



Sediment Control Plan

Property: 43 Eurobin Ave, Manly 2095
Prepared by: Green Leaf Construction Pty Ltd



Site Topography:

The site is ostensibly level, with a grass/concrete covering over a sand substrate. There are no sloped areas for water to run off the site into neighbouring properties, or street storm water drains/gutters. The sand substrate ensures rapid and effective drainage to the site area.

Access/Egress:

Access and egress from the construction area will be via the concrete driveway on site. Vehicles will not be able access other than concreted areas, ensuring that spoilage from the site will not be transferred to the public road. General site maintenance to ensure the concrete driveway remains clean.

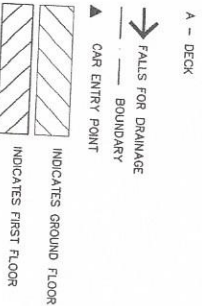
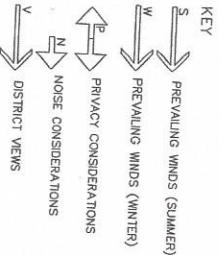
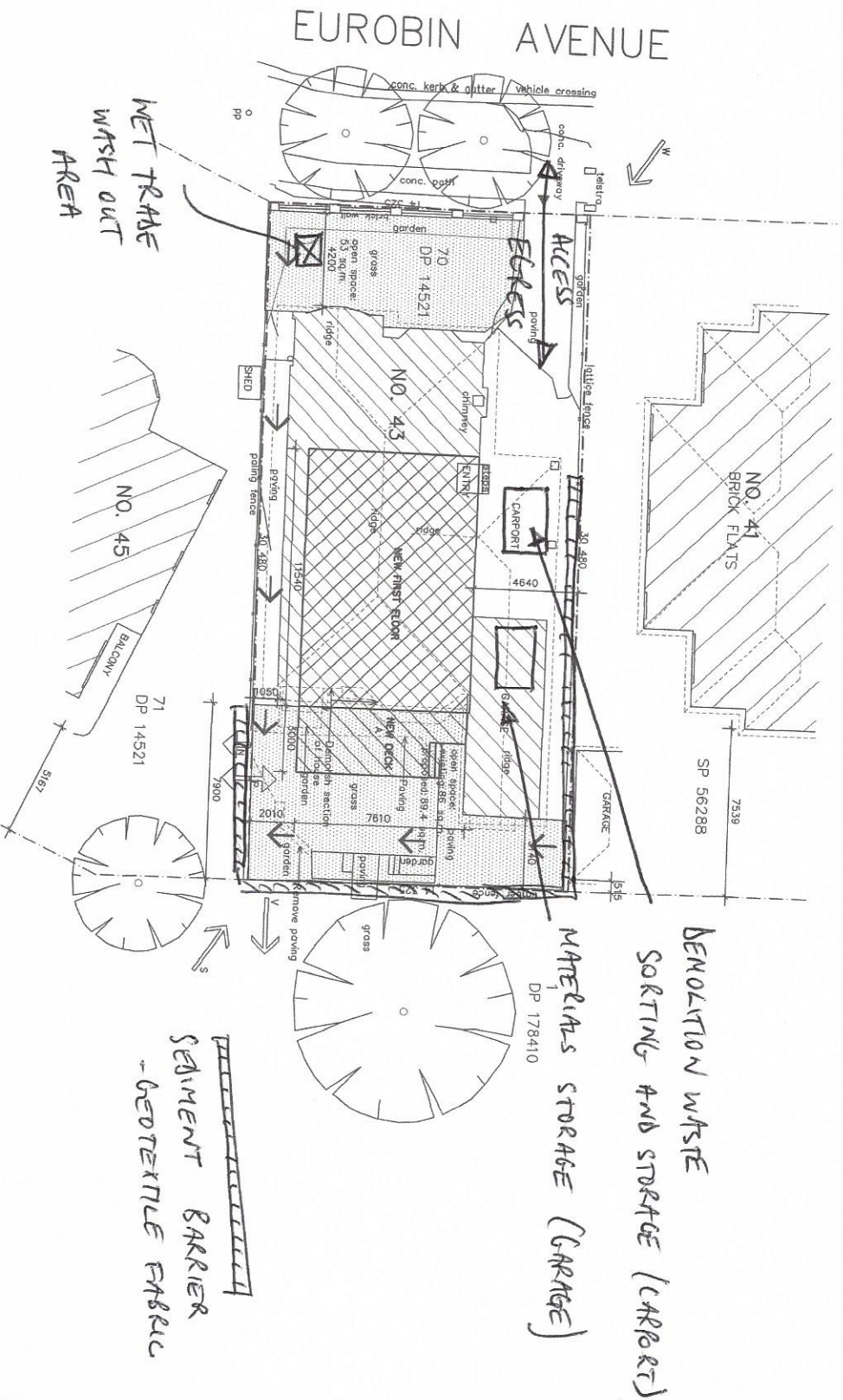
Materials Storage:

Materials storage will be conducted in the garage /carport area of the existing dwelling during construction.

Sediment Control:

Given the site topography and planned access, sediment control will be managed by erecting a sediment control fence to the perimeter of the northern, eastern and western edges of the construction area (as identified on the Sediment Control Plan diagram). A wash out area for wet trades will also be included on the southern aspect of the property, consisting of a 1x1m wide wash out box using hessian and geotextile fabric filters for sediment.

The new construction involves minimal excavation (piers/footings only) in sand. The above-mentioned measures will be sufficient to ensure no site run off of silt, sediment or soiled water.



SITE AREA: 436.6 sqm.
EXISTING GARAGE: 27.6 sqm.
EXISTING GROUND FLOOR: 130.2 sqm.
EXISTING CARPORT: 23.6 sqm.
NEW GROUND FLOOR: 15.4 sqm.
NEW FIRST FLOOR: 4.4 sqm.
NEW DECK: 23.9 sqm.

NOTES:
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All levels and dimensions are to be checked on site prior to commencement of any work.
NOT FOR CONSTRUCTION

Project: ALTERATIONS & ADDITIONS

for: P. & G. Green

at: 43 Eurobin Ave, Manly

Job. No. 637/19

Title:

SITE PLAN &

SITE ANALYSIS PLAN

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Drawn: D.R.

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