

		SUE	B-CATCHMEN	NT .			
VERTI DOWN		PLAN AR (m2)	REA	CATCHI AREA		MIN. EFFECTIVE GUTTER CROSS- SECT. AREA (mm2) 6600 Ø90	
Α		10.5		12	.6	6600	ø90
В	B1	31.3	33.3	38.2	40.2	8200	SPREADER & DP Ø100 OR 100x75
D	В2	1.6	ر.رر	2.0	40.2		
С	C1	19.2	34.5	23.4	42.1	GUTTER CROSS- SECT. AREA (mm2) 6600 8200 8200 8200 8200 8200 8200 8200	SPREADER & DP
	C2	15.3	24.5	18.7	42.1		Ø100 OR 100x75
D	D1	3.5	8.5	4.3	9.3	3000	Ø90 OR 75×70
ا ت	D2	5.0	٥.٥	5.0	9.3	3000	990 UR /3X/0
Ε	E1	17.5	29.8	21.4	36.4	8200	SPREADER & DP
	E2	12.3	29.0	15.0	0.4	0200	Ø100 OR 100×75
F	F1	8.0	18.8	9.8	23.0	8200 8200	SPREADER & DP
1	F2	10.8	10.0	13.2	23.0		ø90 OR 75x70
G	G1	8.0	31.7	9.8	38.7	GUTTER CROSS- SECT. AREA (mm2) 6600 8200 8200 8200 8200 8200 8200	SPREADER & DP
<u> </u>	G2	23.7	۱.۱ ر	28.9	30.7	0200	Ø100 OR 100×75
Н	H1	17.9	22.3	21.8	27.9	GUTTER CROSS- SECT. AREA (mm2) 6600 8200 8200 8200 8200 8200 8200 8200	SPREADER & DP
''	H2	5.0	22.5	6.1	21.7	0200	Ø100 OR 100×75
1	l1	26.0	36.8	31.7	42.9	6600 Ø9 8200 SPREAD Ø100 Ø 8200 SPREAD Ø100 Ø 8200 SPREAD Ø90 Ø 8200 SPREAD Ø100 Ø 8200 SPREAD Ø100 Ø 8200 SPREAD Ø90 Ø 8200 SPREAD Ø90 Ø 8200 Ø90	SPREADER & DP
	12	10.8	0.00	11.2	42.7	0200	Ø90 OR 75×70
J		22.1		23	.0	8200	ø90 OR 75x70
K		9.3		11.4		8200	Ø90 OR 75x70

EAVES GUTTER SPECIFICATION.

EAVES GUTTER GRADIENTS TO BE 1:500 OR GREATER.

EAVES GUTTER TO HAVE AN EFFECTIVE CROSS SECTIONAL AREA AS PER TABLE ABOVE.

DOWNPIPES CROSS-SECTION TO BE AS PER TABLE ABOVE. FASCIA TO BE A MINIMUM OF 14mm ABOVE GUTTER OVERFLOW.

TOTAL SITE AREA: 747.4m2

INCREASE OF IMPERVIOUS AREA: 44.8m2 => OSD NOT REQUIRED

	MINIMAL INTERNAL DIMENSIONS FOR STORMWATER PITS (mm)								
DEPTH TO INVERT OF OUTLET	WIDTH	LENGTH							
<600	450	450							
>600 <900	600	600							
>900 <1200	600	900							
>1200	900	900							

GENERAL NOTES

ALL PLUMBING WITHIN THE SITE MUST BE CARRIED OUT IN ACCORDANCE WITH RELEVANT PROVISIONS OF AUSTRALIAN STANDARD AS/NZS 3500.3-2003

THE CONTRACTOR MUST VERIFY ALL DIMENSIONS AND EXISTING LEVELS ON SITE

PRIOR TO COMMENCEMENT OF WORKS, REPORT ANY DISCREPANCIES TO THE

ALL WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH THE DETAILS SHOWN

READ THESE PLANS IN CONJUNCTION WITH APPROVED ARCHITECTURAL. STRUCTURAL, HYDRAULIC AND MECHANICAL DRAWINGS AND SPECIFICATION.

WHERE NEW WORK ABUTS EXISTING, THE CONTRACTOR SHALL ENSURE THAT A

DESIGN LEVELS GIVEN ARE TO FINISHED SURFACE LEVEL AND INCLUSIVE OF

THE CONTRACTOR SHALL ARRANGE ALL SURVEY SETOUT TO BE CARRIED OUT

NO MECHANICAL EXCAVATIONS ARE TO BE UNDERTAKEN OVER TELECOM OR

ALL BUILDING SURROUND SHOULD BE GRADED TO ENSURE OVERLAND FLOW FROM UPSTRAM AREAS CAN DRAIN AROUND THE FOUNDATIONS, WALLS OF

ALL EXCAVTION SHORING OF EXCAVATION ANS STABILITY OF ADJACENT

DURING CONSTRUCTION, THE STRUCTURE SHALL BE MAINTAINED IN A STABLE

WORKMANSHIP AND MATERIALS SHALL CONFORM WITH THE REQUIREMENTS OF

THE RELEVANT SAA CODES, BCA REQUIREMENTS AND THE SPECIFICATION,

PROPRIETARY PRODUCTS USED SHALL BE INSTALLED TO MANUFACTURERS

PUBLIC ROADS, ARE TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL'S

PUBLIC FOOTPATHS SHALL BE RECONSTRUCTED TO THE SATISFACTION OF

PERMIT SHALL BE OBTAINED FOR ALL WORKS CARRIED OUT IN A PUBLIC OR

COUNCIL CONTROLLED LAND. RESTORATION OF LANDSCAPING, ROADS AND

PATHS SHALL BE TO COUNCIL'S REQUIREMENTS. ALL OTHER RESTORATION

WHERE WORKS ARE UNDERTAKEN ON PUBLIC ROADS, ADEQUATE TRAFFIC

<u>DRAINAGE PITS</u>
PITS DEEPER THAN 1200mm TO BE FITTED WITH STEP IRONS AT 300mm

DIAMETER 100mm HOLE FOR SUBSOIL DRAINAGE OUTLET TO BE LOCATED 100mm ABOVE INVERT OF ALL INLET PIPES. DIAMETER 100mm SUBSOIL

ALL CONNECTIONS TO THE EXISTING DRAINAGE PITS SHALL BE MADE IN A

TRADESMAN LIKE MANNER AND THE INTERNAL WALLL OF THE PIT AT THE

POINT OF ENTRY SHALL BE CEMENT RENDERED TO ENSURE A SMOOTH FINISH.

PIT GRATES AND SOLID COVERS SHALL BE CLASS 'B' IN NON TRAFFIC AREAS

EXISTING PIPES WHICH FORM NO PART OF THE DRAINAGE SYSTEM SHALL BE

ALL DRAINAGE PIPES LESS THAN 300mm DIAMETER SHALL BE SEWER GRADE

upvc with solvent welded joints (u.n.o.). All pipe junctions and

THE CONTRACTOR IS TO SUPPLY AND INSTALL ALL FITTINGS AND SPECIALS

INCLUDING VARIOUS PIPE ADAPTORS TO ENSURE PROPER CONNECTION BETWEEN

DRAINAGE TO EXTEND FOR A DISTANCE OF 3.0m UPSTREAM OF PIT

(AT EACH INLET PIT) WITH THE UPSTREAM END SEALED.

AND CLASS 'D' IN TRAFFIC AREAS IN ACCORDANCE WITH

REMOVED OR SANDFILLED AS INDICATED ON THE PLANS.

PIPE LENGTHS MEASURED ARE BETWEEN PIT CENTRES.

TAPERS SHALL BE VIA. PURPOSE MADE FITTINGS.

MINIMUM GRADE TO DRAINAGE PIPES TO BE 1.5% U.N.O.

RAINWATER RE-USE NOTES AND SPECIFICATIONS
ROOF WATER ONLY TO BE DRAINED TO THE RAINWATER STORAGE TANKS.

RAINWATER STORAGE TANKS TO BE CONFIGURED IN ACCORDANCE WITH SYDNEY

WATER SPECIFICATIONS 'GUIDELINES FOR RAINWATER TANKS ON RESIDENTIAL

MINIMUM PIPE SIZE TO BE 150mm DIAMETER U.N.O.

SPECIFICATION AND TO THE SATISFACTION OF THE SUPERINTENDENT.

ALL ACTIVITIES AND WORKS EXTERNAL TO THE SITE, OR THAT AFFECT

COUNCIL'S DIRECTOR OF ENGINEERING SERVICES. A ROAD OPENING

SHALL BE TOTHE SATISFACTION OF THE AFFECTED PARTIES.

CONTROL AND DIRECTIONS TO MOTORISTS SHALL BE PROVIDED.

SMOOTH EVEN PROFILE, FREE FROM ABRUPT CHANGES, IS OBTAINED.

CARE IS TO BE TAKEN WHEN EXCAVTING NEAR EXISTING SERVICES.

STRUCTURES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

ELECTRICAL SERVICES. HAND EXCAVTE IN THESE AREAS.

CONDITION AND NO PART SHALL BE OVERSTRESSED.

BY-LAWS AND ORDINANCIES OF THE RELEVANT AUTHORITIES.

PLUMBING AND DRAINAGE - STORMWATER DRAINAGE.

DO NOT SCALE FROM THE DRAWINGS.

SUPERINTENDENT OR DESIGN ENGINEER.

ON THE DRAWINGS AND SPECIFICATION.

TOPSOIL. (TOPSOIL DEPTH VARIES).

BY A REGISTERED SURVEYOR.

BUILDING.

EXTERNAL WORKS

CODES AND STANDARDS.

CENTRES AND STAGGERED.

AS 3996.

DRAINAGE PIPES

DISSIMILAR PIPEWORK.

APPROVED PRECAST PITS MAY BE USED.

ALL LEVELS ARE TO AUSTRALIAN HEIGHT DATUM. (AHD)

UNDERGROUND SERVICES

DIAL 1100 BEFORE YOU DIG FOR LOCATION OF UNDERGROUND SERVICES PRIOR TO ANY CONSTRUCTION WORKS.

CONTACT TELSTRA FOR WRITTEN PERMISSION TO MAINTAIN OR RELOCATE ANY EXISTING SERVICE PIT.

ALL SERVICES ARE TO MATCH INTO THE NEW FOOTPATH LEVELS CONTACT THE RELEVANT AUTHORITY FOR ADJUSTMENT TO SERVICES.

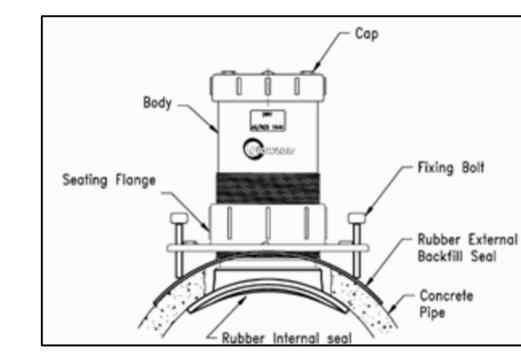
THIS STORMWATER MANAGEMENT PLAN IS SUBJECT TO COUNCIL APPROVAL

EXISTING STORMWATER SYSTEM TO BE CHECKED AND UPGRADED AS REQUIRED

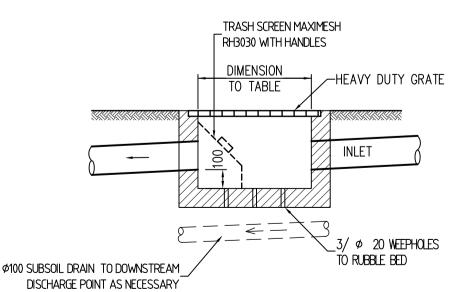
DRAINAGE LINES LOCATIONS ARE INDICATIVE ONLY AND MAY VARY DUE TO SITE CONSTRAINTS. FINAL PIPES LOCATIONS TO BE COORDINATED ON SITE WITH OTHER SERVICES & BUILDERS.

LEAF GUARD
TO BE INSTALED TO EACH DOWN PIPE OR ALTERNATIVELY GUTTER GUARD CAN BE USED

ALL PIPES INCL. DOWN PIPES SHALL BE SEWER GRADE uPVC WITH SOLVENT WELDED JOINTS (U.N.O.).



FLOWCON CONNECTER



RAINWATER TANKS AND ASSOCIATED PLUMBING WORKS TO BE INSTALLED AND CONFIGURED BY A LICENSED PLUMBER. PUMP TO BE INSTALLED BY A LICENSED ELECTRICIAN.

FENCE TIMBER 20.99 NS 4 LAWN 50" FENCE 23.13 FC (I.5HIGH) PALING FENCE (0.8HIGH) 19.81 CON 20.24 CON 7 20.35 CON 20.3 ↑ᡮ뜯 Ø150 uffVC₄(SEALED) CONCRETE 23.11 CON 10.65 DK **T** FFD 19.33 STR EXISTING GRATED DRAIN-22.85 CON _ _ _ _ 22.91 CON CONNECTION TO EASEMENT DRAINAGE **~~~** -VOLUNTARY RWT TANK BY CLIENT PIPE USING FLOWCON CONNECTOR LAWN ø150 uPVC (SEALED) LAWN I & 2 STOREY -200 x 150 GRATED DRAIN 600 x 600 SITE DISCHARGE PIT 100 x 100 GRATED DRAIN 8.51 TW METAL POG ↓ F∉NCE ON 8 18.49 PAV SANDSTONE WALL 18.54 PAV 18.53 GR PAVED LAWN LAD CABANA METAL ROOF IN-GROUND POOL Ø100 uPVC (SEALED) GARDEN 37.63 18.02 NS (74X8) PALING + 17.81 NS) (I.8HIGH) FENCE TIMBER (0.8HIGH) 450 x 450 SITE SITE DRAINAGE CONCEPT PLAN 1:100

DOCUMENT CERTIFICATION I AM A QUALIFIED CIVIL ENGINEER. I HOLD THE FOLLOWING QUALIFICATIONS: MEngSc (Civil/Structural), MIEAust. NER I HEREBY STATE THAT THESE PLANS OR DETAILS COMPLY WITH THE CONDITIONS OF DEVELOPMENT CONSENT, THE PROVISIONS OF THE BUILDING CODE OF AUSTRALIA AND/OR PELEVANT AUSTRALIAN INDUSTRY STANDARDS. DATE: 13/12/2023 Michal Korecky

LEGEND

DOWN PIPE

SURFACE RUN OFF

VERTICAL DOWN PIPE

SEALED SCREW OFF LID = SSL FIRST FLASH DEVICE = FFD

= DP

EXISTING STORMWATER EASEMENT PIPE

LOCATION TO BE VERIFIED ON SITE

ISSUED FOR DA ONLY COPYRIGHT: ALL PLANS AND DRAWINGS ARE SUBJECT OF COPYRIGHT AND ANY ATTEMPT OR ACTUAL INFRINGEMENT BY USING, REPRODUCTING OF

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PROPOSED ALTERATIONS AND ADDITIONS 19 ALAMEDA WAY WARRIEWOOD NSW CLIENT: DERMOT AND JULIETTE MC CANN

1:20

SCALE: AS NOTED DRAWN: MK ISSUE: SW-

SITE DISCHARGE PIT (TYP) (INLET PIT SIMILAR)

PROVIDE A MECHANICAL PUMPING ARRANGEMENT (IN SOUND-PROOF HOUSING) TO PUMP SUPPLIERS SPECIFICATION TO SUIT INTENDED USAGE OF RAINWATER STORAGE. PUMPING ARRANGEMENTS MUST COMPLY WITH EPA GUIDELINES. INLETS TO RAINWATER TANKS MUST BE SCREENED TO PREVENT THE ENTRY OF FOREIGN MATTER,

A SIGN MUST BE AFFIXED TO THE RAINWATER TANKS AND HOSE TAPS AS PER AS3500.1 CLEARLY STATING THAT THE WATER IN THE TANK IS RAINWATER AND IS NOT TO BE USED FOR

PROVIDE MAINS 'TOP-UP' SUPPLY TO RAINWATER TANKS. MAINS TOP-UP ZONE TO BE BASED ON THE DAILY NON-POTABLE USAGE THAT MAY BE EXPECTED FROM THE TANK.

'First flush' device to be provided to each downpipe or if preferred a single device to be provided on the upstream side of storage tank for each piped inlet to storage tank. A single first flush device may be provided in lieu of each

RAINWATER TANKS TO BE PLACED ON A STRUCTURALLY ADEQUATE BASE

IN ACCORDANCE WITH THE MANUFACTURER'S OR STRUCTURAL ENGINEER'S DETAILS.

THE TANK MUST NOT BE INSTALLED OVER ANY MAINTENANCE STRUCTURE OR FITTINGS USED BY A PUBLIC AUTHORITY.