

# PROPOSED ALTERATIONS AND ADDITIONS

## 150 ALLAMBIE ROAD, ALLAMBIE HEIGHTS NSW 2100

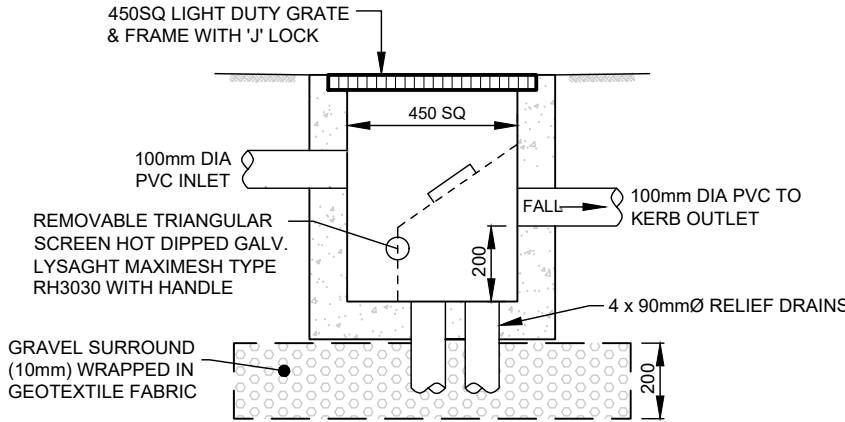
### STORMWATER MANAGEMENT DESIGN

#### GENERAL DRAINAGE NOTES

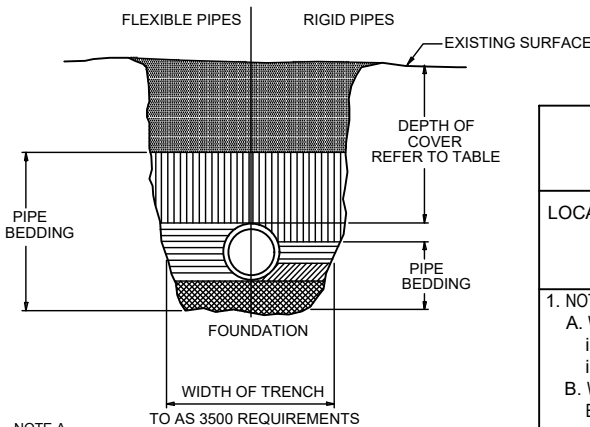
1. ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH THE LOCAL COUNCIL'S RELEVANT SPECIFICATIONS AND/OR STORMWATER CODE. ANY DISCREPANCY VARIATION OR ADDITIONAL WORK SHALL BE APPROVED BY THE PRINCIPAL CERTIFIER.
2. ALL SERVICES SHALL BE VERIFIED ON SITE PRIOR TO COMMENCEMENT OF WORK.
3. DIAL BEFORE YOU DIG SHALL BE CONTACTED PRIOR TO COMMENCEMENT.
4. ALL DRAINAGE PIPEWORK AND PLUMBING SHALL BE INSTALLED BY A CERTIFIED PLUMBER IN ACCORDANCE WITH THE AUSTRALIAN STANDARDS AS3500 AND COUNCIL REQUIREMENTS.
5. ALL DRAINAGE PIPES ARE TO BE SEWER GRADE UNLESS NOTED OTHERWISE.
6. ALL COVERS, GRATES AND FRAMES ARE TO BE CLASS C HEAVY DUTY WHERE SUBJECT TO VEHICULAR TRAFFIC.
7. ALL COVERS, GRATES AND FRAMES ARE TO BE CLASS A MEDIUM DUTY WHERE SUBJECT TO PEDESTRIAN TRAFFIC OR IN LANDSCAPE AREAS.
8. COUNCIL PERMIT/APPROVAL SHALL BE OBTAINED PRIOR TO WORKS ON COUNCIL LAND AND CONNECTION TO COUNCIL SYSTEM.
9. ALL PIPE BENDS TO BE FITTED WITH AN INSPECTION OPENING.

#### RAINWATER TANK NOTES

1. THE TANK SHALL NOT BE LOCATED OVER A WATER OR SEWER MAIN UNLESS IT IS INSTALLED IN ACCORDANCE WITH THE REGULATORY AUTHORITY REQUIREMENTS
2. ABOVE GROUND TANKS SHALL BE LOCATED AT LEAST 100 MM FROM ANY POTABLE WATER SUPPLY PIPE AND AT LEAST 300 MM FOR BELOW GROUND TANKS.
3. ALL PLUMBING WORK SHALL BE CARRIED OUT BY A LICENSED PLUMBER IN ACCORDANCE WITH SYDNEY WATER REQUIREMENTS AND COUNCIL REGULATIONS.
4. ALL INLETS SHALL BE SCREENED OR FILTERED TO PREVENT THE ENTRY OF FOREIGN MATTER OR CREATURES.
5. REUSE PUMP TO BE INSTALLED BY A LICENSED PLUMBER AND ELECTRICIAN TO SYDNEY WATER REQUIREMENTS
6. A SIGN SHALL BE AFFIXED TO THE RAINWATER TANK AND ALL APERTURES CLEARLY STATING THAT THE WATER IN THE TANK IS RAINWATER
7. NOISE EMISSIONS FROM ANY PUMP SHALL MEET COUNCIL'S REQUIREMENTS.
8. WATER RETAINED FOR INDOOR HOUSEHOLD USE SHALL BE AUGMENTED BY MAINS WATER SUPPLY AND APPROVAL OBTAINED BY SYDNEY WATER.
9. WHERE RETAINED WATER IS AUGMENTED BY MAINS WATER SUPPLY A BACKFLOW PREVENTION DEVICE AND FLOW RESTRICTOR SHALL BE INSTALLED IN ACCORDANCE WITH AS 3500 AND SYDNEY WATER REQUIREMENTS.
10. ALL INLETS SHALL BE FITTED WITH A FIRST FLUSH DEVICE PRIOR TO DISCHARGING TO THE RAINWATER TANK.
11. THE INDIRECT CONNECTION TO MAINS WATER SUPPLY SHALL HAVE A VISIBLE AIR GAP IN ACCORDANCE WITH AS 3500.



POLLUTION CONTROL PIT DETAIL  
NOT TO SCALE



NOTE A  
STORMWATER DRAINS CONSTRUCTED OF OTHER THAN CAST IRON, DUCTILE IRON OR GALVANISED STEEL HAVING COVER LESS THAN THAT SPECIFIED IN TABLE SHALL BE COVERED WITH AT LEAST 50mm OVERLAY AND SHALL BE PAVED WITH AT LEAST (a) 100mm THICKNESS OF REINFORCED CONCRETE WHERE SUBJECT TO HEAVY VEHICULAR LOADING

| LEGEND - TRENCH BACKFILL |                   |             |
|--------------------------|-------------------|-------------|
| SYMBOL                   | FLEXIBLE PIPES    | RIGID PIPES |
|                          | BACKFILL          |             |
|                          | PIPE OVERLAY      |             |
|                          | PIPE SIDE SUPPORT | SIDE ZONE   |
|                          | —                 | HAUNCH ZONE |
|                          | PIPE UNDERLAY     | BED ZONE    |

#### MINIMUM PIPE COVER

(FROM FINISHED SURFACE TO TOP OF PIPE)

| LOCATION   | MINIMUM COVER (mm)                        |  |
|--|---|--|
|  | CAST / DUCTILE IRON OR GALV STEEL         | AUTHORISED PRODUCTS (*)                              |
| 1. NOT SUBJECT TO VEHICULAR LOADING:<br>A. WITHOUT PAVEMENT:<br>i. FOR SINGLE DWELLINGS -<br>ii. OTHER THAN SINGLE DWELLINGS -<br>B. WITH PAVEMENT OF BRICK/UNREINFORCED CONCRETE -  | 0<br>0<br>0 (**)                          | 100<br>300<br>50 (**)                                |
| 2. SUBJECT TO VEHICULAR LOADING:<br>A. OTHER THAN ROADS:<br>i. WITHOUT PAVEMENT -<br>ii. WITH PAVEMENT OF:<br>- REINF. CONC. FOR HEAVY VEHICLES -<br>- BRICK/UNREINF. CONC LIGHT VEHICLES -<br>B. ROADS<br>i. SEALED<br>ii. UNSEALED | 300<br>0 (** #)<br>0 (** #)<br>300<br>300 | 450<br>100 (** #)<br>75 (** #)<br>500 (#)<br>500 (#) |
| 3. SUBJECT TO CONSTRUCTION VEHICLES OR IN EMBANKMENT CONDITIONS  | 300                                       | 500 (#)  |

(\*) INCLUDES OVERLAY ABOVE THE TOP OF THE PIPE OF NOT LESS THAN 50mm THICK  
(\*\*) BELOW THE UNDERSIDE OF THE PAVEMENT  
(#) SUBJECT TO COMPLIANCE WITH AS1762, AS2033, AS/NZS 2566.1, AS3725 OR AS 4060

#### NORTHERN BEACHES COUNCIL REQUIREMENTS

THE STORMWATER DRAINAGE SYSTEM HAS BEEN DESIGNED IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL WATER MANAGEMENT FOR DEVELOPMENT POLICY REGION 2 - CENTRAL CATCHMENT AND AUSTRALIAN STANDARDS AS3500.3

##### ON-SITE DETENTION

|  |                 |
|--|-----------------|
| SITE AREA                                      | 860.0 m2        |
| POST-DEVELOPMENT IMPERVIOUS AREA               | 417.4 m2 (>40%) |
| PRE-DEVELOPMENT IMPERVIOUS AREA                | 351.7 m2        |
| PERMITTED SITE DISCHARGE (20%AEP - GREENFIELD) | 26.0 l/s        |
| TOTAL AREA BYPASSING THE OSD                   | 135.4 m2        |
| TOTAL IMPERVIOUS AREA BYPASSING THE OSD        | 20.3 m2         |
| TOTAL BYPASS FLOWS                             | 8.0 l/s         |
| TOTAL OSD VOLUME REQUIRED                      | 16.8 m3         |

##### ON-SITE DETENTION - OSD 1

|  |          |
|--|----------|
| ON-SITE DETENTION PERMITTED DISCHARGE RATE | 11.0 l/s |
| ON-SITE DETENTION STORAGE REQUIRED         | 10.0 m3  |
| ON-SITE DETENTION VOLUME PROVIDED          | 10.5m3   |
| ORIFICE PLATE DIAMETER                     | 70 mm    |

##### ON-SITE DETENTION - OSD 2

|  |         |
|--|---------|
| ON-SITE DETENTION PERMITTED DISCHARGE RATE | 7.0 l/s |
| ON-SITE DETENTION STORAGE REQUIRED         | 6.8 m3  |
| ON-SITE DETENTION VOLUME PROVIDED          | 7.0m3   |
| ORIFICE PLATE DIAMETER                     | 57 mm   |

#### LEGEND

|  |  |
|--|--|
|  | DENOTES ON-SITE DETENTION TANK   |
|  | DENOTES 100mm DIA. STORMWATER PIPE AT 1% MIN. GRADE U.N.O                      |
|  | DENOTES 100mm DIA. CHARGED STORMWATER PIPE TO ON-SITE DETENTION RAINWATER TANK |
|  | DENOTES DOWNPIPE   |
|  | STORMWATER PIT - SOLID COVER   |
|  | STORMWATER PIT - GRATED INLET  |
|  | DENOTES GRATED DRAIN   |

#### SHEET INDEX

|                            |           |
|----------------------------|-----------|
| COVER SHEET AND NOTES      | SHEET SW1 |
| STORMWATER MANAGEMENT PLAN | SHEET SW2 |
| SECTIONS AND DETAILS       | SHEET SW3 |

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PROJECT TITLE:

ALTERATIONS AND ADDITIONS  
150 ALLAMBIE ROAD,  
ALLAMBIE HEIGHTS NSW 2100

DRAWING TITLE:

COVER SHEET AND NOTES

DRAWN:

A.L

DATE:

23.12.2024

JOB No:

2024-070

APPROVED BY:

ANDREW LAM  
MIEAust B.E. Civil (Hons)

DWG NO:

SW1

no. IN SET

3

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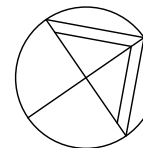
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21.05.25

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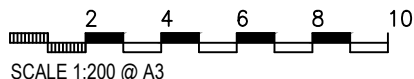
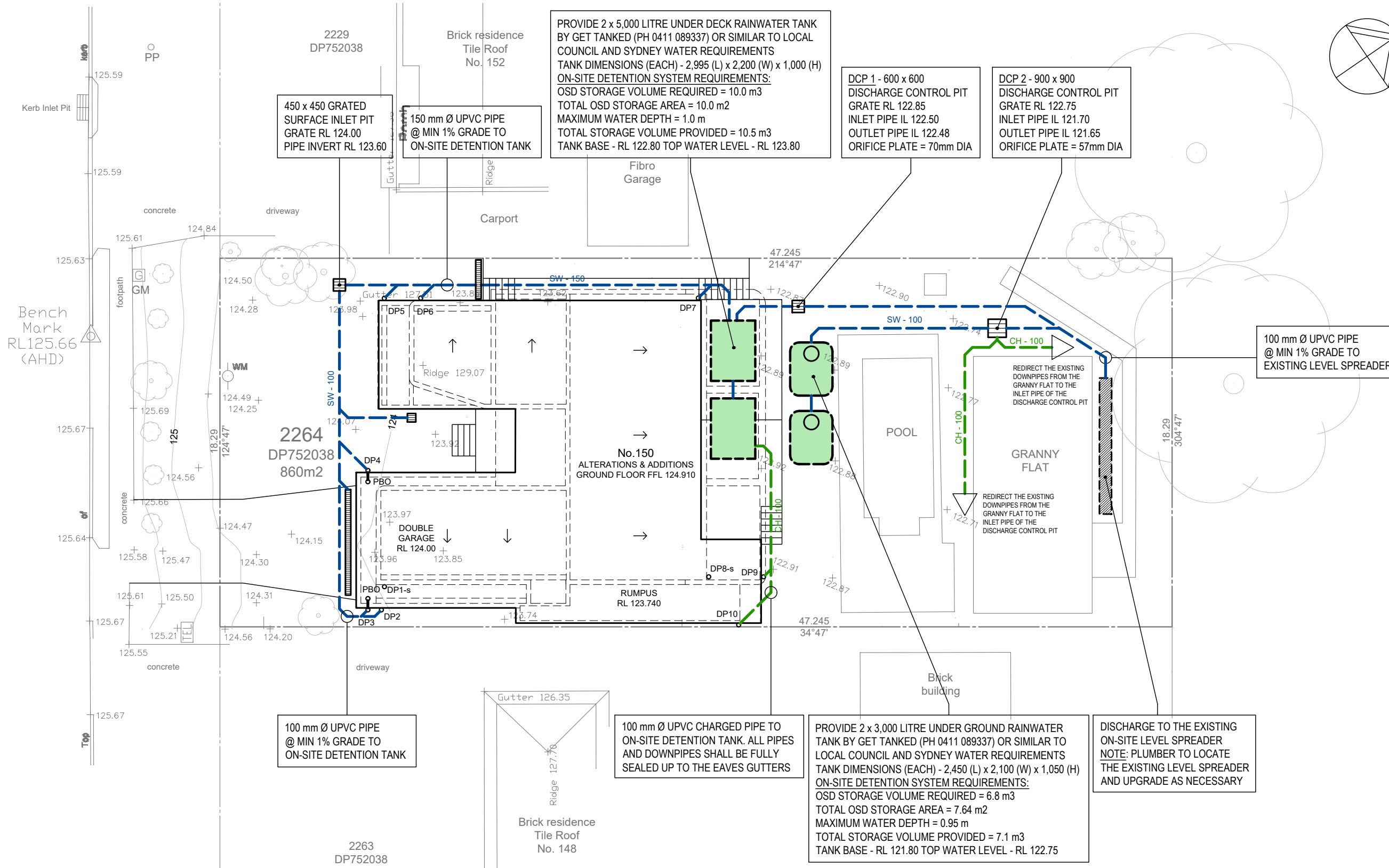
DATE

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ROAD

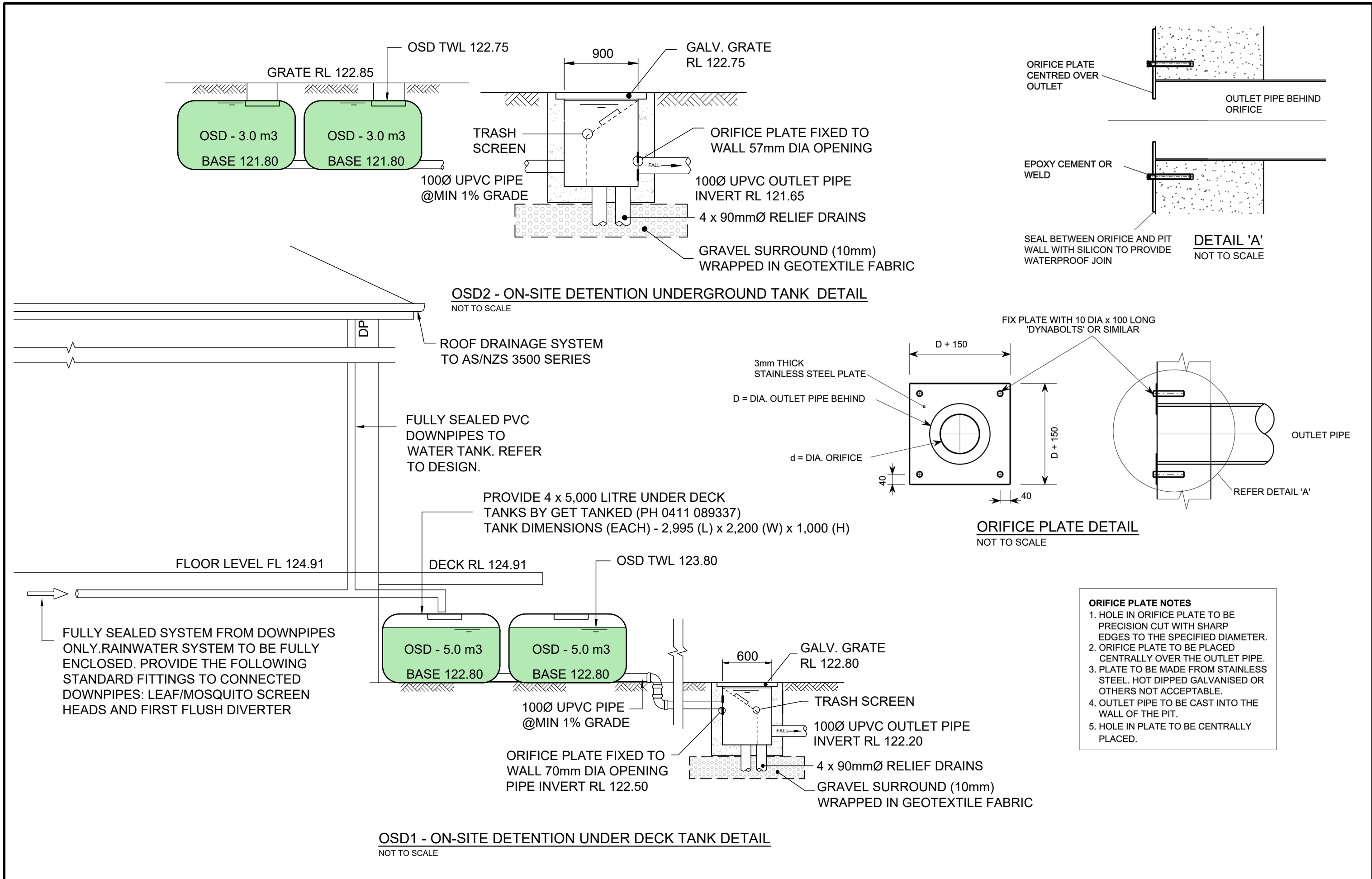
ALLAMBIE




**NOTE:**  
THIS DESIGN MANAGES STORMWATER RUNOFF FROM ROOF WATER AND DRIVEWAY SURFACES ONLY AS SHOWN ON THE ARCHITECTURAL DRAWINGS  
ALL ROOF GUTTER TO HAVE OVERFLOW PROVISION IN ACCORDANCE WITH AS 3500.3.

**NOTE:**  
ROAD OPENING PERMIT TO BE OBTAINED FROM COUNCIL PRIOR TO COMMENCEMENT OF ANY WORK IN THE ROAD RESERVE

**NOTE:- TREE PRESERVATION**  
IT IS THE CONTRACTORS RESPONSIBILITY TO OBTAIN ANY APPROVALS NECESSARY FROM LOCAL COUNCIL PRIOR TO ANY WORKS COMMENCING WITH RESPECT TO THE POTENTIAL IMPACT ON ANY TREES FOR ANY WORKS SHOW ON THIS DRAWING



|  |   |                |  |                      |                     |   |                              |   |             |
|--|---|----------------|--|----------------------|---------------------|---|------------------------------|---|-------------|
| <div>WATERDESIGN</div> <div>CIVIL ENGINEERS</div> <div>© All design and drawings are the property of Waterdesign Civil Engineers. This drawing must not be used, reproduced or copied without the written approval of Waterdesign Civil Engineers.</div> | <div>1 FLAME TREE PLACE</div> <div>CHERRYBROOK NSW 2126</div> <div>MOBILE: 0417 671646</div> <div>EMAIL: waterdes@bigpond.net.au</div> <div>ABN: 77 928 166 729</div> | CLIENT NAME:   | PROJECT TITLE:   | DRAWING TITLE:       | DRAWN:              | APPROVED BY:  |                              |   |             |
|  |   | MR & MRS SILVA | ALTERATIONS AND ADDITIONS<br>150 ALLAMBIE ROAD,<br>ALLAMBIE HEIGHTS NSW 2100 | SECTIONS AND DETAILS | A.L.                |  |                              |   |             |
|  |   |                |  |                      | DATE: 23.12.2024    | ANDREW LAM<br>MIEAust B.E. Civil (Hons)   |                              |   |             |
|  |   |                |  |                      | JOB No:<br>2024-070 | DWG NO:<br>SW3  | no. IN SET<br>3              | A | COUNCIL RFI |
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