

PROPOSED ALTERATIONS AND ADDITIONS

62 RIVIERA AVENUE, AVALON BEACH NSW 2107

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.

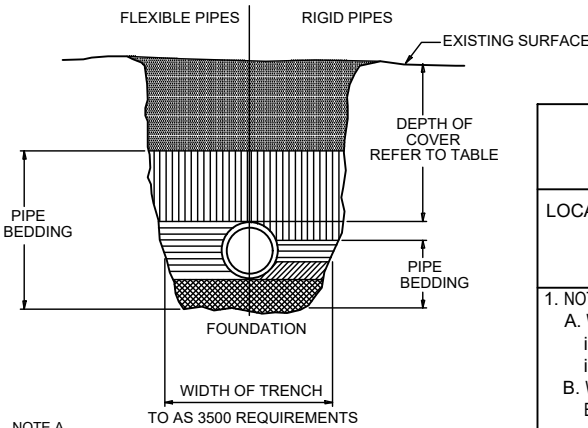
NORTHERN BEACHES (PITTWATER) COUNCIL

THE STORMWATER DRAINAGE SYSTEM HAS BEEN DESIGNED IN ACCORDANCE WITH NORTHERN BEACHES COUNCIL'S PITTWATER DCP21 - PART B5 STORMWATER MANAGEMENT AND AUSTRALIAN STANDARDS AS3500.3

SITE AREA (m2)	696.7
PRE-DEVELOPMENT TOTAL IMPERVIOUS AREA (m2)	191.8
POST-DEVELOPMENT TOTAL IMPERVIOUS AREA (m2)	237.7
TOTAL INCREASE IN IMPERVIOUS AREA (m2)	45.9

ON-SITE DETENTION REQUIREMENTS:

THE PROPOSED DEVELOPMENT COMPRISES OF ALTERATIONS AND ADDITIONS TO THE EXISTING DWELLING HOUSE WITH A TOTAL INCREASE IN IMPERVIOUS AREA OF 45.9 m2. IN ACCORDANCE WITH PART B5 OF PITTWATER DCP 21 ON-SITE DETENTION IS NOT REQUIRED AS THE INCREASE IN IMPERVIOUS AREA IS LESS THAN 50 m2



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: A. WITHOUT PAVEMENT: i. FOR SINGLE DWELLINGS - ii. OTHER THAN SINGLE DWELLINGS - B. WITH PAVEMENT OF BRICK/UNREINFORCED CONCRETE -	0 0 0 (**)	100 300 50 (**)
2. SUBJECT TO VEHICULAR LOADING: A. OTHER THAN ROADS: i. WITHOUT PAVEMENT - ii. WITH PAVEMENT OF: - REINF. CONC. FOR HEAVY VEHICLES - - BRICK/UNREINF. CONC LIGHT VEHICLES - B. ROADS i. SEALED ii. UNSEALED	300 0 (** #) 0 (** #) 300 300	450 100 (** #) 75 (** #) 500 (#) 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

LEGEND

- STORMTECH STAINLESS STEEL GRATED TRENCH DRAIN
- STORMWATER INLET PIT UNLESS NOTED OTHERWISE
- DOWNPIPE NUMBER
DOWNPIPE SIZE
- DOWNPIPE NUMBER
DOWNPIPE SPREADER
- STORMWATER DRAINAGE PIPE

SHEET INDEX

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EROSION AND SEDIMENT CONTROL PLAN	SHEET SW3

WATERDESIGN
CIVIL ENGINEERS

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PROJECT TITLE:
**ALTERATIONS AND ADDITIONS
62 RIVIERA AVENUE
AVALON BEACH NSW 2107**

DRAWING TITLE:
COVER SHEET AND NOTES

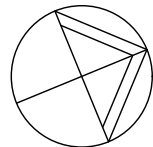
DRAWN: A.L.
DATE: 21.03.2020
JOB No: 2020-006

APPROVED BY:

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DWG NO: SW1
no. IN SET: 3

No.	REVISION / ISSUE DESCRIPTION	DATE
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MAINTAIN THE EXISTING
1000 UPVC @ MIN 1% GRADE
DISCHARGE CONNECTION
TO COUNCIL PIT
NOTE: PLUMBER TO
CONFIRM ON-SITE AND
UPGRADE AS NECESSARY

TWO STOREY
CONNECT NEW 100 mm Ø UPVC PIPE
@ MIN 1% GRADE TO EXISTING PIPE
NOTE: PLUMBER TO LOCATE AND
CHECK CONDITION OF EXISTING PIPE
AND UPGRADE AS NECESSARY

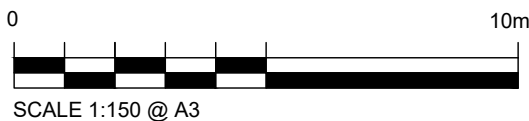
EXISTING 100 mm Ø UPVC PIPE
@ MIN 1% GRADE
NOTE: PLUMBER TO LOCATE AND
CHECK CONDITION OF EXISTING PIPE
AND UPGRADE AS NECESSARY

CONNECT NEW 100 mm Ø UPVC PIPE
@ MIN 1% GRADE TO EXISTING PIPE
NOTE: PLUMBER TO LOCATE AND
CHECK CONDITION OF EXISTING PIPE
AND UPGRADE AS NECESSARY

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 SHOWN ON THIS DRAWING





DIAL BEFORE YOU DIG
SHOULD BE CONTACTED
PRIOR TO ANY EXCAVATION ON SITE

KERB INLET SEDIMENT
TRAP GRAVEL FILLED
GEOFABRIC SAUSAGE BAG
(REFER TO DETAIL)

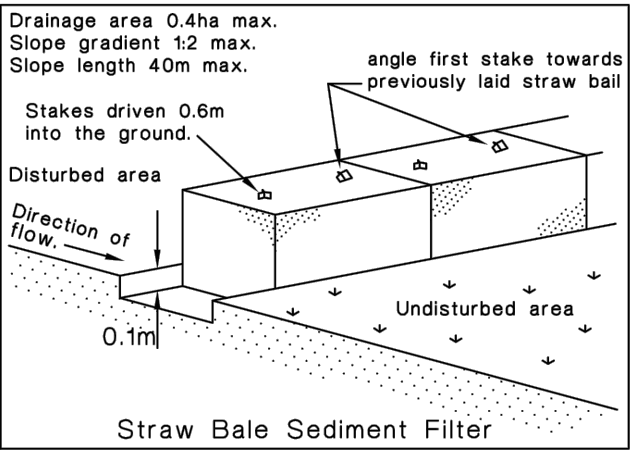
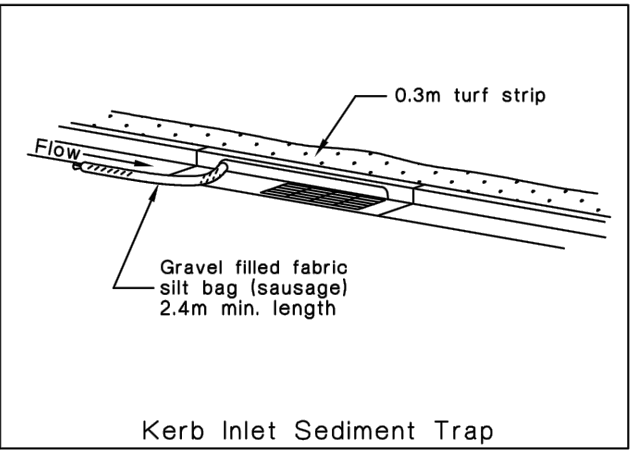
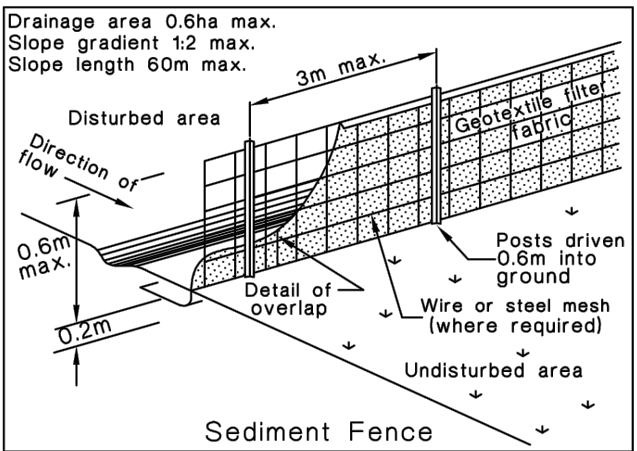
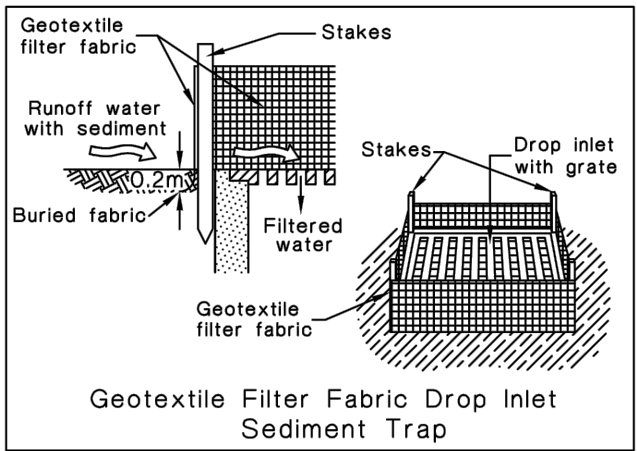
BENCHMARK
NAIL IN KERB
RL 94.61 AHD

INSTALL SEDIMENT CONTROL FENCE
(REFER TO DETAIL). WHERE UNDER
CANOPIES OF PROTECTED TREES.
FENCE TO BE HELD ON GROUND BY
TIGHT PACKED SANDBAGS AND NOT
DUG INTO GROUND.

INSTALL STRAW BALE
SEDIMENT FILTER
SHOWN IN COUNCIL
LAND FOR CLARITY

INSTALL SEDIMENT CONTROL FENCE
(REFER TO DETAIL). WHERE UNDER
CANOPIES OF PROTECTED TREES.
FENCE TO BE HELD ON GROUND BY
TIGHT PACKED SANDBAGS AND NOT
DUG INTO GROUND.

No. 62
ALTERATIONS AND ADDITIONS
LOWER GROUND LEVEL FFL 99.30
GROUND FLOOR LEVEL FFL 101.96
UPPER FLOOR LEVEL FFL 104.82



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CIVIL ENGINEERS

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DRAWING TITLE:
**EROSION AND SEDIMENT
CONTROL PLAN**

DRAWN: A.L.
DATE: 21.03.2020
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APPROVED BY:
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