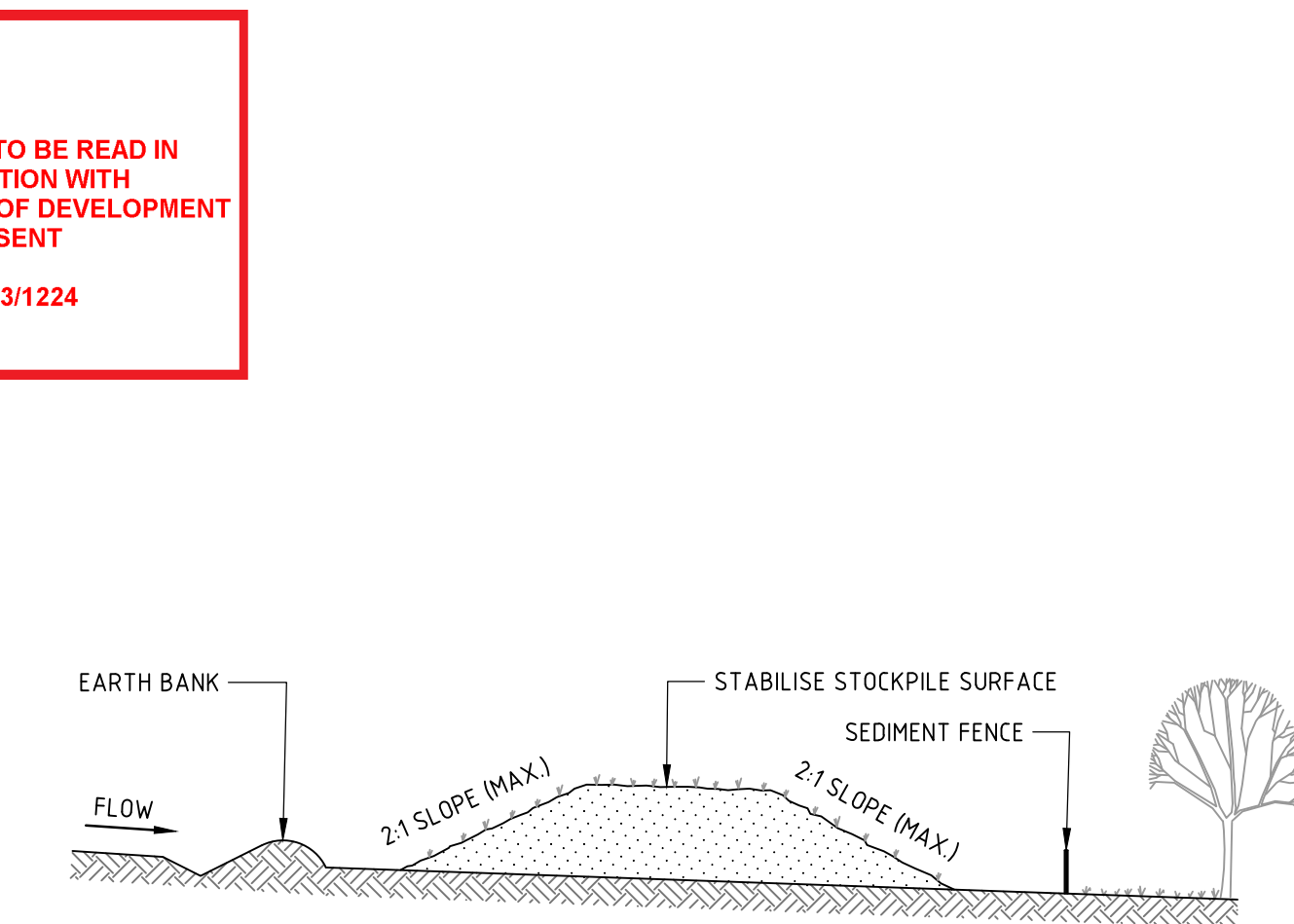
GEOTEXTILE INLET FILTER TRAPS



CONSTRUCTION NOTES

1. BUILD WITH GRADIENTS BETWEEN 1 AND 5 PERCENT.
2. AVOID REMOVING TREES AND SHRUBS IF POSSIBLE - WORK AROUND THEM.
3. ENSURE THE STRUCTURES ARE FREE OF PROJECTIONS OR OTHER IRREGULARITIES THAT COULD IMPEDE WATER FLOW.
4. BUILD THE DRAINS WITH CIRCULAR, PARABOLIC OR TRAPEZOIDAL CROSS SECTIONS, NOT V SHAPED.
5. ENSURE THE BANKS ARE PROPERLY COMPACTED TO PREVENT FAILURE.
6. COMPLETE PERMANENT OR TEMPORARY STABILISATION WITHIN 10 DAYS OF CONSTRUCTION.

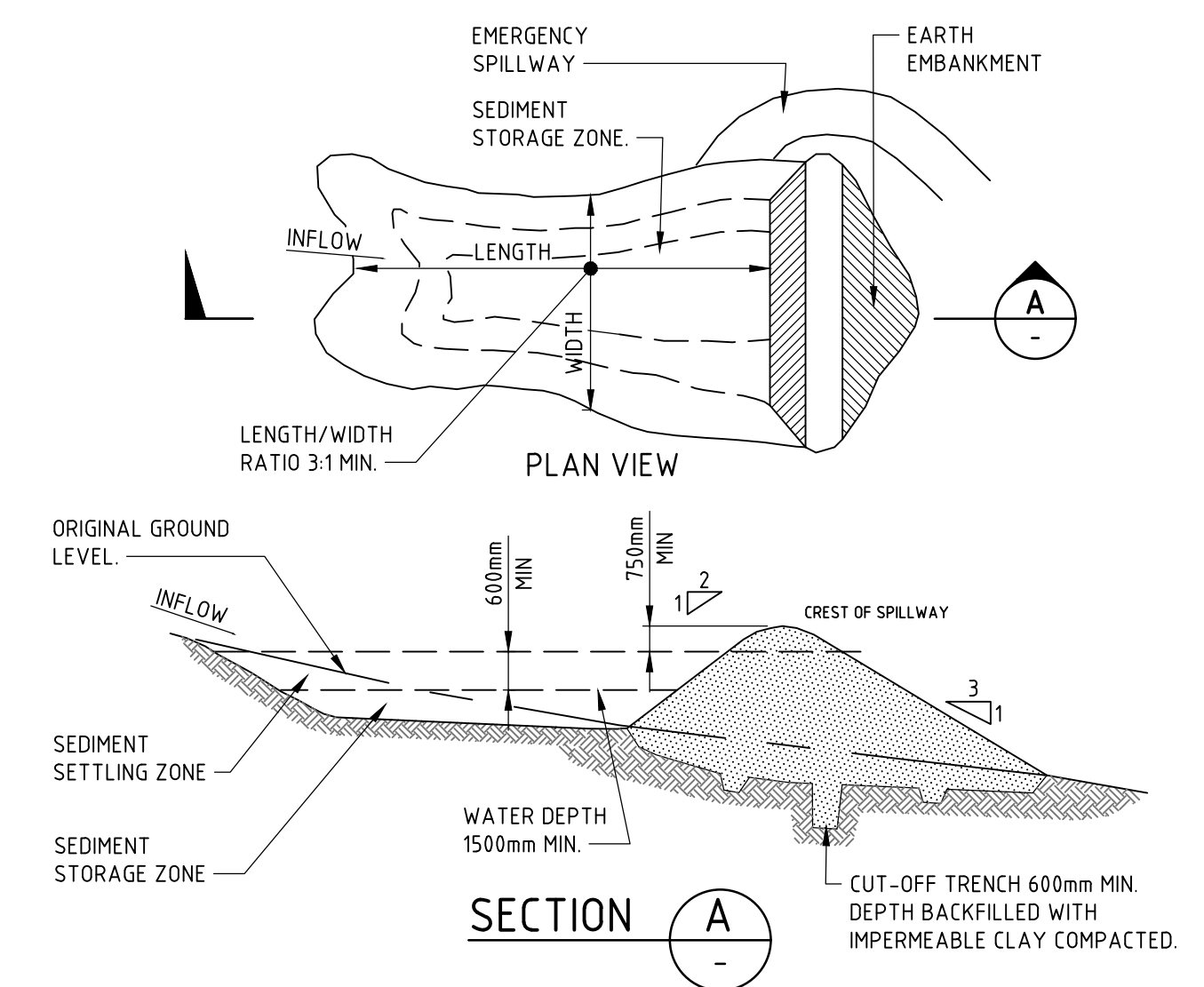
TEMPORARY DRAINAGE SWALE



CONSTRUCTION NOTES

1. PLACE STOCKPILES MORE THAN 2m (PREFERABLY 5m) FROM EXISTING VEGETATION, CONCENTRATED WATER FLOW, ROADS AND HAZARD AREAS.
2. CONSTRUCT ON THE CONTOUR AS LOW, FLAT, ELONGATED MOUNDS.
3. WHERE THERE IS SUFFICIENT AREA, TOPSOIL STOCKPILES SHALL BE LESS THAN 2m IN HEIGHT.
4. WHERE THEY ARE TO BE IN PLACE FOR MORE THAN 10 DAYS, STABILISE FOLLOWING THE APPROVED ESCP OR SWMP TO REDUCE THE C-FACTOR TO LESS THAN 0.10.
5. CONSTRUCT EARTH BANKS (STANDARD DRAWING 5-5) ON THE UPSLOPE SIDE TO DIVERT WATER AROUND STOCKPILES AND SEDIMENT FENCES (STANDARD DRAWING 6-8) 1 TO 2m DOWNSLOPE.

STOCKPILE



CONSTRUCTION NOTES

1. REMOVE ALL VEGETATION AND TOPSOIL FROM UNDER THE DAM WALL AND FROM WITHIN THE STORAGE AREA.
2. CONSTRUCT A CUT-OFF TRENCH 500mm DEEP AND 1200mm WIDE ALONG THE CENTRELINE OF THE EMBANKMENT EXTENDING TO A POINT ON THE GULLY WALL LEVEL WITH THE RISER CREST.
3. MAINTAIN THE TRENCH FREE OF WATER AND RECOMPACT THE MATERIALS WITH EQUIPMENT AS SPECIFIED IN THE SWMP TO 95 PER CENT STANDARD PROCTOR DENSITY.
4. SELECT FILL FOLLOWING THE SWMP THAT IS FREE OF ROOTS, WOOD, ROCK, LARGE STONE OR FOREIGN MATERIAL.
5. PREPARE THE SITE UNDER THE EMBANKMENT BY RIPPING TO AT LEAST 100mm TO HELP BOND COMPACTED FILL TO THE EXISTING SUBSTRATE.
6. SPREAD THE FILL IN 100mm TO 150mm LAYERS AND COMPACT IT AT OPTIMUM MOISTURE CONTENT FOLLOWING THE SWMP.
7. CONSTRUCT THE EMERGENCY SPILLWAY.
8. REHABILITATE THE STRUCTURE FOLLOWING THE SWMP.

SEDIMENT BASIN

NOT FOR CONSTRUCTION

DESIGNED: T. BUGAEV
DRAWN: M.MAI
JOB MANAGER: A. CARVALHAES
VERIFIER:

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT
01	ISSUED FOR INFORMATION	MM		AC	23.05.23	flower power
02	ISSUED FOR INFORMATION	MM		AC	15.06.23	

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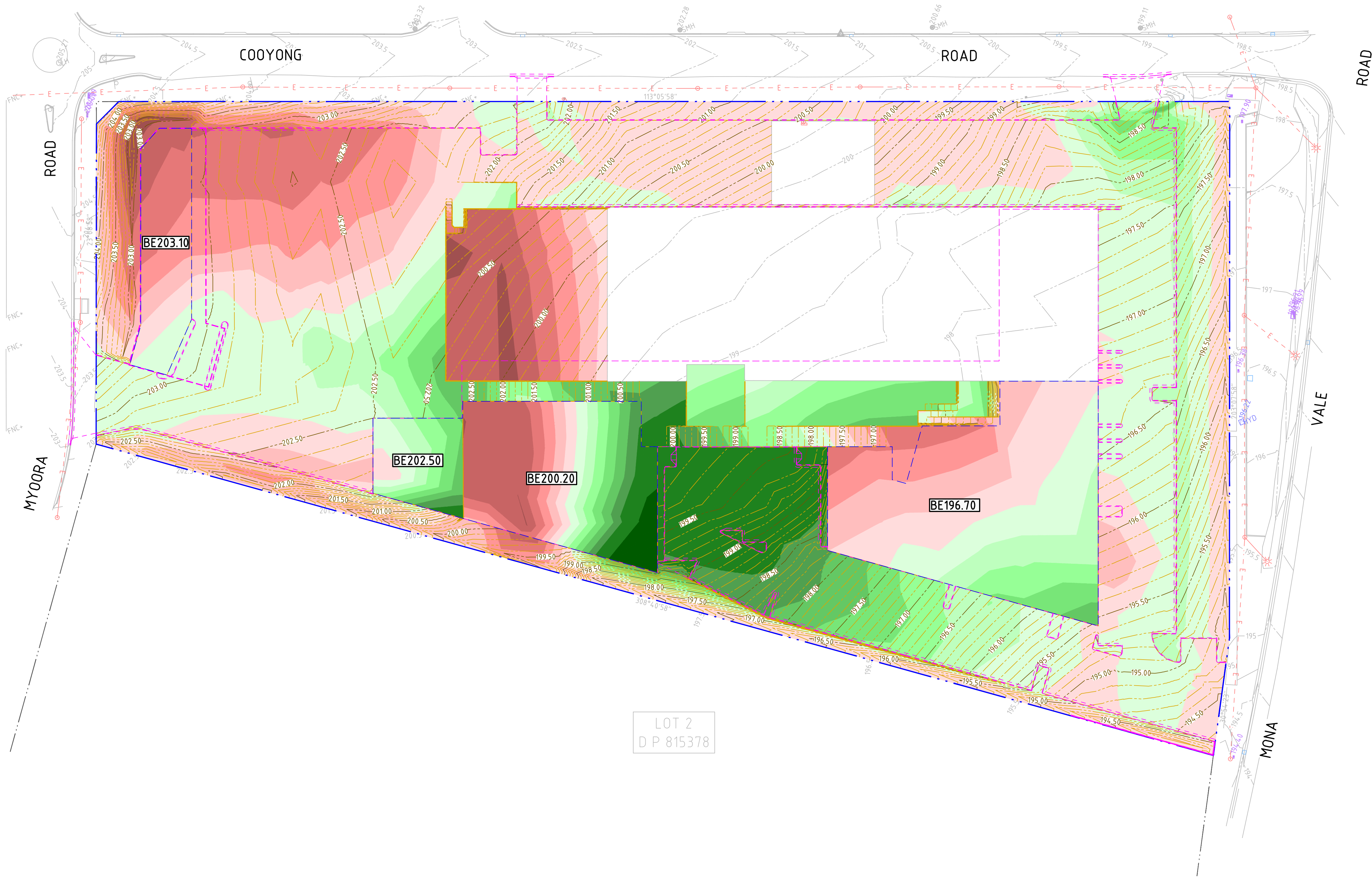
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Sydney
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Ph (02) 9241 4188 Fax (02) 9241 4324
Email sydney@nortthrop.com.au ABN 81 094 433 100

PROJECT
**FLOWER POWER
277 MONA VALE ROAD,
TERREY HILLS NSW**

DRAWING TITLE
**CIVIL ENGINEERING PACKAGE
SEDIMENT AND SOIL EROSION
CONTROL DETAILS**

JOB NUMBER 211979	
DRAWING NUMBER DAC02.11	REVISION 02
DRAWING SHEET SIZE = A1	

northern beaches council
 THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
 DA2023/1224



LEGEND

- SITE BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- BUILDING FOOTPRINT
- DESIGN FOOTPRINT
- BULK EARTHWORKS PAD LEVEL
- EXISTING CONTOURS
- BULK EARTHWORKS CONTOURS

DEPTH OF CUT

- 6.0m TO - 2.0m
- 2.0m TO - 1.5m
- 1.5m TO - 1.25m
- 1.25m TO - 1.0m
- 1.0m TO - 0.75m
- 0.75m TO - 0.5m
- 0.5m TO - 0.25m
- 0.25m TO - 0.0m

DEPTH OF FILL

- 0.0m TO 0.25m
- 0.25m TO 0.5m
- 0.5m TO 0.75m
- 0.75m TO 1.0m
- 1.0m TO 1.25m
- 1.25m TO 1.5m
- 1.5m TO 2.0m
- 2.0m TO 4.0m

- ### GENERAL NOTES:
- ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
 - CAD FILES / DTM FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
 - STRIP EXISTING TOPSOIL IN CONSULTATION WITH THE GEOTECHNICAL ENGINEER / REPORT. FOR THE PURPOSES OF EARTHWORKS CALCULATIONS A TOPSOIL STRIPPING DEPTH OF 150mm HAS BEEN ASSUMED.
 - NO ALLOWANCE HAS BEEN MADE FOR BULKING FACTORS. NOTE ALL VOLUMES DEPICTED ARE SOLID VOLUMES ONLY AND MAY NOT REFLECT DETAILED EARTHWORKS.
 - NO ALLOWANCE HAS BEEN MADE FOR DETAILED EARTHWORKS, ie SERVICE TRENCHING, DETAILED EXCAVATION, FOOTINGS, RETAINING WALLS AND THE LIKE. CONTRACTOR IS TO ALLOW FOR REMOVAL OF ALL EXCESS MATERIAL GENERATED BY THE WORKS.
 - THE CONTRACTOR SHALL USE FINAL SURFACE LEVELS AND TYPICAL PAVEMENT DETAILS FOR ACTUAL EARTHWORKS LEVELS.
 - BULK EARTHWORKS ARE BASED ON THE FOLLOWING DEPTHS FROM FINISHED SURFACE LEVELS:
 - ASPHALT PAVEMENT 300mm
 - CONCRETE PAVEMENT 300mm
 - BUILDING SLAB 300mm
 - FOOTPATH PAVEMENT 300mm
 - LANDSCAPE AREA 300mm
 - APPROXIMATE BULK EARTHWORK VALUES AS FOLLOWS:

9.1	CUT	-5,086 cu.m
9.2	FILL	6,227 cu.m
9.3	BALANCE	1,141 cu.m
9.4	SITE STRIPPING LAYER	3,546 cu.m

DRAWN: M.MAI
DESIGNED: T. BUGAEV
JOB MANAGER: A. CARVALHAES
VERIFIER:

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT
01	ISSUED FOR INFORMATION	MM		AC	23.05.23	flower power
04	ISSUED FOR INFORMATION	MM		AC	15.06.23	

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PROJECT
FLOWER POWER
 277 MONA VALE ROAD,
 TERREY HILLS NSW

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
BULK EARTHWORKS CUT AND FILL
PLAN

JOB NUMBER
211979

DRAWING NUMBER
DAC03.01

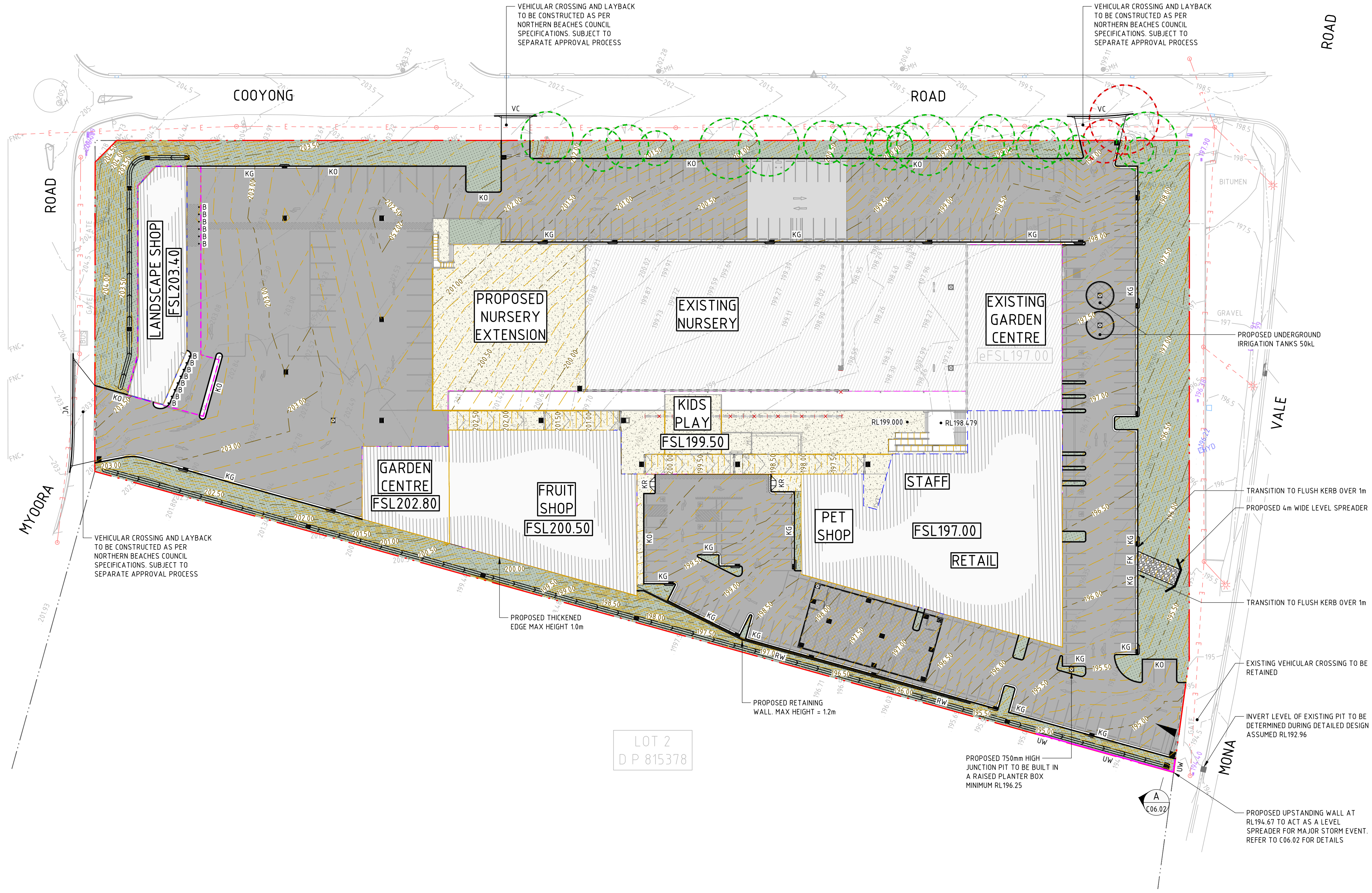
REVISION
02

DRAWING SHEET SIZE = A1

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 DA2023/1224

LEGEND	
	SITE BOUNDARY LINE
	ADJACENT BOUNDARY LINE
	BUILDING FOOTPRINT
	ROOF EXTENTS
	PROPOSED KERB
	EXISTING ELECTRICITY (OVERHEAD)
	EXISTING SERVICE TO BE REMOVED
	KERB ONLY
	KERB AND GUTTER
	FLUSH KERB
	KERB RAMP
	VEHICULAR CROSSING
	BOLLARD
	RETAINING WALL
	UPSTANDING WALL
	PROPOSED LEVEL
	PROPOSED FINISHED SURFACE LEVEL
	EXISTING FINISHED SURFACE LEVEL
	DRAINAGE SWALE
	EXISTING PAVEMENT
	CARPARK PAVEMENT
	FOOTPATH PAVEMENT
	LANDSCAPING
	TREES TO BE REMOVED (TBC)
	TREES TO BE RETAINED
	EXISTING CONTOURS
	DESIGN CONTOURS

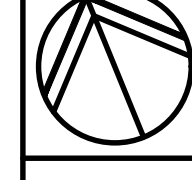


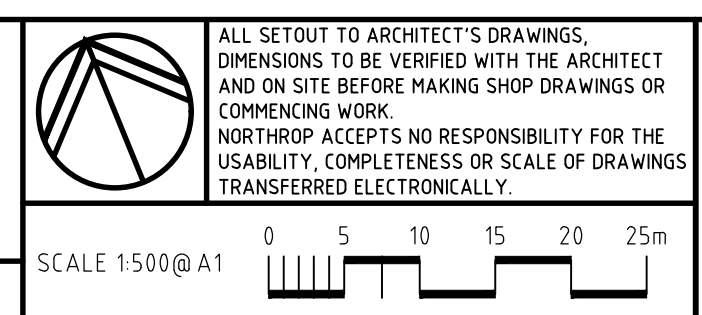
- GENERAL NOTES**
- REFER SPECIFICATIONS NOTES FOR STORMWATER REQUIREMENTS.
 - ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
 - CAD FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
 - SUBSOIL DRAINAGE TO RETAINING WALLS, KERBS AND SWALE DRAINS NOT SHOWN FOR CLARITY - REFER RELEVANT DETAILS.
 - REFER 'STORMWATER LONGITUDINAL SECTIONS' FOR PIPE INFORMATION.
 - REFER 'STORMWATER LONGITUDINAL SECTIONS' FOR PIT INFORMATION.
 - REFER HYDRAULIC ENGINEERS / ARCHITECTS DRAWINGS FOR DOWNPIPE LOCATIONS AND SIZING.
 - PROVIDE DRAINAGE CONNECTIONS TO KERB IN ACCORDANCE WITH COUNCIL STANDARD DETAILS AND SPECIFICATION.
 - CONTRACTOR TO ALLOW TO ADJUST AND LIAISE WITH RELEVANT SERVICE AUTHORITIES IN RELATION TO EXISTING SERVICE ADJUSTMENT AND MODIFICATIONS.
 - WHEEL STOPS TO BE INSTALLED TO ALL CAR SPACES AS SHOWN AND INSTALLED IN ACCORDANCE WITH AUSTRALIAN STANDARDS AND MANUFACTURERS SPECIFICATIONS. IF WHEEL STOPS ARE NOT SHOWN, ALLOW FOR WHEEL STOPS WHERE CAR SPACES ARE FRONTING A WALL.

NOT FOR CONSTRUCTION

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01	ISSUED FOR INFORMATION	MM		AC	01.05.23	
02	ISSUED FOR INFORMATION	MM		AC	12.05.23	
03	ISSUED FOR INFORMATION	MM		AC	18.05.23	
04	ISSUED FOR INFORMATION	MM		AC	23.05.23	
05	ISSUED FOR INFORMATION	MM		AC	15.06.23	

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 Email sydney@northrop.com.au ABN 81 094 433 100

PROJECT
FLOWER POWER
277 MONA VALE ROAD,
TERREY HILLS NSW

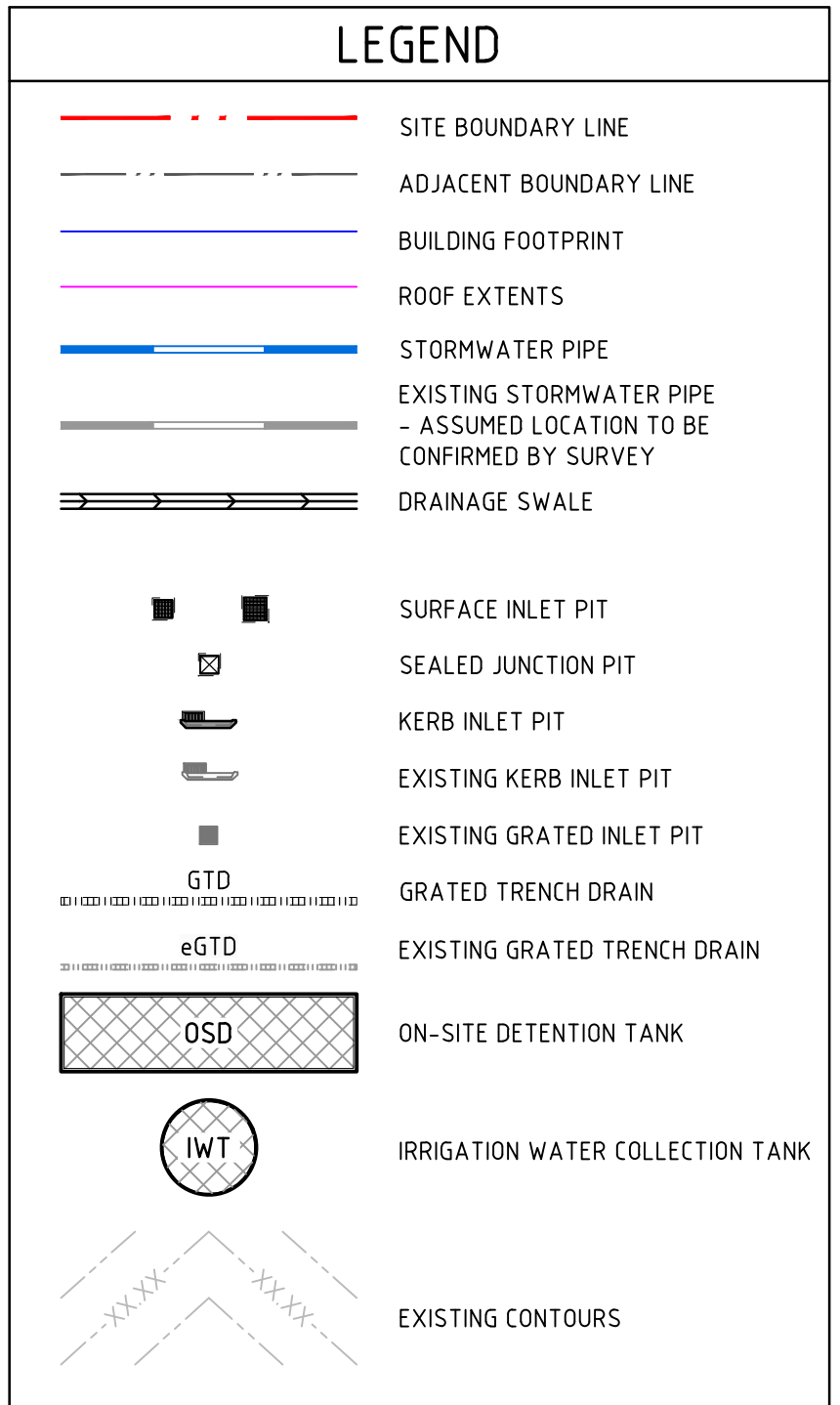
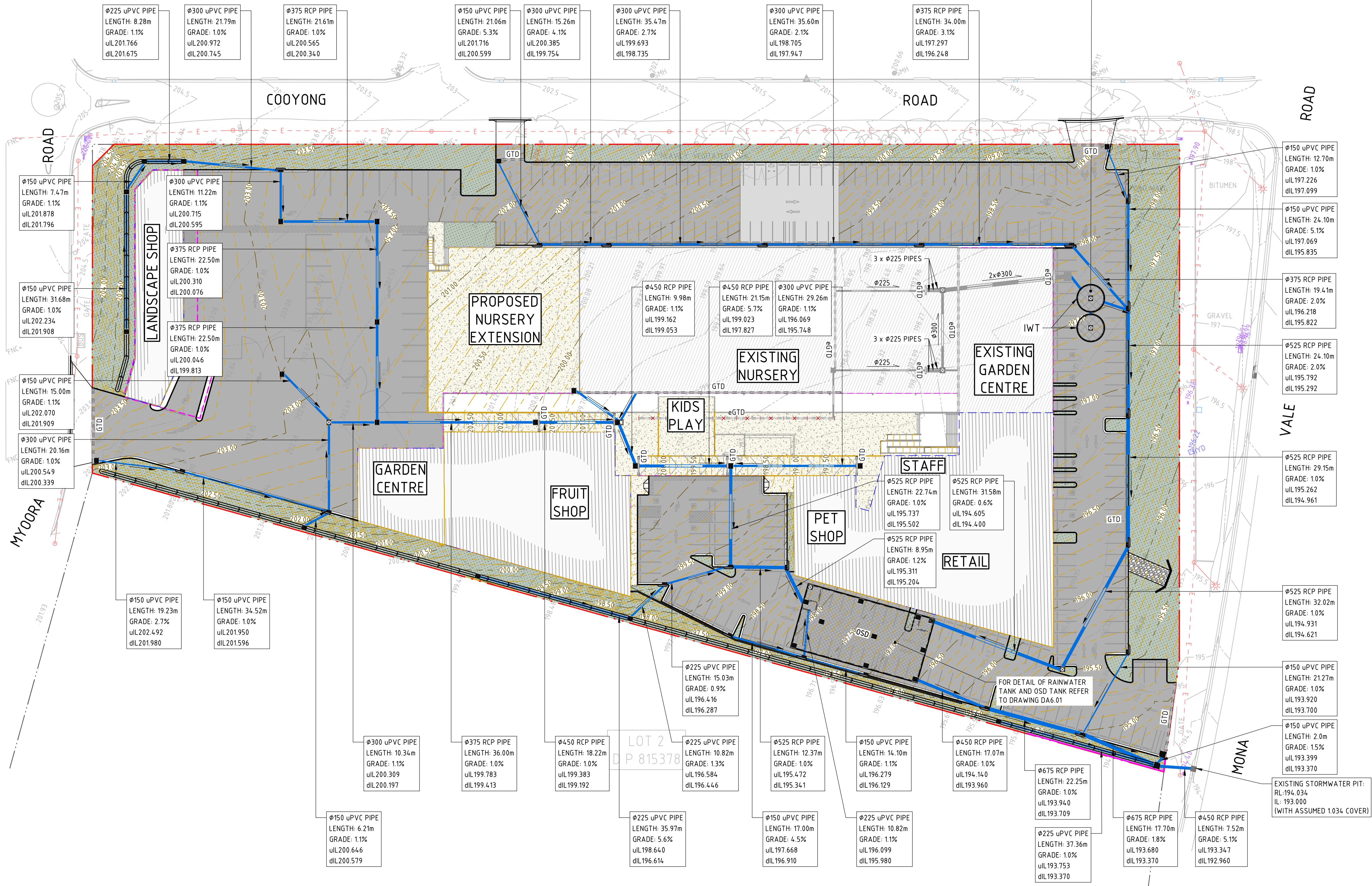
DRAWING TITLE
CIVIL ENGINEERING PACKAGE
SITeworks AND GRADING PLAN

JOB NUMBER	211979
DRAWING NUMBER	DAC04.01
REVISION	05
DRAWING SHEET SIZE = A1	

DESIGNED: T. BUGAEV VERIFIER: A. CARVALHAES
 JOB MANAGER: A. CARVALHAES
 DRAWN: M.MAI

THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT DA2023/1224

PROPOSED IRRIGATION WATER COLLECTION TANKS, COLLECTS SURFACE RUNOFF FROM OPEN NURSERY AREA. WATER TO BE TREATED AND REUSED FOR IRRIGATION



- GENERAL NOTES**
- REFER SPECIFICATIONS NOTES FOR STORMWATER REQUIREMENTS.
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0 5 10 15 20 25m

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PROJECT

FLOWER POWER
277 MONA VALE ROAD,
TERREY HILLS NSW

DRAWING TITLE

CIVIL ENGINEERING PACKAGE
STORMWATER MANAGEMENT PLAN

JOB NUMBER

211979

DRAWING NUMBER

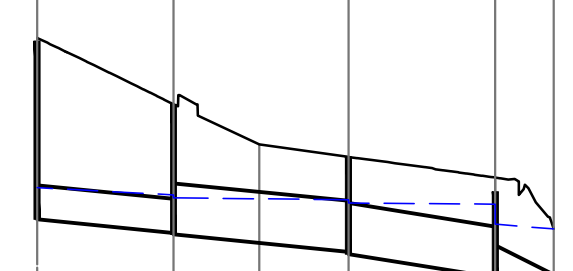
DAC04.02

REVISION

01

DRAWING SHEET SIZE = A1

OSD 01 10 01 10 02 08 02 10 04



PIPE CLASS	RRJ2	RRJ2	RRJ2	RRJ2
PIPE GRADE (%)	1.00	1.00	1.60	5.00
PIPE SIZE (mm)	450	675	675	450
Vf - FULL PIPE VELOCITY (m/s)	1.48	0.84	0.67	1.61
Q - PIPE FLOW (L/s)	228	231	240	255

Datum El. 187

HGL 20%AEP	194.559	194.463	194.425	194.397	194.354	194.340	194.075	194.013
FINISHED SURFACE	194.140	193.960	193.940	195.661	195.13	194.965	194.503	194.013
INVERT LEVEL	193.960	193.940	195.661	195.13	194.965	194.503	194.075	194.013
CHAINAGE	0	18.04	29.38	41.19	60.59	66.33		

1:1000 HORIZ 1:100 VERTICAL



THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

 DA2023/1224

DRAWN: MMAI DESIGNED: T. BUGAEV JOB MANAGER: A. CARVALHAES VERIFIER:

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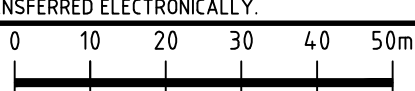
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PROJECT

FLOWER POWER
 277 MONA VALE ROAD,
 TERREY HILLS NSW

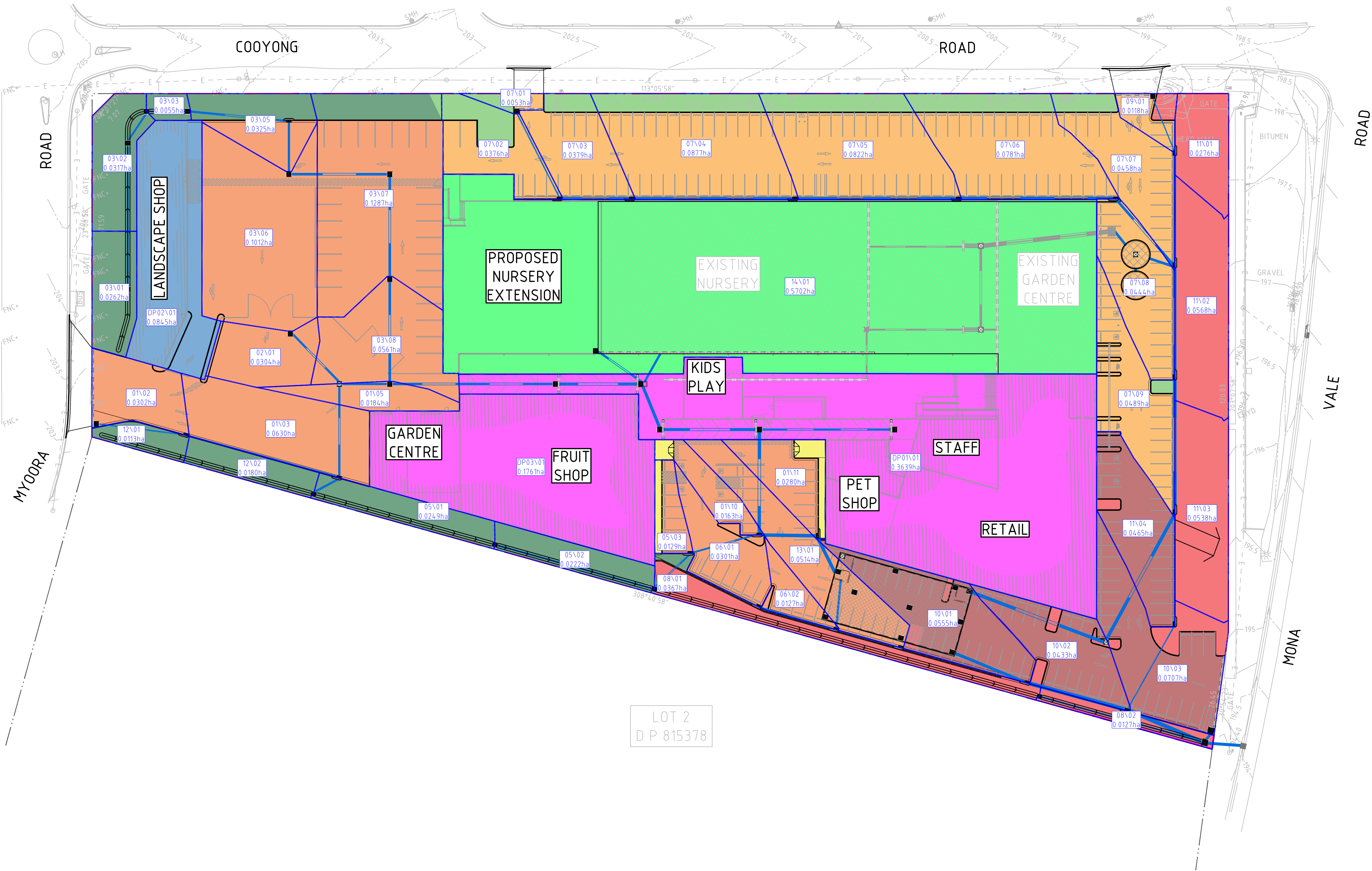
DRAWING TITLE

CIVIL ENGINEERING PACKAGE
STORMWATER LONGITUDINAL SECTIONS - SHEET 01

JOB NUMBER	
211979	
DRAWING NUMBER	REVISION
DAC04.21	01
DRAWING SHEET SIZE = A1	

northern beaches council
 THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
 DA2023/1224

LEGEND	
	SITE BOUNDARY LINE
	ADJACENT BOUNDARY LINE
	CATCHMENT BOUNDARY
	CATCHMENT TAG
	ROOF CATCHMENT TO RWT - 5,406m ²
	ROOF CATCHMENT - 852m ²
	EXISTING NURSERY CATCHMENT - 5,708m ²
	ROAD CATCHMENT TO WQC - 5,676m ²
	ROAD CATCHMENT TO WQC2 - 4,071m ²
	FOOTPATH CATCHMENT - 110m ²
	LANDSCAPE CATCHMENT TO WQC1 - 1,747m ²
	LANDSCAPE CATCHMENT TO WQC2 - 709m ²
	IMPERVIOUS OSD BYPASS TO STORMFILTER PIT - 1,979m ²
	PERVIOUS OSD BYPASS TO STORMFILTER PIT - 2,041m ²



DRAWN: M.MAI
DESIGNED: T. BUGAEV
JOB MANAGER: A. CARVALHAES
VERIFIER:

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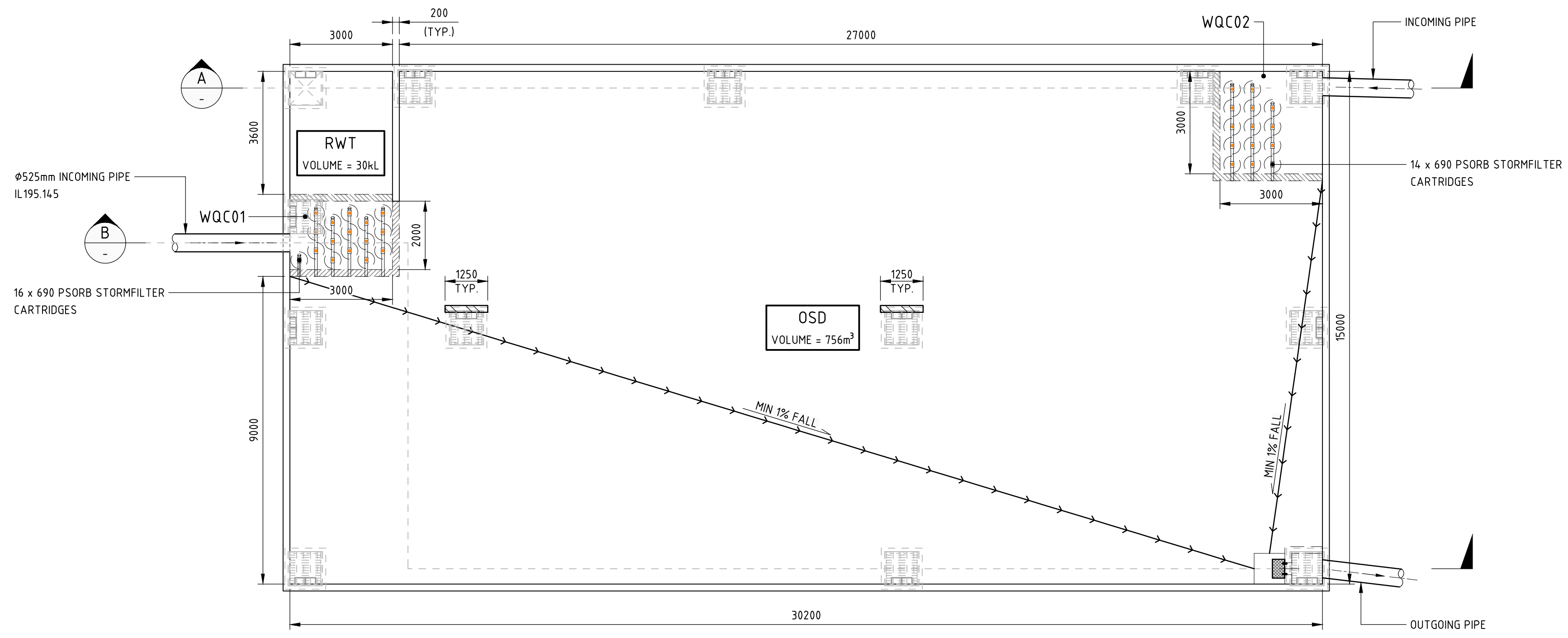
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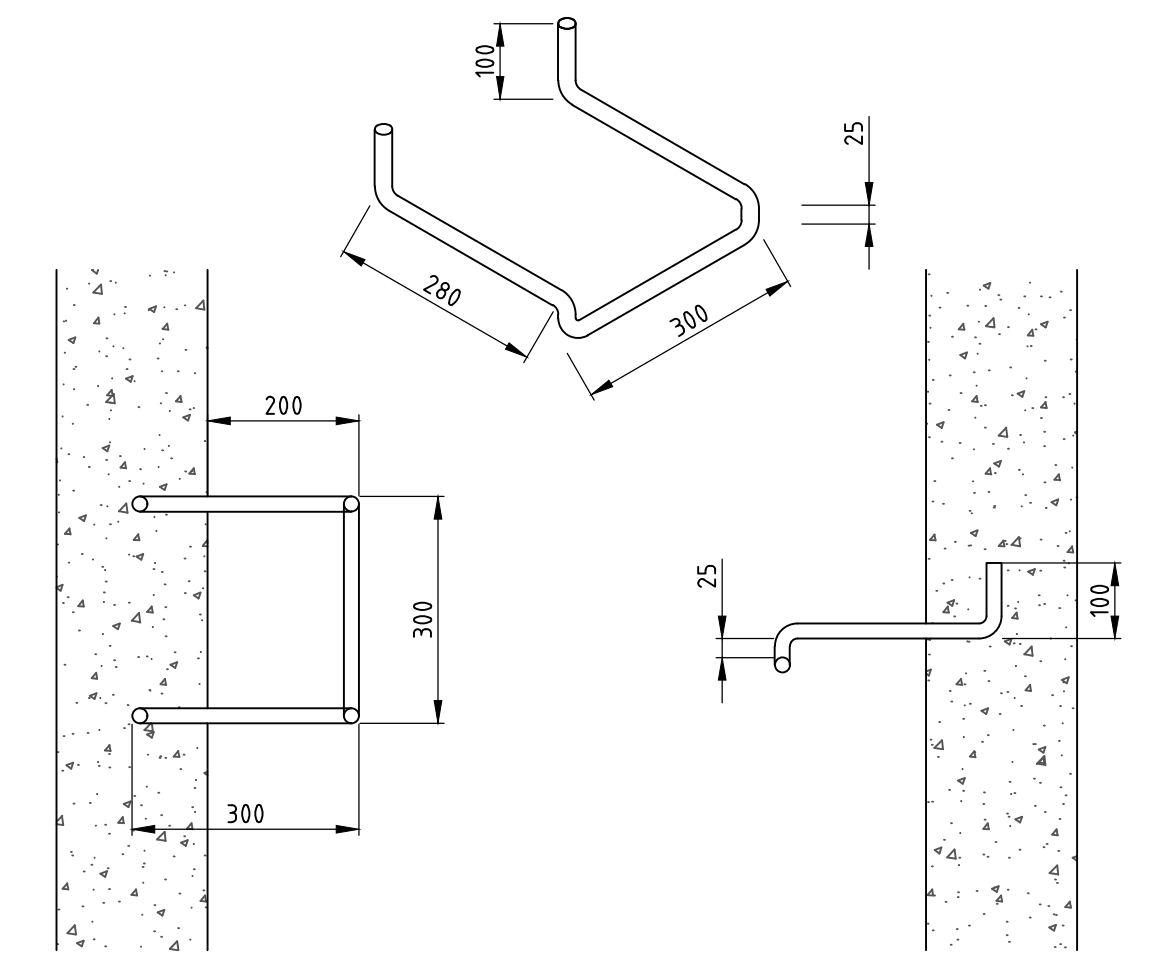
PROJECT
FLOWER POWER
 277 MONA VALE ROAD,
 TERREY HILLS NSW

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
STORMWATER CATCHMENT PLAN

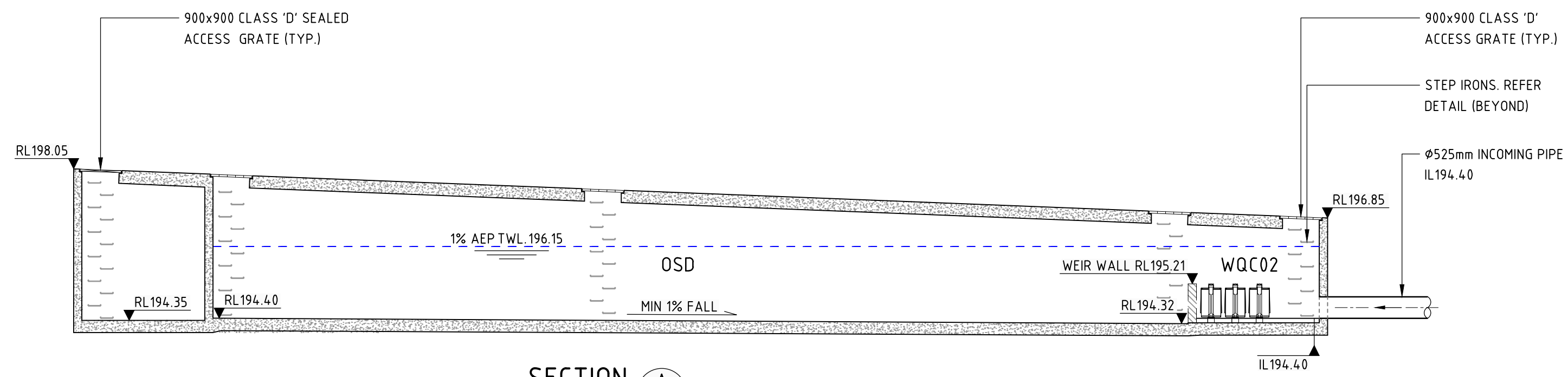
JOB NUMBER 211979	
DRAWING NUMBER DAC05.01	REVISION 02
DRAWING SHEET SIZE = A1	



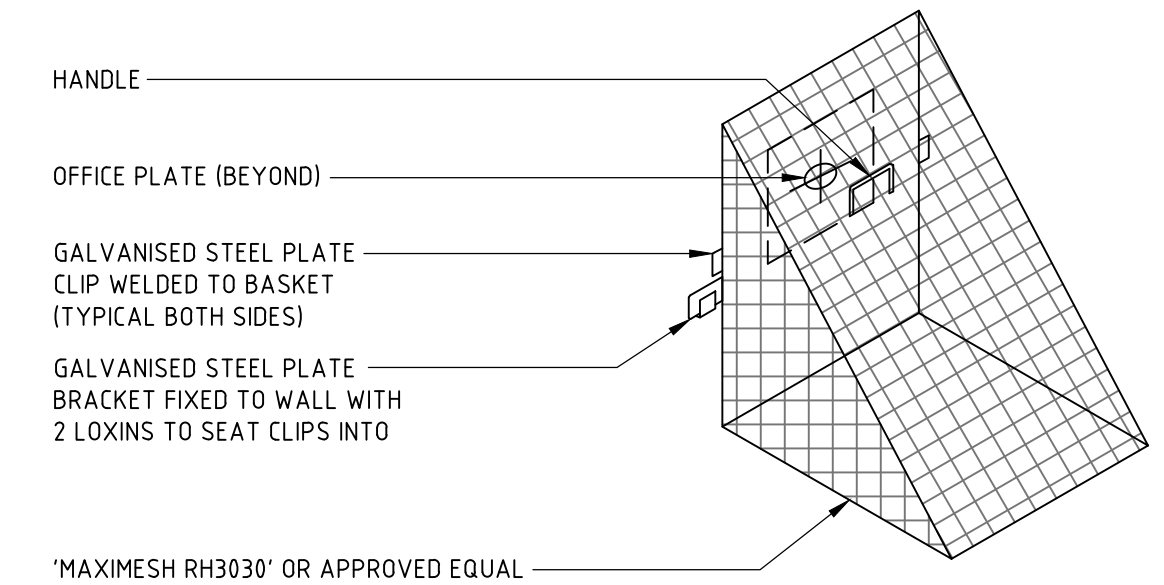
OSD BASE PLAN
SCALE 1:100



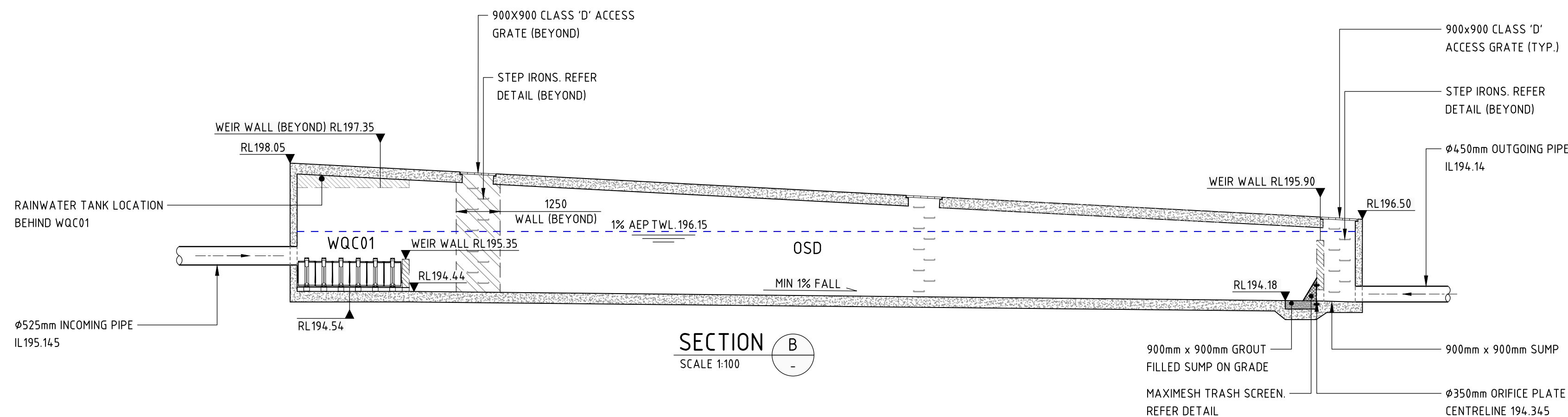
STEP IRON DETAIL
STEP IRON OF 20mm GALVANISED STEEL MADE TO SHAPE AND DIMENSIONS AS SHOWN, PLACED AT 300 CENTRES AND STAGGERED HORIZONTALLY FOR ALL PITS DEEPER THAN 1.0m. THE USE OF PROPRIETARY STEP IRONS ARE ACCEPTABLE PROVIDED THE PRODUCT IS IN ACCORDANCE WITH AUSTRALIAN STANDARDS
SCALE 1:10



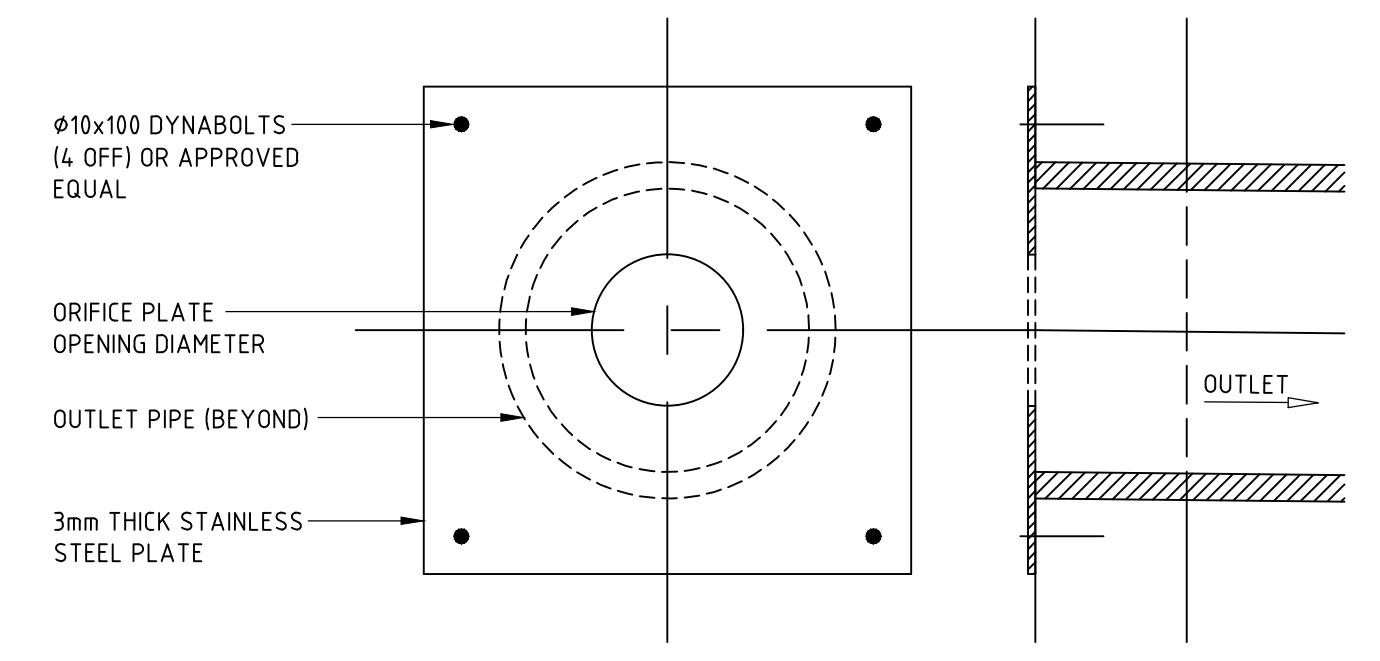
SECTION A
SCALE 1:100



TRASH SCREEN DETAIL
SCALE 1:10



SECTION B
SCALE 1:100



ORIFICE PLATE DETAIL
ORIFICE PLATE - 350mm
SCALE 1:10

THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT
DA2023/1224

DESIGNED: T. BUGAEY
JOB MANAGER: A. CARVALHAES
VERIFIER:
DRAWN: MMAI

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LEFFLER SIMES ARCHITECTS

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SCALE 1:10 @ A1

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PROJECT
**FLOWER POWER
277 MONA VALE ROAD,
TERREY HILLS NSW**

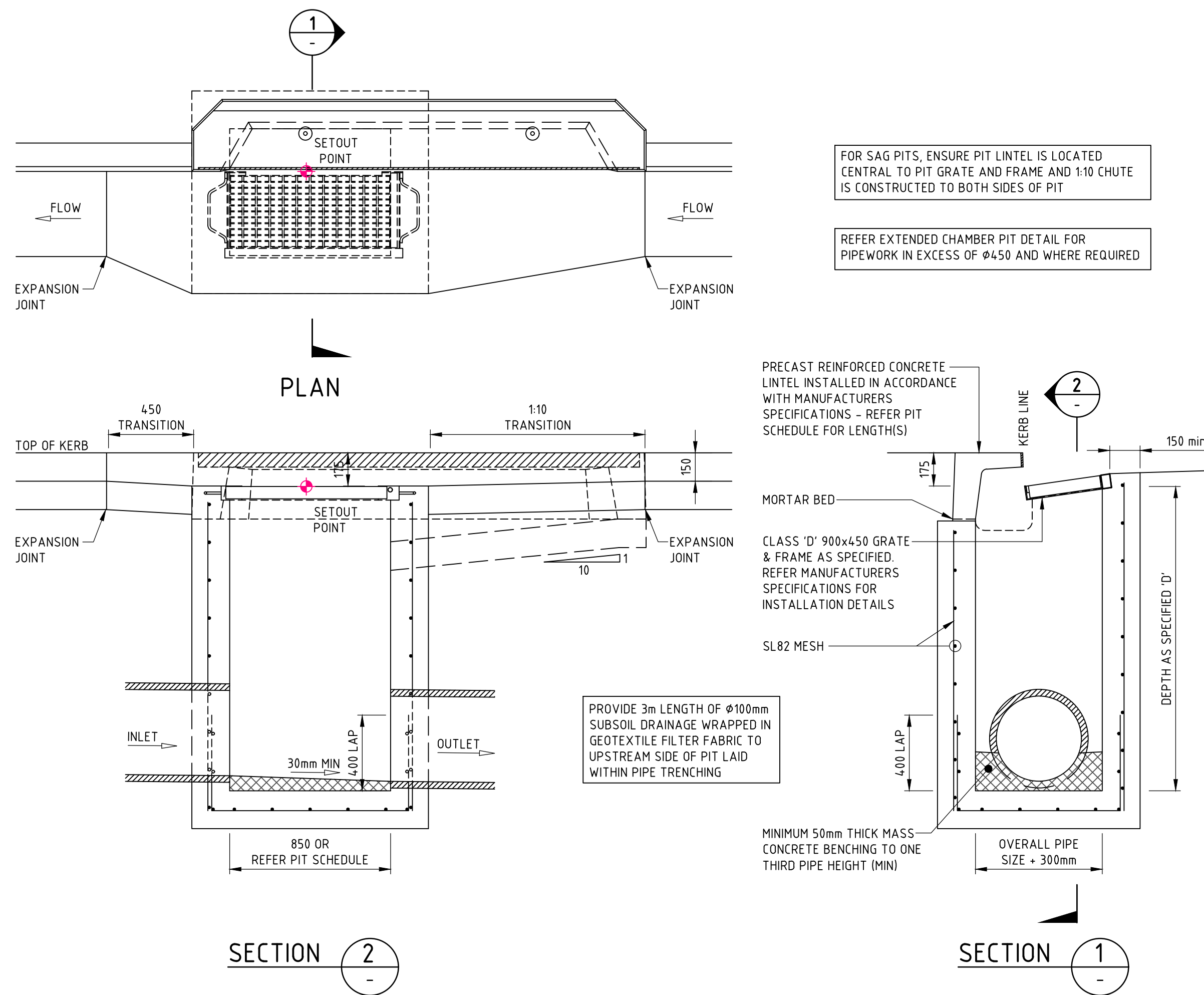
DRAWING TITLE
**CIVIL ENGINEERING PACKAGE
STORMWATER MANAGEMENT
DETAILS - SHEET 01**

JOB NUMBER
211979

DRAWING NUMBER
DAC06.01

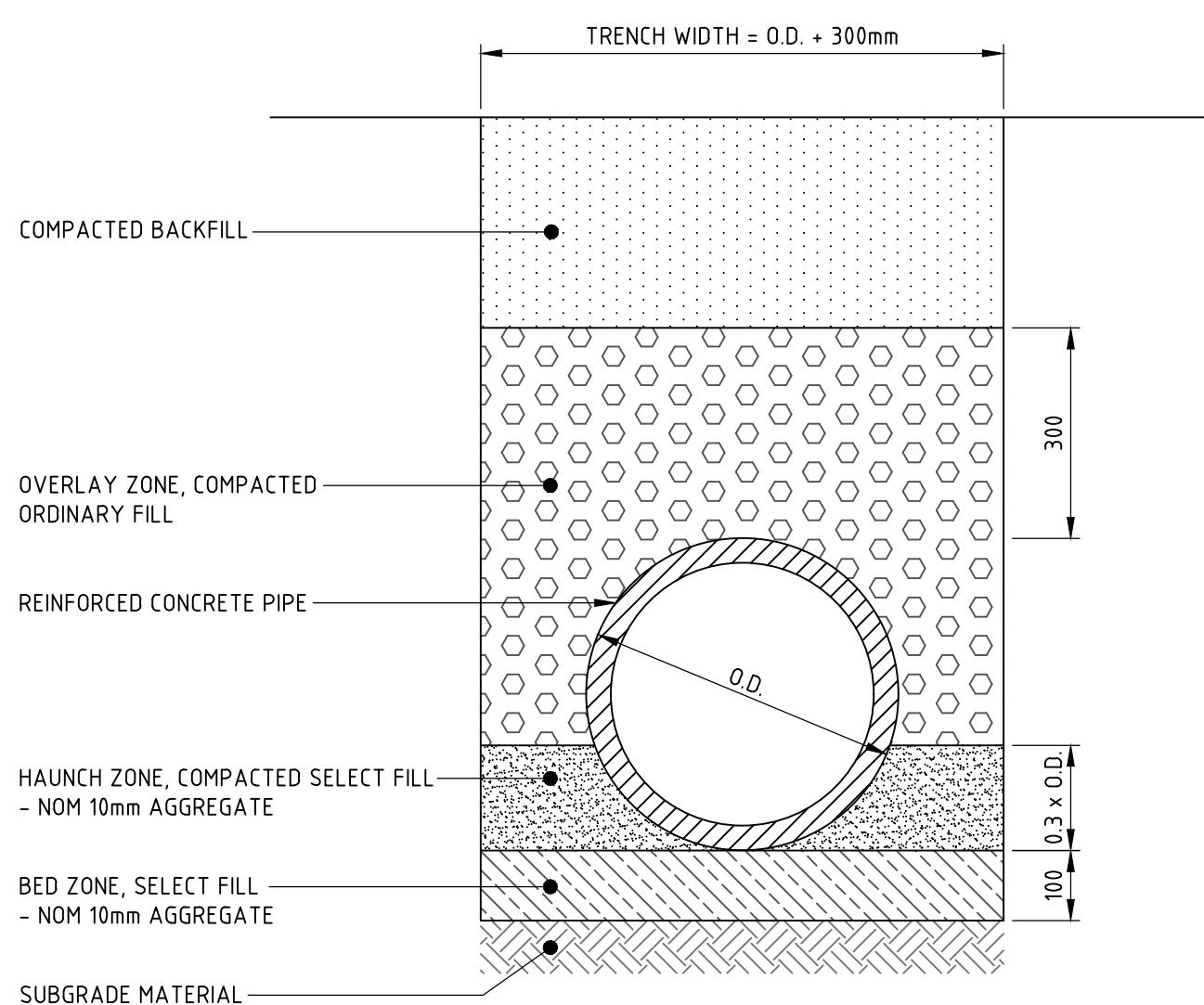
REVISION
02

DRAWING SHEET SIZE = A1



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 DA2023/1224

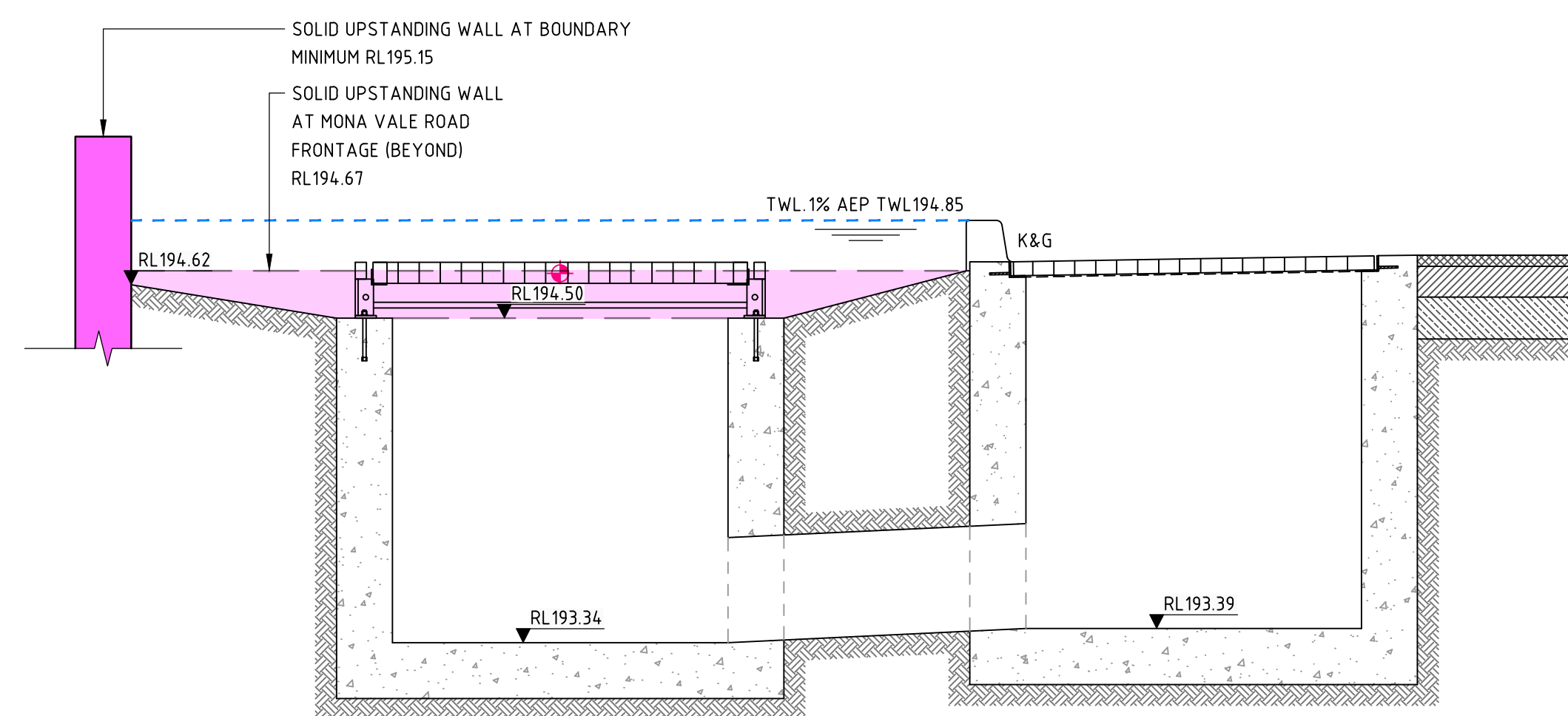
KERB INLET PIT 'KIP'
 PIT STRUCTURE TO BE 200mm THICK UNLESS SHOWN OTHERWISE. DRILL AND EPOXY PLASTIC PROPRIETARY STEP IRONS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AND MANUFACTURERS SPECIFICATIONS (PITS - 1000mm DEPTH). REFER PIT INTERFACE DETAIL 'F' FOR CORNER REINFORCEMENT
 SCALE 1:20



TYPICAL PIPE TRENCH - GENERAL AREAS

1. TRENCH WIDTH MAY NEED TO BE INCREASED SUBJECT TO ACHIEVING COMPACTION. ENSURE MINIMUM 300mm CLEARANCE BETWEEN, WHEN USING MULTIPLE PIPES TO ACHIEVE ADEQUATE COMPACTION.
2. MINIMUM PIPE COVER NOT UNDER ROADS TO BE 300mm U.N.O.
3. THE CONTRACTOR SHALL ENSURE THAT SHORING OF TRENCHES IS INSTALLED AS REQUIRED BY STATUTORY REQUIREMENTS.
4. ENSURE BACKFILLING COMPACTION MEETS THE FOLLOWING STANDARDS:
 - 4.1. TRENCHES UNDER PAVED AREAS / BUILDING - 100% SMDD
 - 4.2. TRENCHES NOT UNDER PAVEMENTS - 95% SMDD

SCALE 1:10



UPSTANDING WALL TYPICAL SECTION
 SCALE 1:20

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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
01	ISSUED FOR INFORMATION	MM		AC	15.06.23

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ARCHITECT
LEFFLER SIMES ARCHITECTS

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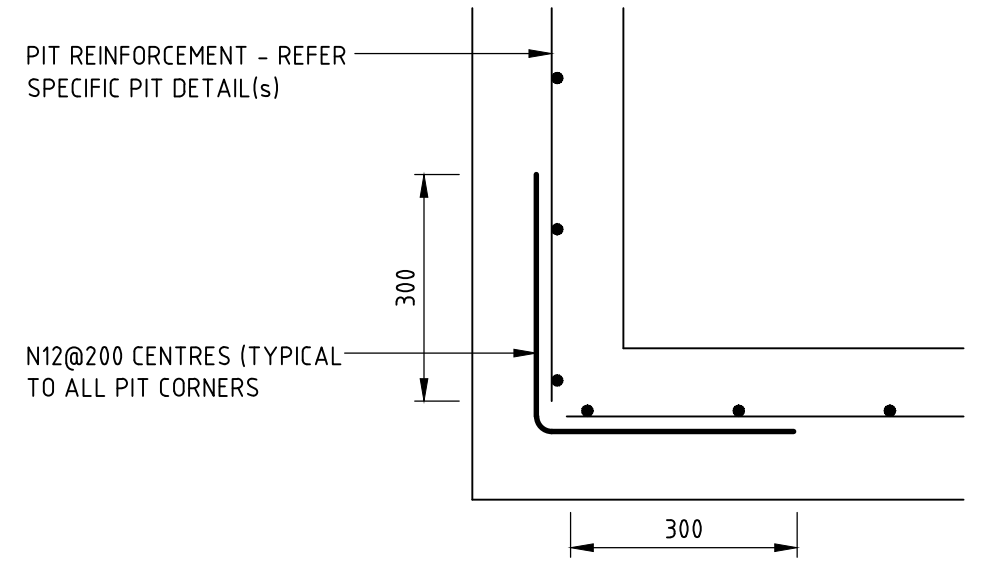
Sydney
Level 11 345 George Street, Sydney NSW 2000
Ph (02) 9241 4188 Fax (02) 9241 4324
Email sydney@northrop.com.au ABN 81 094 433 100

PROJECT
**FLOWER POWER
277 MONA VALE ROAD,
TERREY HILLS NSW**

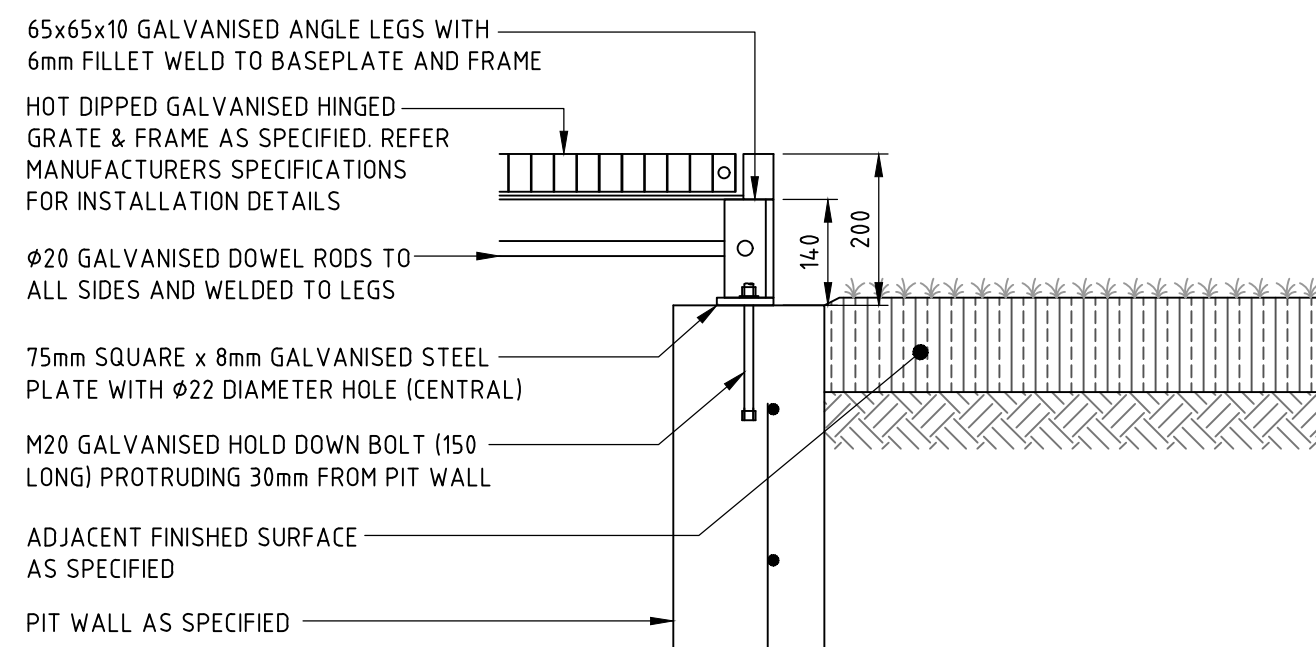
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**CIVIL ENGINEERING PACKAGE
STORMWATER MANAGEMENT
DETAILS - SHEET 02**

JOB NUMBER 211979	
DRAWING NUMBER DAC06.02	REVISION 01
DRAWING SHEET SIZE = A1	

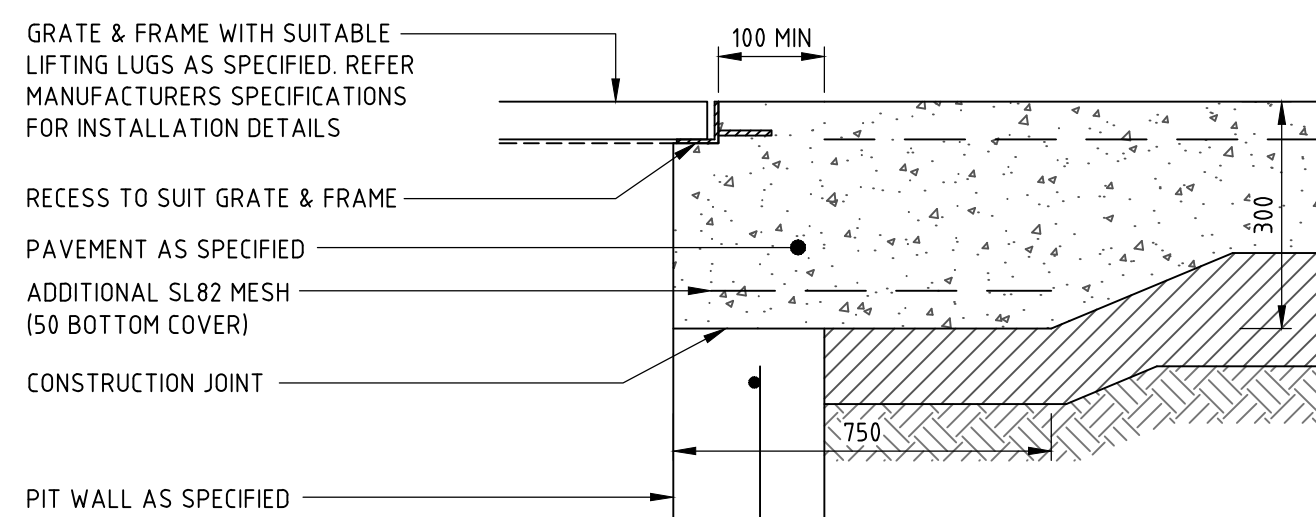
DESIGNED: T. BUGAEV VERIFIER: JOB MANAGER: A. CARVALHAES DRAWN: M.MAI



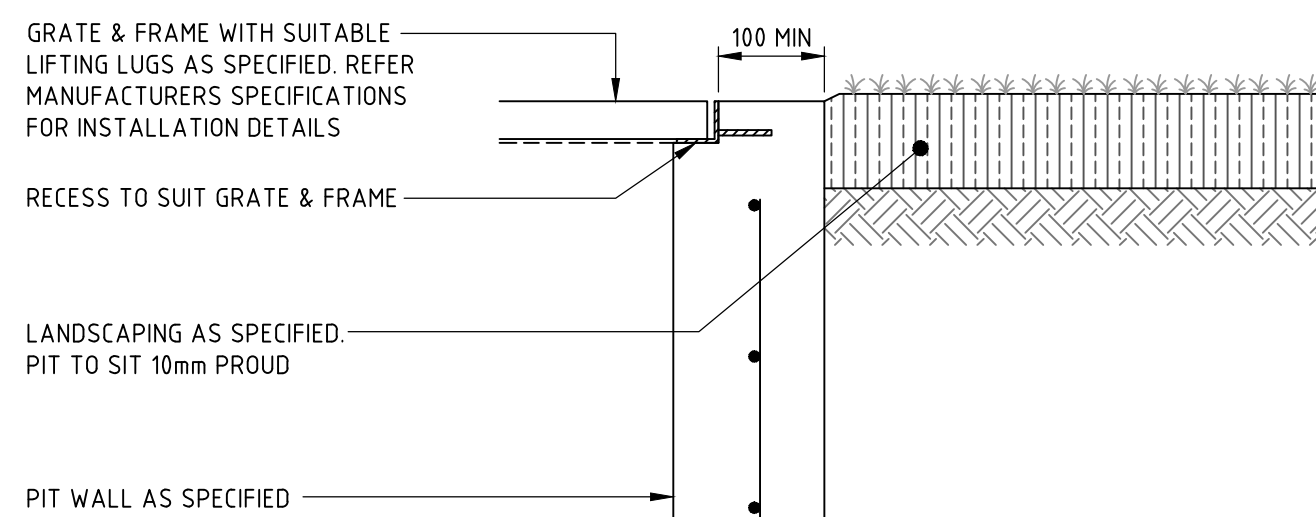
PIT INTERFACE (PLAN VIEW)
APPLICABLE TO ALL STORMWATER DRAINAGE STRUCTURES
SCALE 1:10



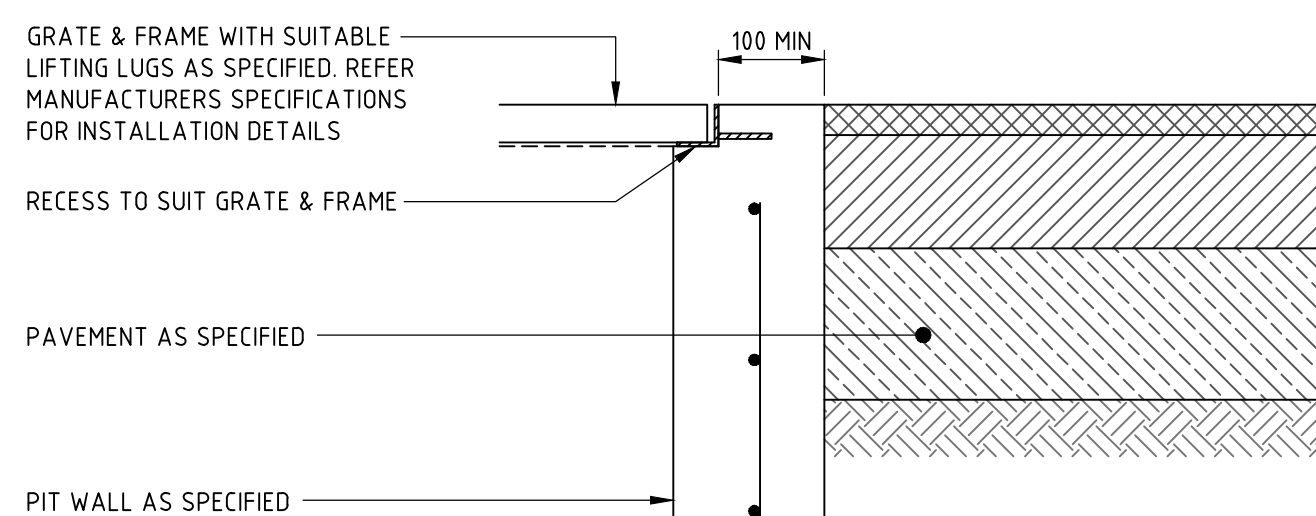
PIT INTERFACE - DETAIL 'D'
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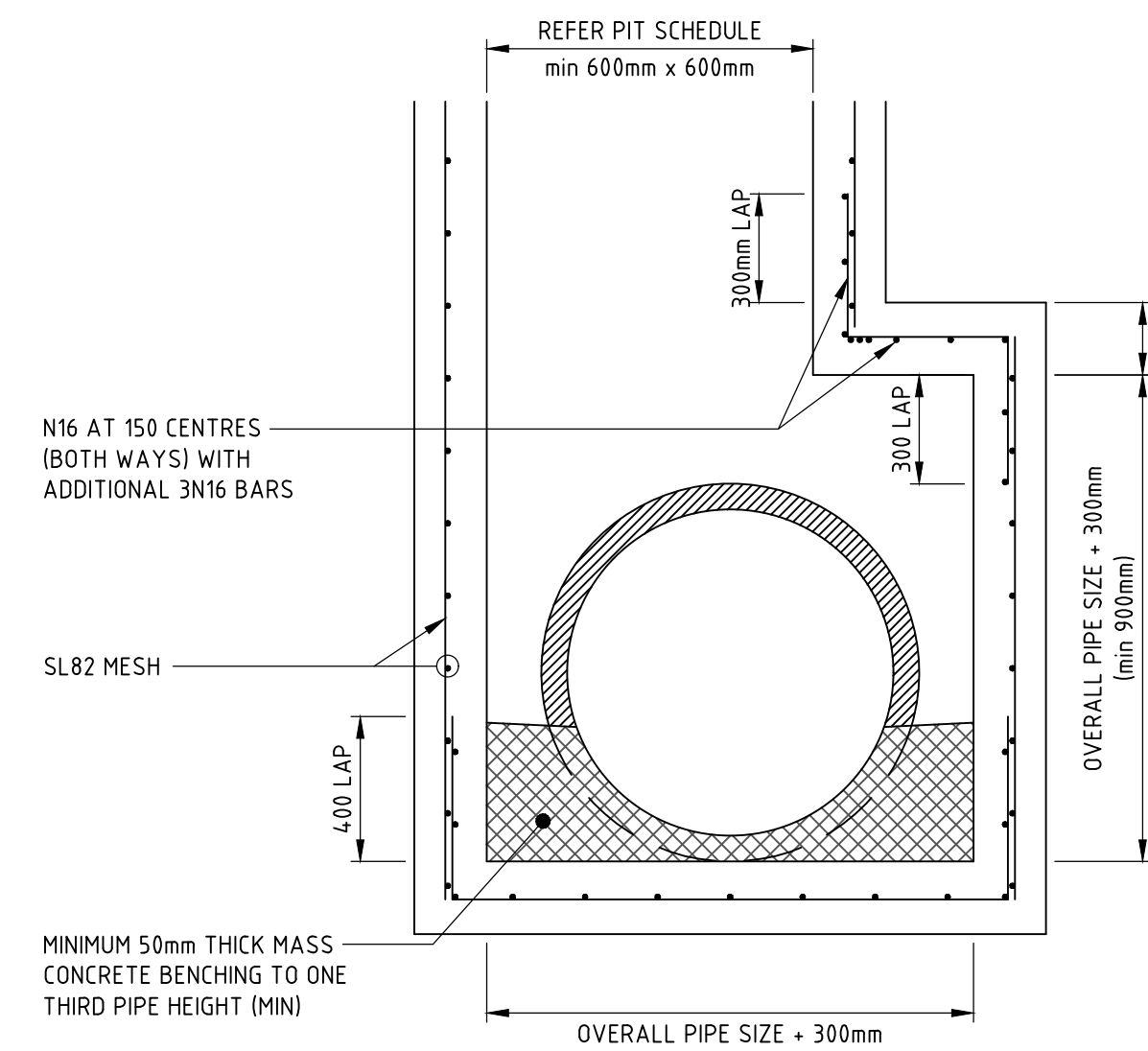
PIT INTERFACE - DETAIL 'C'
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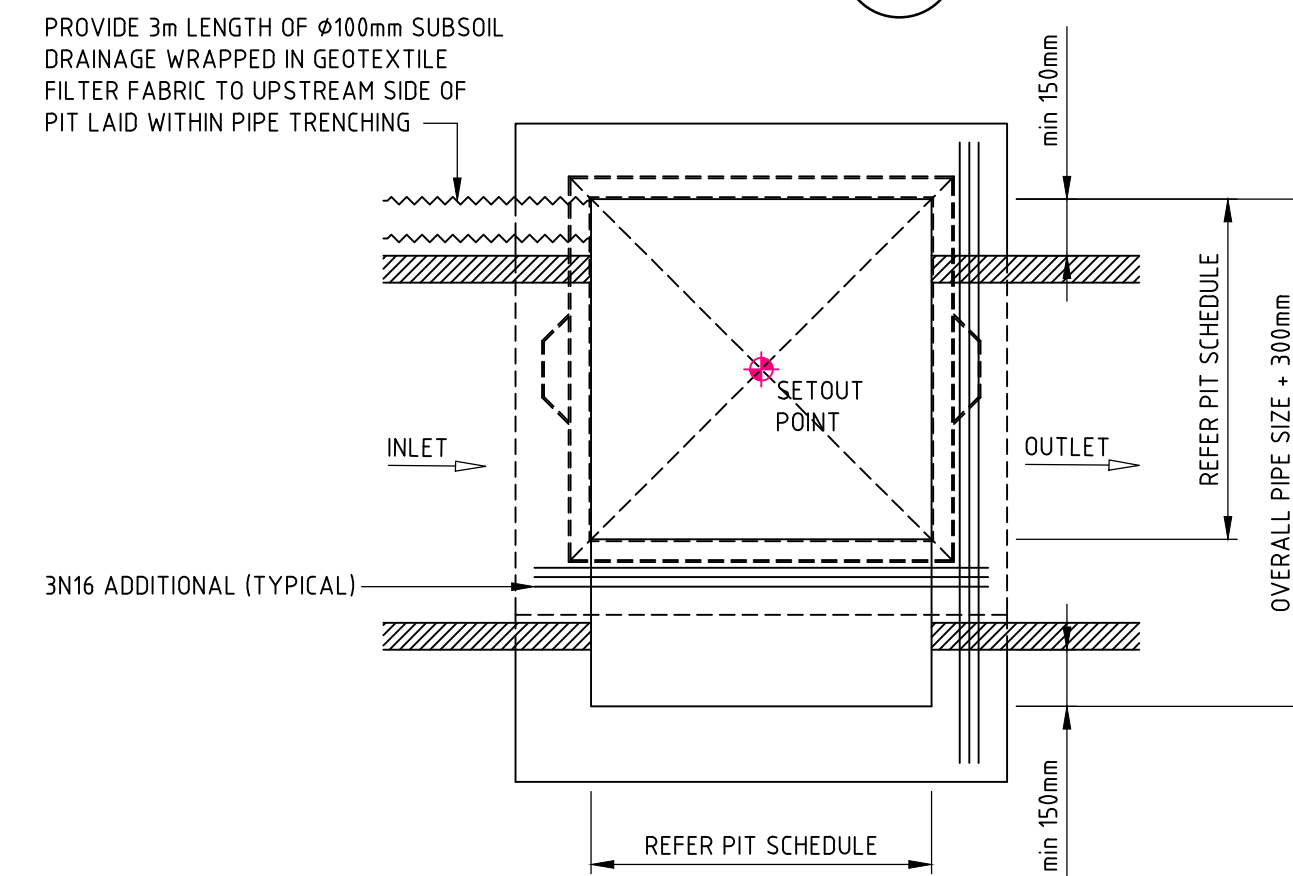
PIT INTERFACE - DETAIL 'B'
SCALE 1:10



PIT INTERFACE - DETAIL 'A'
SCALE 1:10

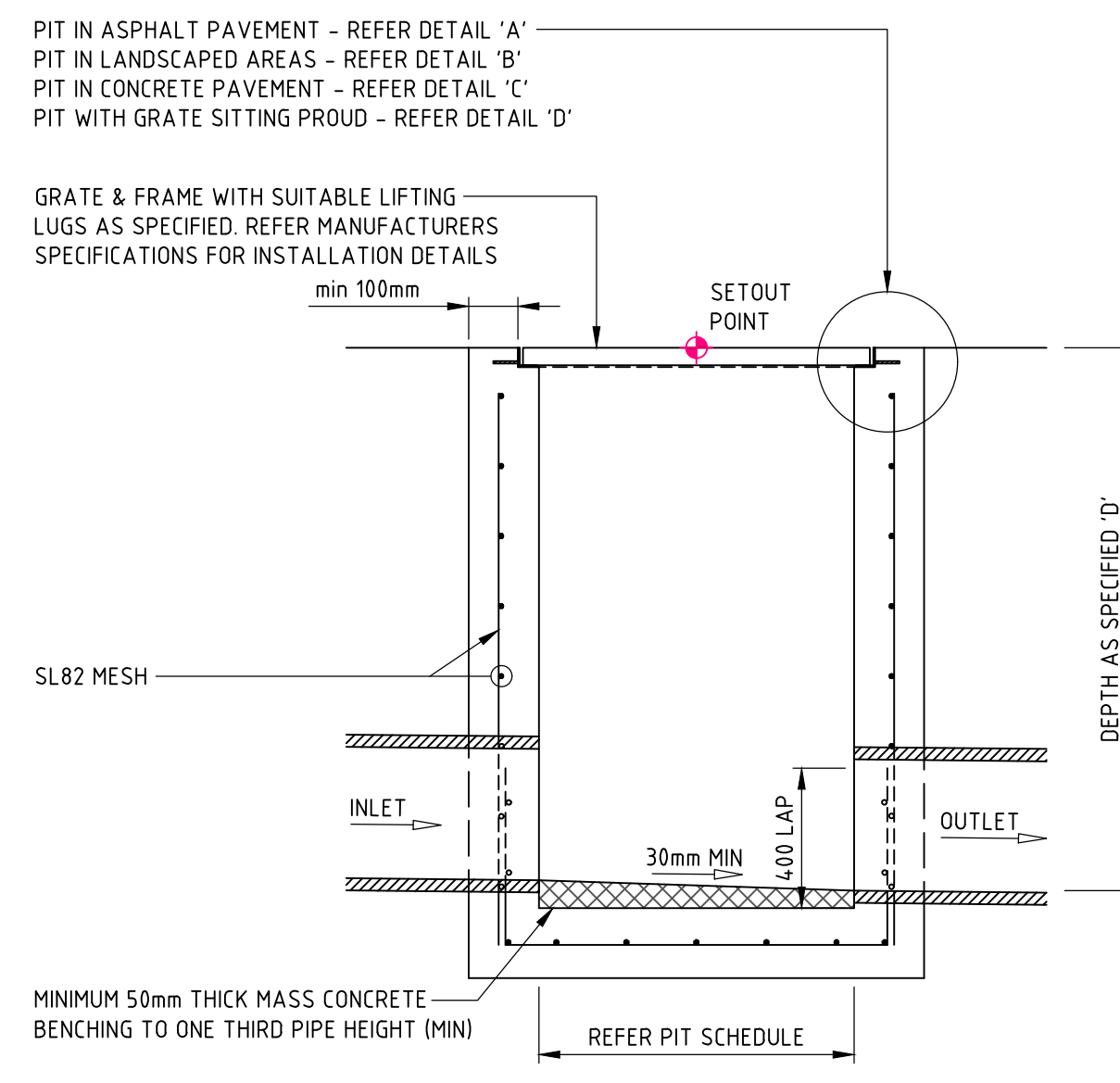


SECTION 1

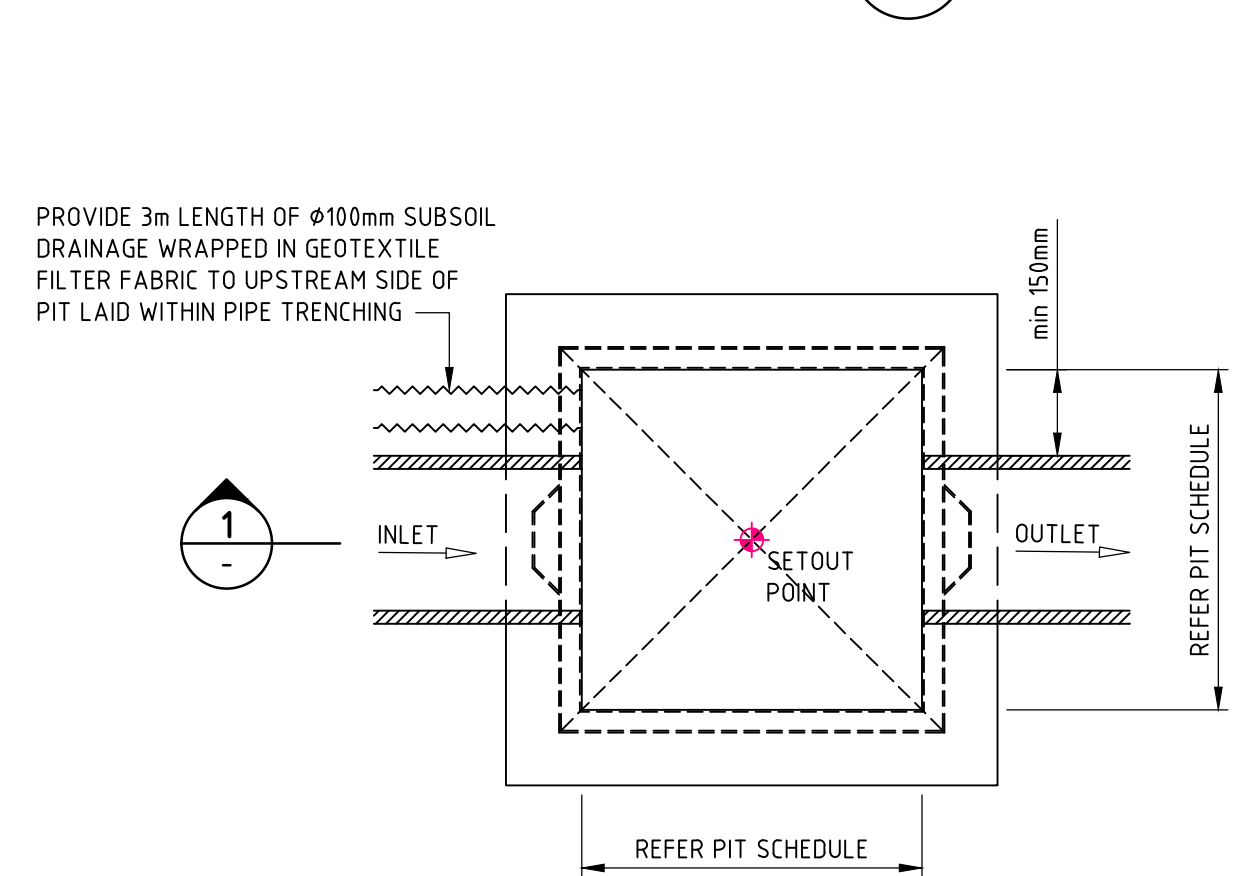


PLAN DRAINAGE PIT - EXTENDED CHAMBER

PIT STRUCTURE TO BE 200mm THICK UNLESS SHOWN OTHERWISE. DRILL AND EPOXY PLASTIC PROPRIETARY STEP IRONS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AND MANUFACTURERS SPECIFICATIONS (PITS > 1000mm DEPTH). REFER PIT INTERFACE DETAIL 'F' FOR CORNER REINFORCEMENT
SCALE 1:20

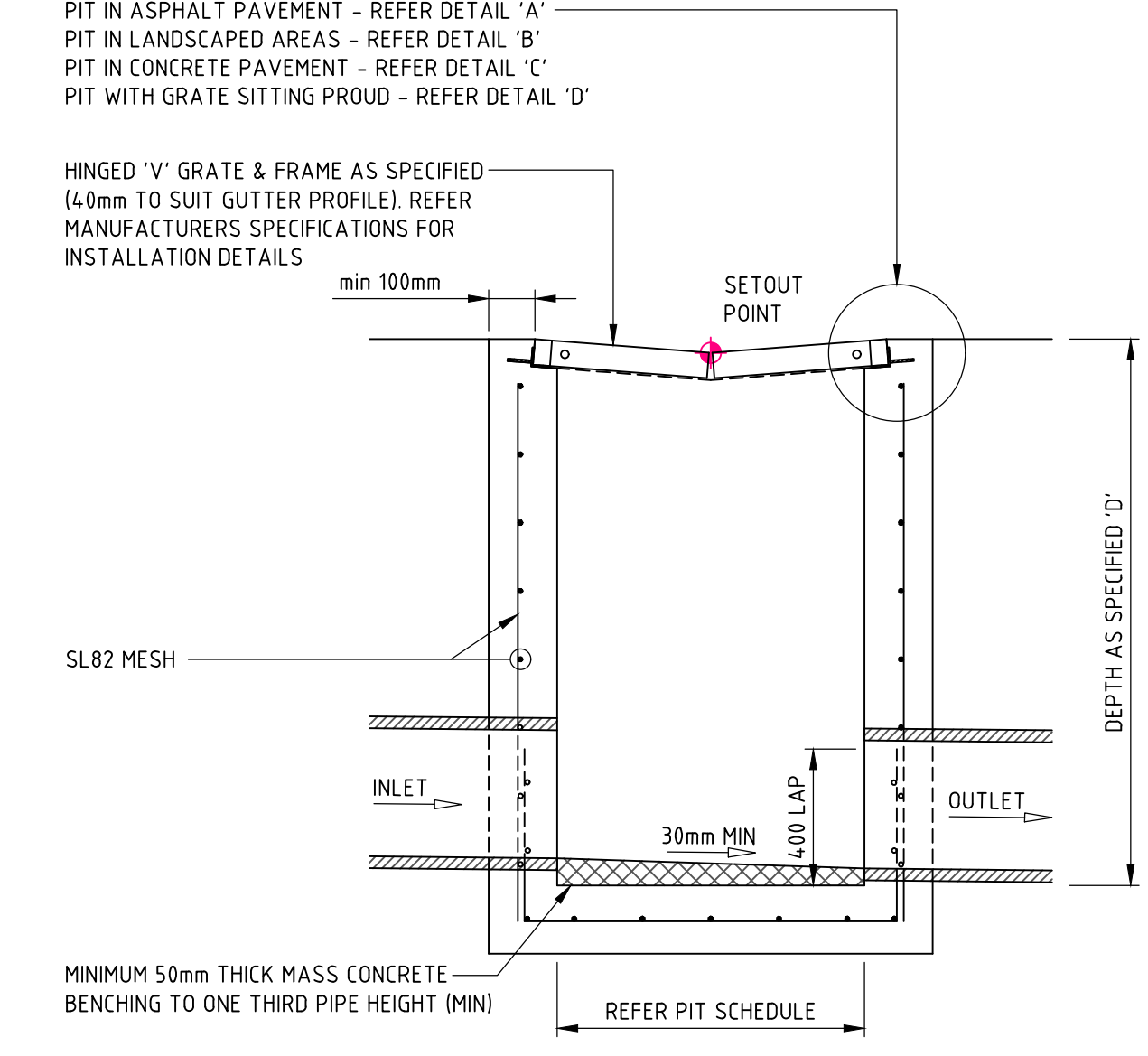


SECTION 1

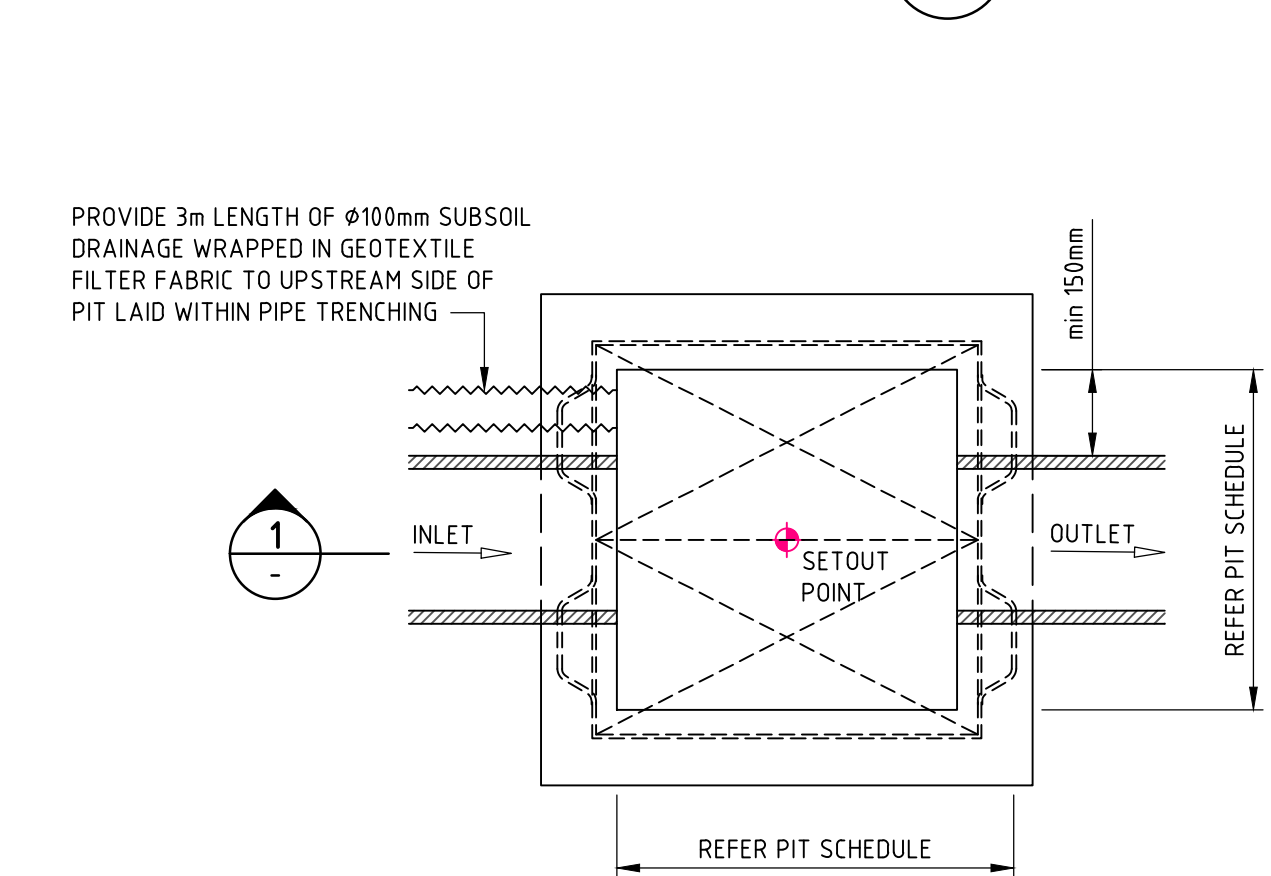


PLAN SURFACE INLET 'SIP' / JUNCTION PIT 'JP'

PIT STRUCTURE TO BE 200mm THICK UNLESS SHOWN OTHERWISE. DRILL AND EPOXY PLASTIC PROPRIETARY STEP IRONS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AND MANUFACTURERS SPECIFICATIONS (PITS > 1000mm DEPTH). REFER PIT INTERFACE DETAIL 'F' FOR CORNER REINFORCEMENT
SCALE 1:20



SECTION 1



PLAN DISH DRAIN / 'V' GRATE PIT

PIT STRUCTURE TO BE 200mm THICK UNLESS SHOWN OTHERWISE. DRILL AND EPOXY PLASTIC PROPRIETARY STEP IRONS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AND MANUFACTURERS SPECIFICATIONS (PITS > 1000mm DEPTH). REFER PIT INTERFACE DETAIL 'F' FOR CORNER REINFORCEMENT
SCALE 1:20

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council
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DA2023/1224

DRAWN: M.MAI
DESIGNED: T. BUGAEV
JOB MANAGER: A. CARVALHAES
VERIFIER:

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT
01	ISSUED FOR INFORMATION	MM		AC	15.06.23	

flower power

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SCALE 1:20 @ A1

NORTHROP

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PROJECT
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TERREY HILLS NSW

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
STORMWATER MANAGEMENT
DETAILS - SHEET 03

JOB NUMBER
211979

DRAWING NUMBER
DAC06.03

REVISION
01

DRAWING SHEET SIZE = A1

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