

- ATTENTION TO CONTRACTOR**
1. IT IS THE CONTRACTORS RESPONSIBILITY TO ENSURE THAT THE DIGITAL PLAN, PROVIDED FOR SETOUT PURPOSES, MATCHES THE TBM COORDINATES SHOWN.
  2. Contractor to ensure that the site is pegged and or set out checked by the licenced surveyor responsible for certifying the Plan of Subdivision prior to underground infrastructure being installed.
  3. Where concrete works about a sewer access chamber surround or similar structure, an expansion joint of approved material shall be provided between the two faces.

**WARNING**  
 BEWARE OF UNDERGROUND SERVICES  
 THE LOCATION OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.



**LOCALITY PLAN**  
 SCALE 1:20000

**SHEET INDEX**

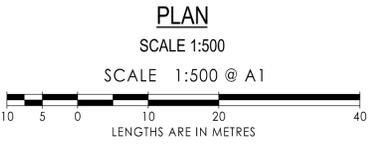
SHT No.	VER	DESCRIPTION
1	A	DETAIL PLAN, LOCALITY PLAN, SERVICES SCHEDULE & SHEET INDEX
2	A	GENERAL NOTES & TYPICAL ROAD CROSS SECTIONS
3	A	MILPA CLOSE - LONGITUDINAL & CROSS SECTIONS
4	A	TAMBO PLACE EXTENDED DRIVEWAY - LONGITUDINAL & CROSS SECTIONS
5	A	TAMBO PLACE (LOT 236) - LONGITUDINAL & CROSS SECTIONS
6	A	DRAINAGE LONGITUDINAL SECTIONS & PIT SCHEDULE
7	A	CAR PARKING PLAN
8	A	TURNING MOVEMENTS
9	A	JOINING PLAN
10	A	PAVEMENT & SIGNAGE DETAILS

SUBDIVISION ACT 1988  
 This approved engineering plan forms part of Planning Permit P23061  
 Date: 30/10/2025  
 Sheet 1 of 10  
 Signature for Responsible Authority:  
 Jaskaran Sun

**SERVICES OFFSETS AND LOCATIONS**

Location	Gas	Water		Communications		Electricity		BOK	Road Width	Joint Trenching	Street Classification
		NDW	DW	Cables	Pits	Cables	Poles				
MILPA CLOSE	-	-	1.80 E	2.60 E	-	3.20 E	-	-	12.00	FTTH&E	LANEWAY
TAMBO PLACE	-	-	1.80 N	3.40 N	-	4.00 N	-	-	12.00	FTTH&E	LANEWAY

NOTE: a) At the curb where water and gas mains pass, the watermain offset is to be increased by 0.5 metres.  
 b) \* Indicates offsets from back of kerb where services do not run parallel to title boundary.  
 c) \* Indicates Communication pits placed within concrete footpath.



**SYMBOL LEGEND**

Drains	Prop	Prev Stage	Ex/Natural/FS Level	+28.57 - NS07.57
Sewer < 3000	S	S	FS @ Building Line	+31.28.57
Sewer ≥ 3000	S	S	Top/Toe Batter Level	+TOP28.57
Water (DW)	W	W	Top/Bottom RW Level	+TW28.57 - BW27.57
Water (NDW)	W	W	1% AEP Flood Level	-FL28.57
House Drain	H	H	Direction of Lot Fall	→
Property Inlet	I	I	Fill Proposed (<0.3m/≥0.3m)	█
Street Sign	+	+	Cut Proposed	█
PSM	+	+	Asphalt Surface Prop	█
Rock Ret Wall	R	R	Concrete Surface Prop (Paths/Driveways/Slabs)	█
Sleeper Ret Wall	S	S	Tree To Be Removed	X
Conduits 50mm	w50	w50	Tree To Be Retained with Tree Protection Zone (TPZ)	○
Conduits 100mm	w100	w100		
Street Tree without/with Passive Irrigation (Refer Detail)	T	T		
Ex Drains	Ex D	Ex D		
Ex Water DW/NDW	Ex W	Ex W		
Ex Sewer/Gas	Ex S	Ex S		
Ex Elect/Comm	Ex E	Ex E		

VICTORIAN PROFESSIONAL ENGINEERS  
 REGISTRATION ACT 2019  
 REGISTERED ENGINEER: RODGER STUDD  
 REGISTRATION NUMBER: PE0006520

		<b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310	
MELWAY REF. 362-H-10 SURVEY BPD DESIGN RF		<b>KIMBERLEY ESTATE</b> <b>STAGE 2A</b>		MUNICIPALITY <b>HUME</b>	
A 17/10/25 ISSUE FOR CONSTRUCTION VER DATE REMARKS		DRAWN RF CHECKED RS		REFERENCE <b>10255 E/2A</b>	
SCALE AS SHOWN DATUM AHD DATE MAR '24		SHEET 1 OF 10		MUNICIPALITY REFERENCE	

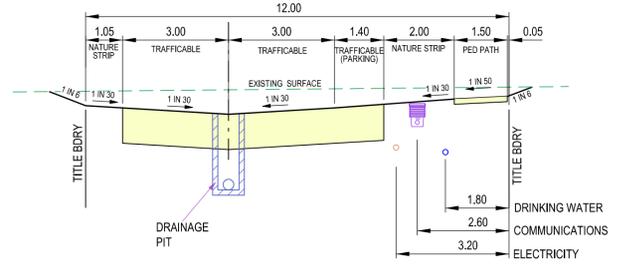
**HUME CITY COUNCIL GENERAL NOTES (Revision 11/12/20)**

- ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH VPA AND HUME CITY COUNCIL STANDARD DRAWINGS, SPECIFICATIONS, APPROVED PLANS AND TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.
- COUNCIL TO BE NOTIFIED SEVEN (7) CLEAR WORKING DAYS PRIOR TO THE COMMENCEMENT OF WITH A PRECOMMENCEMENT MEETING BEING HELD BETWEEN HUME CITY COUNCIL, THE DEVELOPER'S CONSULTANT AND THE CONTRACTOR BEFORE WORKS COMMENCE. A SITE MANAGEMENT PLAN IS TO BE SUBMITTED PRIOR TO COMMENCEMENT OF WORKS AND PRIOR TO AN ONSITE PRECOMMENCEMENT MEETING.
- PRIOR TO COMMENCEMENT OF THE WORKS, THE CONTRACTOR SHALL PROVIDE THE FOLLOWING INFORMATION:
  - SOURCE OF QUARRY MATERIAL
  - N.A.T.A. APPROVED TEST RESULTS FOR THE FCR THAT IS TO BE USED
  - IF THE SOURCE OF THE QUARRY MATERIAL IS CHANGED DURING THE COURSE OF THE WORKS, THEN NEW TEST RESULTS SHALL BE PROVIDED.
- PRIOR TO COMMENCEMENT OF WORKS ON SITE THE CONTRACTOR MUST ENSURE THAT ALL MATTERS RELATING TO THE OCCUPATIONAL HEALTH AND SAFETY ACT 2004 AND OHS REGULATIONS 2007 HAVE BEEN AND WILL BE COMPLIED WITH.
- ON COMMENCEMENT OF CONSTRUCTION WORKS, THE CONTRACTOR MUST COMPLY WITH THE RECOMMENDATIONS OF THE ENVIRONMENT PROTECTION AUTHORITY PUBLICATION "CONSTRUCTION TECHNIQUES FOR SEDIMENT POLLUTION CONTROL", APPROPRIATE SILTATION CONTROL IS TO BE MAINTAINED THROUGHOUT THE CONSTRUCTION AND MAINTENANCE PERIOD OF THE WORKS.
- THE DISPOSAL SITE FOR SPOIL REMOVAL FROM SITE AND TRUCK ROUTE IS TO BE SUBMITTED TO AND APPROVED BY THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE IN WRITING PRIOR TO THE COMMENCEMENT OF ANY WORKS.
- WHERE WORKS ARE IN THE VICINITY OF EXISTING SERVICES, THESE SERVICES ARE TO BE LOCATED AND EXPOSED/PROVED PRIOR TO COMMENCEMENT OF WORKS, AND THE RELEVANT AUTHORITIES NOTIFIED SEVEN (7) CLEAR DAYS PRIOR TO THE COMMENCEMENT OF THE WORKS.
- ALL DIMENSIONS ARE IN METRES UNLESS NOTED OTHERWISE.
- ALL LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (AHD).
- ALL CO-ORDINATES ARE TO MAP GRID OF AUSTRALIA (MGA).
- THE CONTRACTOR MUST ARRANGE THE REQUISITE INSPECTIONS OF THE WORKS WITH THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE AS PER THE HOLD POINTS IN THE VPA MANUAL AND HUME CITY COUNCIL SPECIFICATIONS.
- FILL AREAS TO BE STRIPPED OF TOPSOIL, FILLED AND TOPSOIL REPLACED TO OBTAIN FINAL FILL LEVELS AS SHOWN ON PLAN. FILLING IS TO BE CLEAN CLAY COMPACTED TO A DENSITY NOT LESS THAN 95% OF THE MAXIMUM DRY DENSITY VALUE DETERMINED BY THE STANDARD COMPACTION TEST IN ACCORDANCE WITH AS1289.5.1.1-2003.
- FILLING TO COMPLY WITH AS3798-2007, LEVEL 1 UNLESS SPECIFIED OTHERWISE.
- THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ALL IMPORTED FILL MATERIAL, INCLUDING TOPSOIL, SATISFIES THE DESCRIPTION FOR CLEAN FILL MATERIAL IN EPA BULLETIN PUBLICATION NO 448 (SEPT '95) AND SUBSEQUENT REVISIONS, THE CONTRACTOR SHALL IF REQUIRED PROVIDE VERIFICATION INCLUDING TEST CERTIFICATES TO THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.
- WHERE, AS A CONDITION OF THE PLANNING PERMIT OR AS A RESULT OF THE PRE-CONSTRUCTION MEETING, FENCING OF AREAS CONTAINING TREES, NATIVE GRASSES AND SHRUBS IS REQUIRED, A THREE STRAND STAR PICKET AND WIRE FENCE SHALL BE CONSTRUCTED.
- NO TREE OR NATIVE VEGETATION IS TO BE DISTURBED OR REMOVED WITHOUT PRIOR APPROVAL FROM COUNCIL'S SUSTAINABLE ENVIRONMENT DEPARTMENT. ANY TREES REMOVED, VEGETATION OR OTHER MATERIALS ARE NOT TO BE BURNT ON SITE.
- BEFORE COMMENCING WORK ON TRENCHES IN EXCESS OF 1.5M DEEP, NOTICE OF SUCH PROPOSAL IS TO BE FORWARDED BY THE CONTRACTOR TO WORKSAFE VICTORIA.
- THE CONTRACTOR IS TO OBTAIN A BUILDING PERMIT FOR ANY STRUCTURES/FENCES AND FOR ANY RETAINING WALLS OVER 1.0m IN HEIGHT.
- ANY INFRASTRUCTURE DAMAGE DURING THE DEFECTS LIABILITY PERIOD IS THE RESPONSIBILITY OF THE DEVELOPER OR HIS REPRESENTATIVE AND IS TO BE REINSTATED TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER OR HIS REPRESENTATIVE.
- PRIOR TO STATEMENT OF COMPLIANCE ALL DISTURBED AREAS (INCLUDING NATURE STRIPS, BATTERS, ALLOTMENTS WITH GRADES OF 1:5 AND GREATER, AND RESERVES) ARE TO BE REINSTATED TO A CLEAN, TIDY CONDITION, TOP DRESSED (100mm LOAMY TOP SOIL FREE OF RUBBISH, DEBRIS, CLUMPS, SODS AND CLAY LUMPS), LIGHTLY COMPACTED AND HYDRO MULCHED. HYDROMULCH & SEED MIX TO BE:
  - 40KG/HA KIKUYU
  - 20KG/HA TURF TYPE PERENNIAL RYE
  - 100KG/HA FINE LEAF FESCUE
  - 1.500KG/HA OF CELLULOSE FIBRE
  - SOIL BINDER SPECIFICALLY MANUFACTURED FOR HYDROMULCHING. USED AT MANUFACTURERS RECOMMENDED RATES.(E.G. ORGANIC GAUR TACKIFIERS @ 20-30KG/HA, BASED UPON SITE CONDITIONS).
- GRASS IS TO BE ESTABLISHED PRIOR TO THE END OF THE MAINTENANCE PERIOD, UNLESS OTHERWISE AGREED IN WRITING.
- FOOTPATHS ARE TO BE 50mm OFFSET FROM TITLE BOUNDARIES UNLESS NOTED OTHERWISE. VEHICLE CROSSING ALIGNMENTS ARE GENERALLY TO BE PARALLEL TO THE SIDE BOUNDARY.
- ALL NEW CONCRETE WORKS SHALL BE JOINED INTO ABUTTING EXISTING CONCRETE WITH 450mm LONG Y20 DOWEL BARS @ 600 CENTRES, UNLESS OTHERWISE SPECIFIED.
- ANY EXPOSED AGGREGATE CONCRETE WORKS TO BE ACHIEVED BY SAND-BLASTING ONLY. WASHING AGGREGATE OFF WITH WATER IS NOT PERMITTED.
- ALL SERVICE CONDUITS TRENCHES UNDER ROAD PAVEMENTS ARE TO BE BACKFILLED WITH 20mm 3% CEMENT TREATED CLASS 3 CRUSHED ROCK COMPACTED TO A DENSITY NOT LESS THAN 95% OF THE MAXIMUM DRY DENSITY VALUE DETERMINED BY THE MODIFIED COMPACTION TEST IN ACCORDANCE WITH AS1289.5.2.1-2003. ALL SERVICE CONDUITS TRENCHES UNDER FOOTPATH, VEHICULAR CROSSINGS, PARKING BAYS AND WITHIN 750mm OF PARKING BAYS TO BE BACKFILLED WITH CLASS 3 CRUSHED ROCK.
- ALL STORMWATER DRAINS TO BE CLASS 2 R.C. OR RIGID F.R.C. PIPES WITH ADCOL FLEXIBLE COLLARS UNLESS NOTED OTHERWISE. ALL PIPES UP TO & INCLUDING 750mm DIA. ARE TO BE RUBBER RING JOINTED. INTERLOCKING/FLUSH JOINTS WITH EXTERNAL BANDS CAN ONLY BE USED ON PIPE SIZES OVER 750mm DIA.
- WHERE NEW ASPHALT, CONCRETE K&C, PATHS AND DRIVEWAYS MATCH INTO EXISTING, THE EXISTING SURFACE IS TO BE SAW CUT AND MATCHED NEATLY.
- ALL REDUNDANT ASSETS ARE TO BE REMOVED AND DISPOSED OFF SITE.
- ALL TREES AND SHRUBS ARE TO BE RETAINED UNLESS OTHERWISE SHOWN OR DIRECTED BY THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.
- AT THE COMPLETION OF ALL WORKS, ALL RUBBISH, DEBRIS AND SURPLUS SPOIL SHALL BE REMOVED AND THE SITE SHALL BE CLEARED TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.
- ALL DRAINS BEHIND KERB AND CHANNEL SHALL BE BACKFILLED TO MATCH PAVEMENT SUBGRADE LEVEL WITH 20mm CLASS 3 FCR COMPACTED TO 95% OF DENSITY VALUE DETERMINED BY THE MODIFIED COMPACTION TEST IN ACCORDANCE WITH AS1289.5.2.1-2003. ALL DRAINS, SEWERS, GAS & WATER MAINS LAID THROUGH THE ROAD PAVEMENT (EXCEPT CONDUITS) ARE TO BE BACKFILLED WITH 20mm CLASS 2 FCR COMPACTED TO 98% OF THE MAXIMUM DRY DENSITY VALUE DETERMINED BY THE MODIFIED COMPACTION TEST IN ACCORDANCE WITH AS1289.5.2.1-2003.
- PAVEMENT DEPTH SPECIFIED IS A MINIMUM DEPTH AND MAY BE VARIED BY THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE. SOFT SPOTS SHALL BE EXCAVATED TO A PROOF ROLLED BASE AND BACKFILLED WITH APPROVED MATERIAL COMPACTED IN 150mm LAYERS TO ACHIEVE TO A DENSITY NOT LESS THAN 95% OF THE MAXIMUM DRY DENSITY VALUE DETERMINED BY THE STANDARD COMPACTION TEST IN ACCORDANCE WITH AS1289.5.1.1-2003.
- ALL EXISTING ASSETS AFFECTED BY THE WORKS; E.G. SIGNS, VEHICLE CROSSINGS, FOOTPATHS, KERB AND LINEMARKING SHALL BE REINSTATED BY THE CONTRACTOR PRIOR TO THE COMPLETION OF THE WORKS TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.
- PRIOR TO THE COMPLETION OF THE WORKS ALL FIRE HYDRANTS ARE TO BE MARKED IN ACCORDANCE WITH "IDENTIFICATION OF STREET HYDRANTS FOR FIREFIGHTING PURPOSES" PUBLICATION (DEVELOPED BY CFA, MFB, & ESB). MARKINGS TO BE VIA BLUE PAVEMENT MARKER AND A (RED TOPPED) WHITE POST.
- AGRICULTURAL DRAINS ARE TO BE PLACED BEHIND ALL KERB AND CHANNEL, KERB ONLY AND EDGE STRIPS IN ACCORDANCE WITH EDMC STANDARD DRAWING 202.
- ALL TABLE DRAINS AND VERGES ARE TO BE REINSTATED UPON COMPLETION OF WORKS TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE.

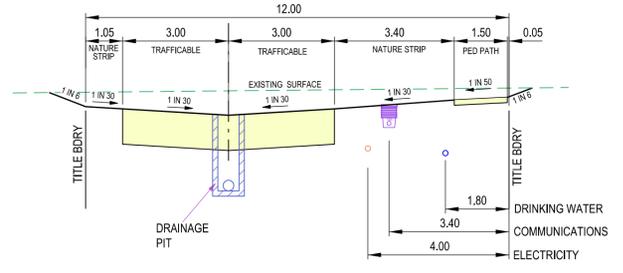
- ALL TRAFFIC CONTROL MEASURES, SIGNS AND LINEMARKING SHALL BE IN ACCORDANCE WITH AS1742-1, 2 & 3. STREET NAME SIGNS ARE TO BE IN ACCORDANCE WITH STANDARD DRAWING S0408.
- ALL LINEMARKING PAINT SHALL BE LONG LIFE TYPE IN ACCORDANCE WITH SECTION 96C OF THE HUME CITY COUNCIL SPECIFICATIONS, LATERAL WORKS AND ARROWS BEING GILD APPLIED PLASTIC TROWELLED INTO PLACE (MATERIAL DEGADUR PLASTELINE) AND LONGITUDINAL LINES BEING EXTRUDED THERMOPLASTIC MATERIAL.
- ALL SIGNS TO BE CLASS 1 HIGH INTENSITY TYPE AND TO COMPLY WITH THE REQUIREMENTS OF AS1743-2001.
- HOUSE DRAIN CONNECTIONS TO 150mm DIAMETER PIPES TO BE VIA A MANUFACTURED JUNCTION PIECE. 150mm DIAMETER STORMWATER PIPES ARE TO BE HEAVY DUTY SEWER GRADE. PVC PIPES SHALL BE BACKFILLED WITH 10mm MINUS FCR TO 150mm ABOVE TOP OF PIPE IN ALL LOCATIONS.
- 100mm HOUSE DRAIN CONNECTIONS TO BE LAID AT AN OFFSET OF 5.5M FROM THE LOW SIDE OF TITLE BOUNDARY ROAD FRONTAGE AND PROPERTY INLETS 1.0m FROM THE LOW SIDE OF TITLE BOUNDARY REAR EASEMENT UNLESS OTHERWISE SHOWN.
- BLASTING GENERALLY IS NOT ENCOURAGED, HOWEVER BLASTING MAY BE REQUIRED AS A LAST RESORT DEPENDING ON GROUND CONDITIONS. COUNCIL IS TO BE NOTIFIED IN WRITING IF ANY BLASTING IS NECESSARY. RESIDENTS LIKELY TO BE AFFECTED BY THE BLASTING AND ALL SERVICE AUTHORITIES SHALL BE NOTIFIED IN WRITING PRIOR TO WORKS COMMENCING. COPIES OF THESE NOTIFICATIONS ARE TO BE SUBMITTED TO COUNCIL. RESIDENT NOTIFICATION LETTER IS TO INCLUDE BLASTING GUIDELINES, FIRING AND MISFIRE PROCEDURES AND CONTRACTOR AND CONSULTANT CONTACT NAMES AND PHONE NUMBERS. ALL BLASTING IS TO BE WITHIN THE LIMITS FOR AIR AND GROUND VIBRATION LEVELS AS SET DOWN IN AS2187.2.1993. ALL BLASTS SHALL BE MONITORED FOR AIR AND NOISE VIBRATION AT POTENTIALLY AFFECTED RESIDENCES. "FORM A" FROM AS2187.2-1993, AND WAVE TRACE COPIES ARE TO BE SUBMITTED TO COUNCIL FOR EACH BLAST. BLASTING IS TO BE RESTRICTED TO BETWEEN 9:00am AND 3:30pm. BLASTING IS NOT TO OCCUR ON WEEKENDS OR PUBLIC HOLIDAYS. BLASTING AREA SIGNS ARE TO BE PLACED AT ALL ENTRANCES TO THE SITE.
- FENCING TO BE PROVIDED ALONG LOT BOUNDARIES ABUTTING RESERVES TO THE SATISFACTION OF THE REASONABLE AUTHORITY.
- WHERE SODIC SOILS ARE ENCOUNTERED, SODIC SOIL INVESTIGATIONS SHOULD BE CARRIED OUT BY A QUALIFIED SOIL SCIENTIST AND THE RECOMMENDATIONS OF THE REPORT SHOULD BE APPLIED DURING ROAD & DRAINAGE DESIGN AND CONSTRUCTION.

**ADDITIONAL NOTES**

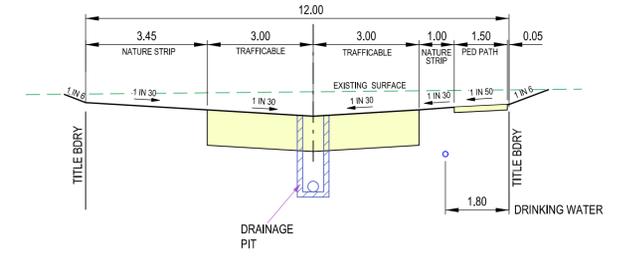
- LOCATION OF GAS, WATER AND TELSTRANBN Co CONDUITS ARE TO BE APPROPRIATELY MARKED ON THE FACE OF THE KERB AND CHANNEL WITH G, W, T AND O RESPECTIVELY. ALL CONDUIT ENDS SHALL BE SECURELY PLUGGED. TELSTRANBN Co GAS & WATER CONDUITS TO BE 50mm CLASS 12 UPVC.
- SERVICE CONDUITS TRENCHES UNDER DRIVEWAYS AND FOOTPATHS ARE TO BE 50mm PVC LAID 450mm DEEP AND EXTENDING 250mm EACH SIDE OF DRIVEWAYS/FOOTPATHS.
- THE WATER CONDUIT OFFSET FROM THE LOT BOUNDARY IS GIVEN ON THE WATER RETICULATION PLAN. THE CONTRACTOR MUST CONSTRUCT CONDUITS TO ACCORD WITH THE GIVEN OFFSET AND ENSURE THAT THE CONCRETE MARKS THE KERB AND FOOTPATH EXACTLY ABOVE THE CONDUIT.
- TELSTRANBN Co TO BE NOTIFIED SEVEN (7) DAYS PRIOR TO CONCRETE WORKS BEING PLACED.
- DRAINAGE AND PITS TO BE SET OUT FROM OFFSETS SHOWN RATHER THAN FROM CENTRELINE PIPE CHAINAGES. CENTRELINE OF PITS AT KERB TPs TO BE 1.20m OFFSET FROM TP.
- LOTS TO BE GRADED AND LEFT CLEAN TO THE SATISFACTION OF THE ENGINEER. ALL LOTS TO BE 1 IN 150 MINIMUM SLOPE.
- BATTERS SHALL BE 1 IN 5 FOR FILL AND 1 IN 3 FOR CUT UNLESS OTHERWISE SHOWN.
- ALL DRIVEWAYS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH EDMC501, 502 & 503 AND ARE TO BE OFFSET 0.75m FROM SIDE BOUNDARY OR EASEMENT UNLESS OTHERWISE SHOWN.
- ALL DRIVEWAY RAMPS INTO PROPERTIES ARE TO BE CUT IN AT A MAXIMUM GRADE OF 1 IN 4 TO THE SATISFACTION OF THE ENGINEER.
- ALL CONCRETE TO BE 25MPa UNLESS OTHERWISE SPECIFIED.
- KERB & CHANNEL TYPES TO BE USED AS NOTED ON LAYOUT PLAN
- EXISTING DAM OR WATERCOURSES TO BE EXCAVATED TO A FIRM BASE AND BACKFILLED AS SPECIFIED. DEVELOPER'S CONSULTANT TO BE NOTIFIED WHEN THE DAM OR WATERCOURSES ARE EXCAVATED TO A FIRM BASE. NO FILLING IS TO BE PLACED PRIOR TO DAMS BEING INSPECTED AND LEVELS TAKEN. BACKFILLING IS TO BE CARRIED OUT TO THE SATISFACTION OF THE COUNCIL SUPERVISING ENGINEER.
- STANDARD FOOTPATH AS PER EDMC401 & TO CONSIST OF:
  - 125mm CONCRETE (25MPa) REINFORCED WITH SL72 MESH PLACED WITH 50mm TOP COVER.
  - 50mm THICK, 20mm NOMINAL SIZE CLASS 3 FCR COMPACTED TO 98%.
- SHARED FOOTPATH AS PER EDMC401 & TO CONSIST OF:
  - 125mm CONCRETE (25MPa) REINFORCED WITH SL72 MESH PLACED WITH 50mm TOP COVER.
  - 50mm THICK, 20mm NOMINAL SIZE CLASS 3 FCR COMPACTED TO 98%.
- CONTRACTOR SHALL ERECT AND MAINTAIN ALL NECESSARY SHORING, PLANKING, STRUTTING AND DEWATERING DEVICES, BARRICADES, SIGNS, LIGHTS, ETC. NECESSARY TO KEEP THE WORKS IN A SAFE AND STABLE CONDITION AND PROTECT THE PUBLIC FROM THE WORKS.
- THE CONTRACTOR MUST COMPLETE A LEVEL CHECK BETWEEN ALL TBM'S TO VERIFY LEVEL VALUES BEFORE COMMENCEMENT OF WORKS. ALL TBM's AND CONTROL POINTS ARE TO BE MAINTAINED AND PROTECTED AT ALL TIMES DURING CONSTRUCTION. SHOULD ANY MARKS BE DISTURBED, THE CONTRACTOR WILL IMMEDIATELY NOTIFY THE DEVELOPER'S CONSULTANT TO ARRANGE RE-INSTATEMENT AT THE CONTRACTORS EXPENSE.
- PROVIDE A 1.8m HIGH PALING FENCE ALONG ANY COMMON BOUNDARY BETWEEN A LOT AND A MUNICIPAL RESERVE. PALINGS TO BE ON THE RESERVE SIDE AND STAINED IN A DARK GREEN COLOUR ON THE SIDE FACING THE RESERVE TO THE SATISFACTION OF COUNCIL.



**MILPA CLOSE**  
12m ROAD RESERVE  
LOCAL ACCESS LANE

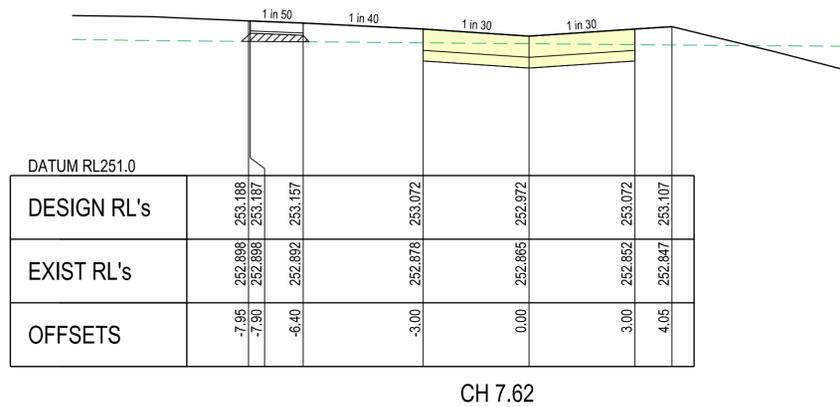
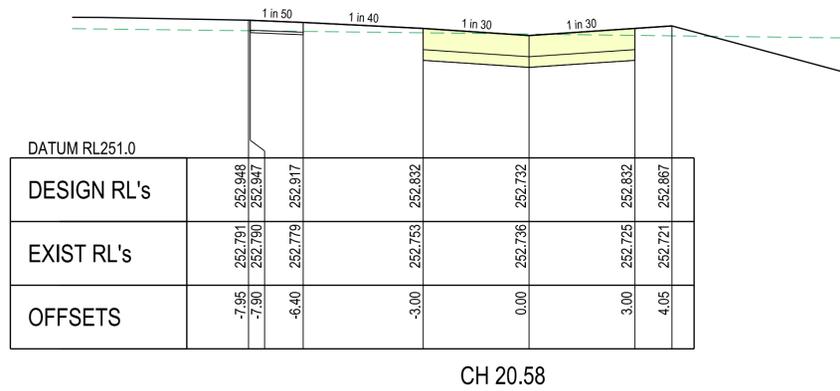
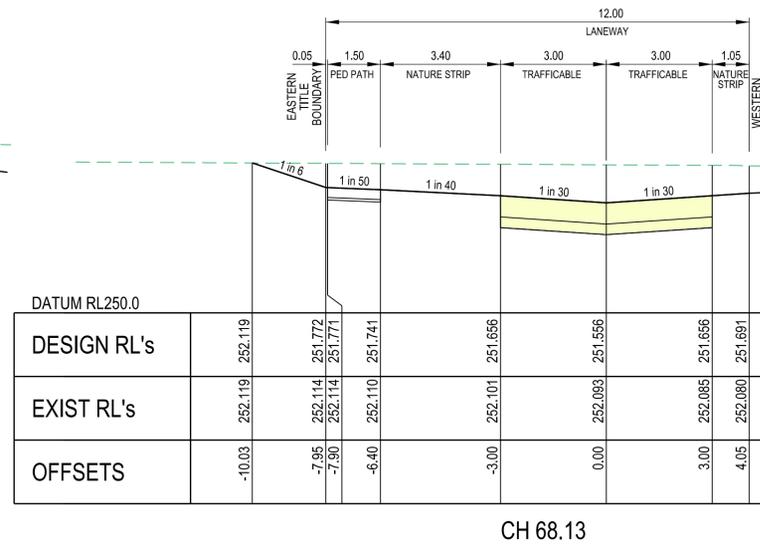
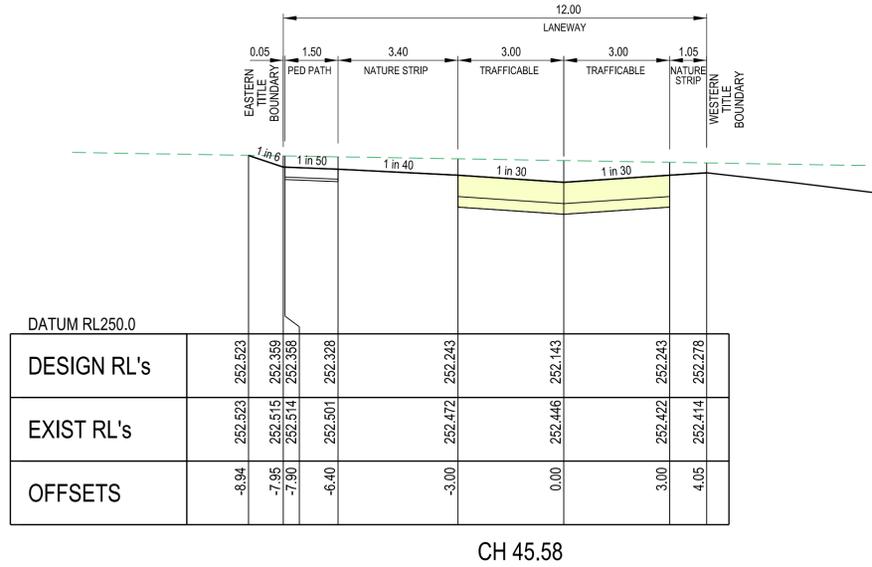


**TAMBO PLACE**  
**EXTENDED DRIVEWAY (LOT 237-238)**  
12m ROAD RESERVE  
LOCAL ACCESS LANE



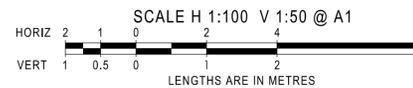
**TAMBO PLACE (LOT 236)**  
12m ROAD RESERVE  
LOCAL ACCESS LANE

AMENDMENTS				<p><b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers</p>	<p>1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310</p>	
						<p>MELWAY REF. 362-H-10</p>
						<p>SURVEY BPD</p>
						<p>DESIGN RF</p>
A	17/10/25	ISSUE FOR CONSTRUCTION	DRAWN RF	<p><b>KIMBERLEY ESTATE</b> <b>STAGE 2A</b></p>	MUNICIPALITY <b>HUME</b>	
VER	DATE	REMARKS	CHECKED RS		<p>GENERAL NOTES &amp; TYPICAL ROAD CROSS SECTIONS</p>	REFERENCE <b>10255 E/2A</b>
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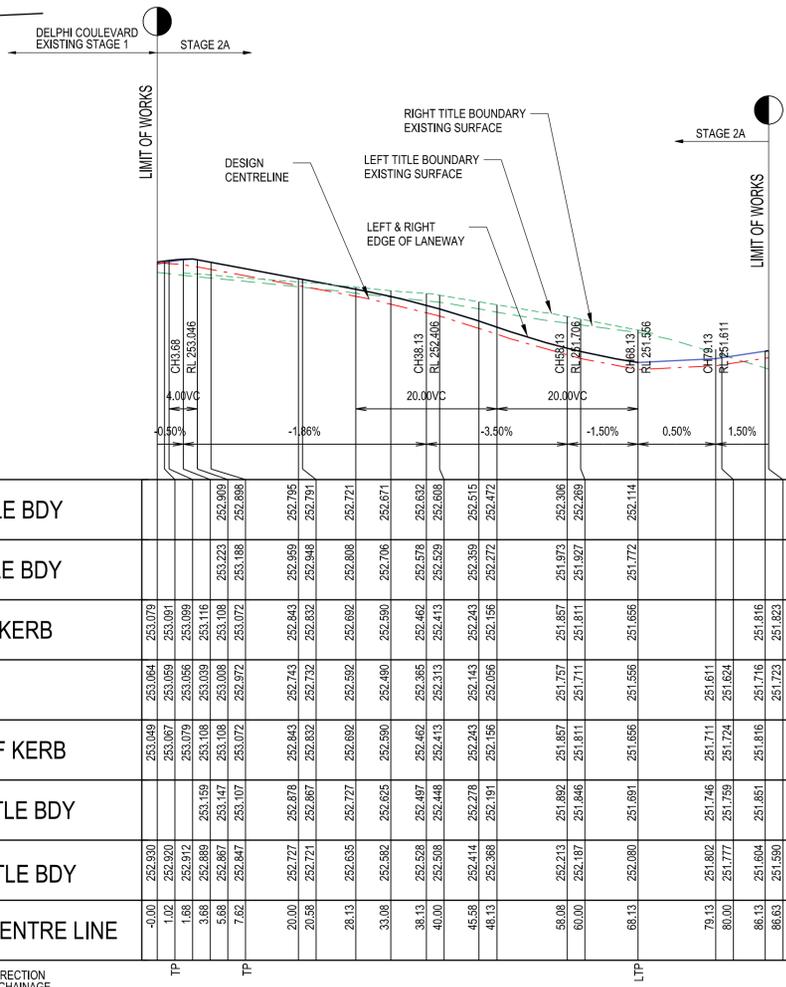


**SUBDIVISION ACT 1988**  
 This approved engineering plan forms part of Planning Permit P23061  
 Date: 30/10/2025  
 Sheet 3 of 10  
 Signature for Responsible Authority:  
 Jaskaran Suri

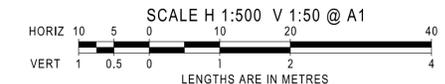
**MILPA CLOSE**  
**CROSS SECTIONS**  
 SCALE HORIZONTAL 1:100  
 VERTICAL 1:50



LEGEND	
	EXISTING SURFACE
	DESIGN SURFACE
	CLASS 3 CRUSHED ROCK BACKFILL

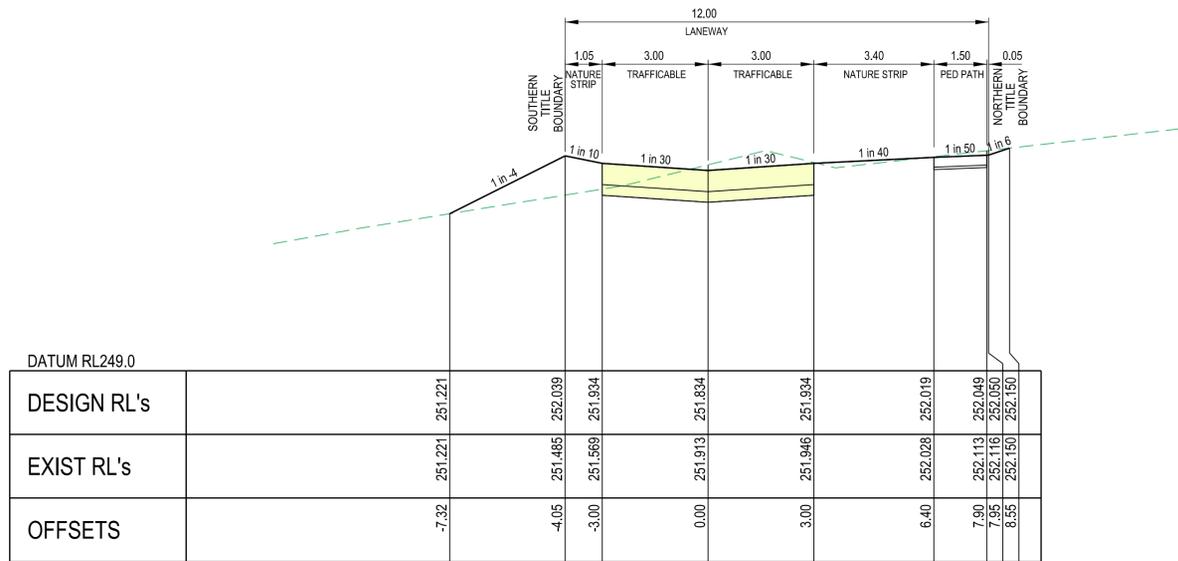


**MILPA CLOSE**  
**LONGITUDINAL SECTION**  
 SCALE HORIZONTAL 1:500  
 VERTICAL 1:50

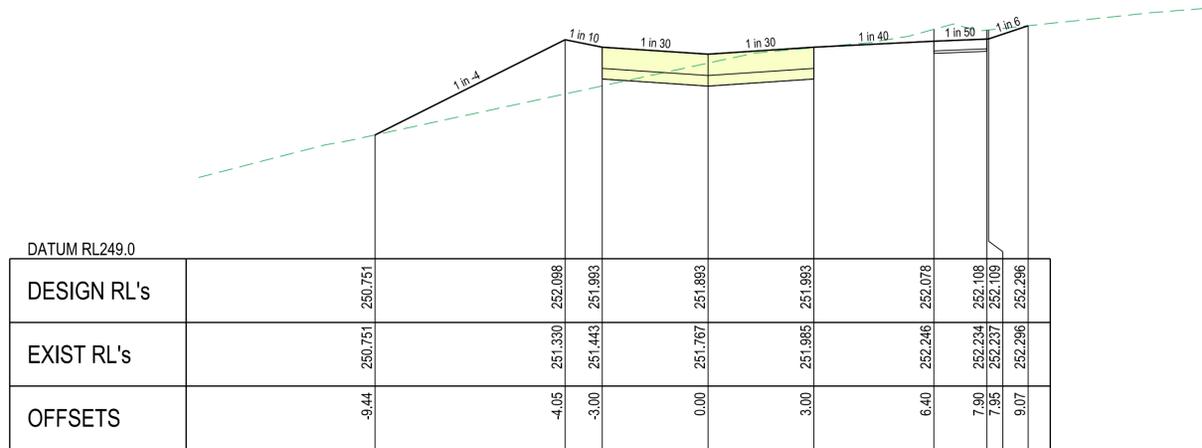
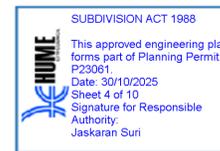


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MELWAY REF. 362-H-10 SURVEY BPD DESIGN RF		<b>KIMBERLEY ESTATE</b> <b>STAGE 2A</b> MILPA CLOSE - LONG & CROSS SECTIONS
AMENDMENTS A 17/10/25 ISSUE FOR CONSTRUCTION VER DATE REMARKS		MUNICIPALITY <b>HUME</b> REFERENCE <b>10255 E/2A</b>
CHECKED RS SCALE AS SHOWN DATUM AHD DATE MAR '24		SHEET 3 OF 10 A

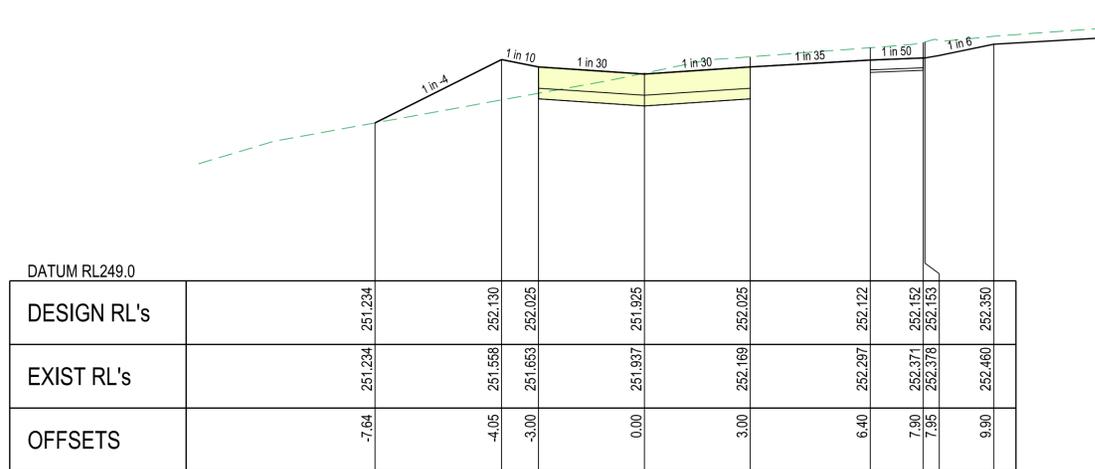
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 Date: 17/10/2025



CH 27.10



CH 15.26

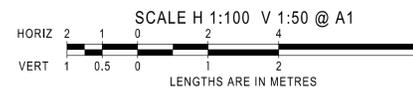


CH 8.91

TAMBO PLACE EXTENDED DRIVEWAY

CROSS SECTIONS

SCALE HORIZONTAL 1:100  
 VERTICAL 1:50



- LEGEND
- EXISTING SURFACE
  - DESIGN SURFACE
  - ▨ CLASS 3 CRUSHED ROCK BACKFILL



DESIGN CL VC LENGTH

DESIGN CL GRADING

DATUM RL249.0

ES LEFT TITLE BDY	251.804	251.599	251.804	251.488		
FS LEFT TITLE BDY	252.113	252.130	252.098	251.335		
LEFT LIP OF KERB	251.954	252.008	252.025	251.993		
DESIGN CL	251.983	251.954	251.925	251.834		
RIGHT LIP OF KERB	251.989	252.026	252.025	251.989		
FS RIGHT TITLE BDY	252.098	252.153	252.109	252.074		
ES RIGHT TITLE BDY	252.487	252.378	252.085	251.869		
CHAINAGE CENTRE LINE	0.00	3.00	8.91	15.26	20.00	27.10

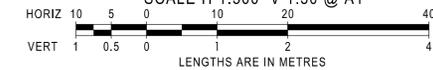
NOTE: EAST IS THE DIRECTION OF INCREASING CHAINAGE

TAMBO PLACE EXTENDED DRIVEWAY

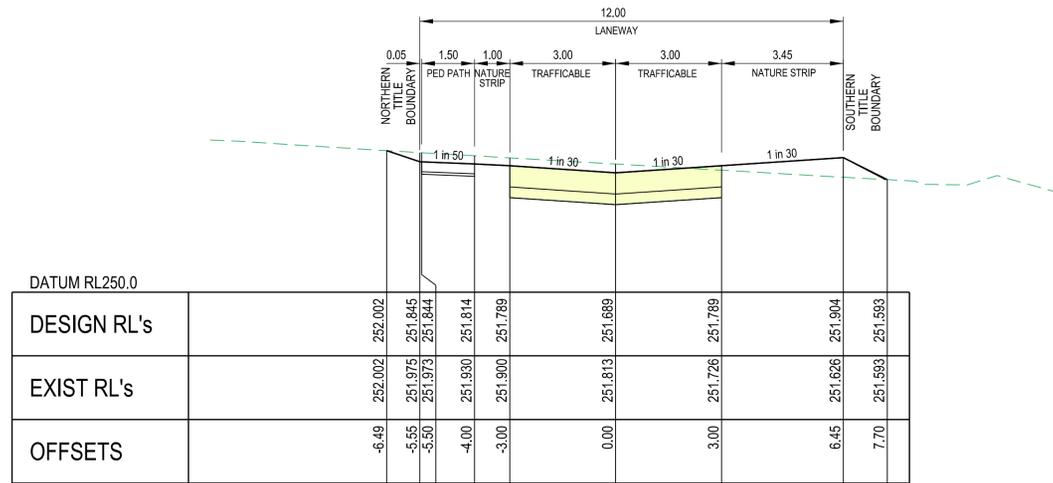
LONGITUDINAL SECTION

SCALE HORIZONTAL 1:500  
 VERTICAL 1:50

SCALE H 1:500 V 1:50 @ A1

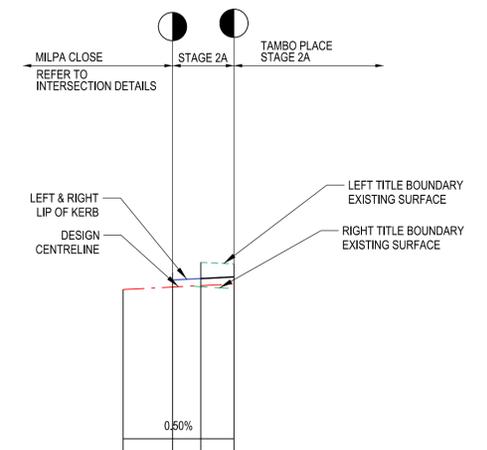


<p>breese pitt dixon pty. ltd.          land surveyors civil engineers</p>		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310
MELWAY REF. 362-H-10 SURVEY BPD DESIGN RF DRAWN RF CHECKED RS		<b>KIMBERLEY ESTATE</b> <b>STAGE 2A</b> TAMBO PLACE EXTENDED DRIVEWAY LONG & CROSS SECTIONS
AMENDMENTS A 17/10/25 ISSUE FOR CONSTRUCTION VER DATE REMARKS		MUNICIPALITY HUME REFERENCE 10255 E/2A SHEET 4 OF 10
SCALE AS SHOWN DATUM AHD DATE MAR '24		PHONE 08823 2300 FAX 08823 2310



CH 15.70

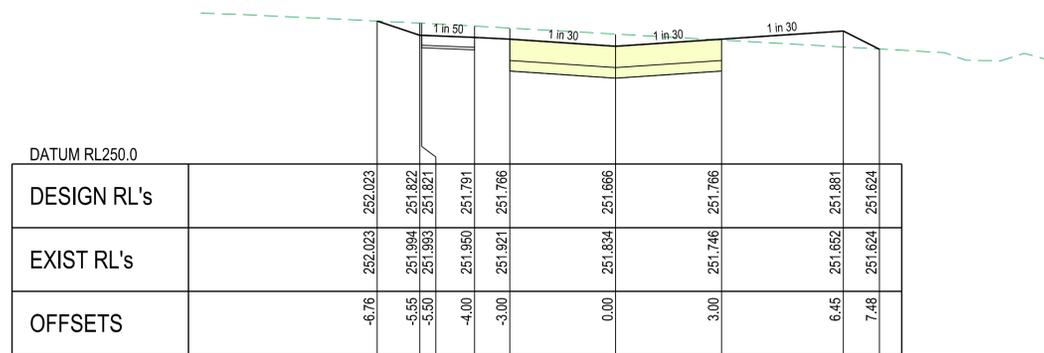
**SUBDIVISION ACT 1988**  
 This approved engineering plan forms part of Planning Permit P23391  
 Date: 30/10/2025  
 Sheet 5 of 10  
 Signature for Responsible Authority:  
 Jaskaran Suri



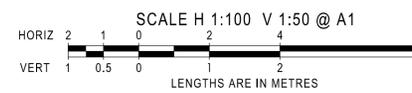
ES LEFT TITLE BDY			251.994	251.975
FS LEFT TITLE BDY			251.822	251.845
LEFT LIP OF KERB			251.786	251.789
DESIGN CL		251.811	251.646	
RIGHT LIP OF KERB			251.746	251.789
FS RIGHT TITLE BDY		251.861	251.766	251.884
ES RIGHT TITLE BDY			251.652	251.626
CHAINAGE CENTRE LINE	0.00	7.00	11.00	15.70

RTP LTP

NOTE: EAST IS THE DIRECTION OF INCREASING CHAINAGE

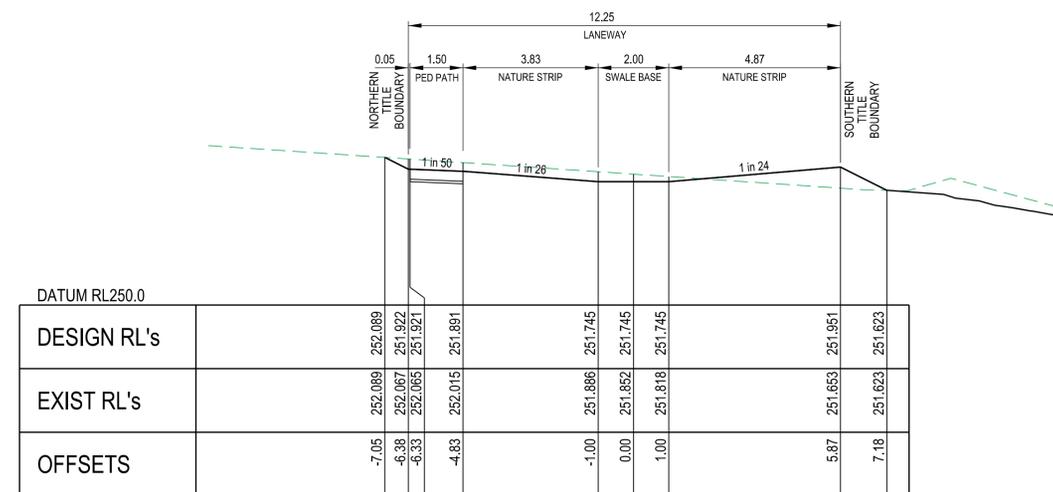


CH 11.00



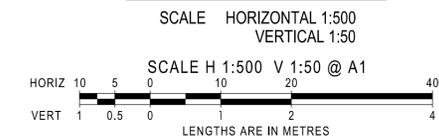
**LEGEND**

- EXISTING SURFACE
- DESIGN SURFACE
- CLASS 3 CRUSHED ROCK BACKFILL

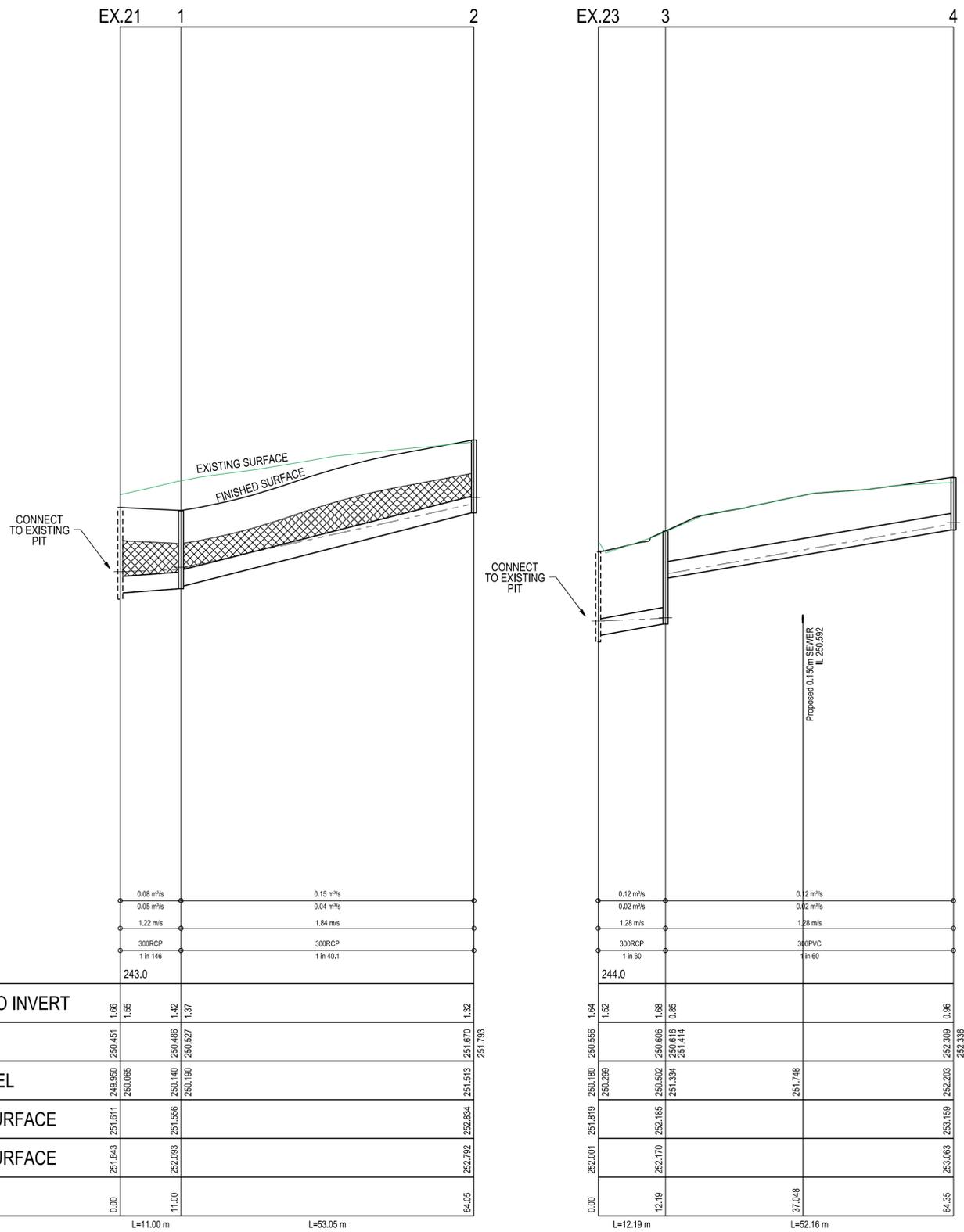


A-A (SWALE)

**TAMBO PLACE**  
**LONGITUDINAL SECTION**



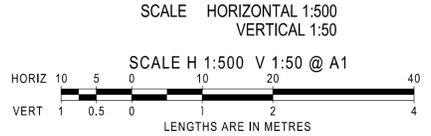
AMENDMENTS		bpd breese pitt dixon pty. ltd. land surveyors civil engineers		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310	
MELWAY REF.	362-H-10	KIMBERLEY ESTATE STAGE 2A TAMBO PLACE (LOT 236) LONG & CROSS SECTIONS		MUNICIPALITY HUME	
SURVEY	BPD			REFERENCE 10255 E/2A	
DESIGN	RF	DRAWN	RF	SCALE	AS SHOWN
DATE	17/10/25	ISSUE FOR CONSTRUCTION	CHECKED	RS	DATUM
REMARKS					AHD
					DATE
					MAR '24
					SHEET
					5 OF 10
					A



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 This approved engineering plan forms part of Planning Permit P23081  
 Date: 30/10/2025  
 Sheet 6 of 10  
 Signature for Responsible Authority:  
 Jaskaran Suri

PIT SCHEDULE										
PIT No.	PIT DESCRIPTION	LENGTH	WIDTH	INLET		OUTLET		TOP PIT RL	DEPTH INVERT	REMARKS
				INVERT	DIA	INVERT	DIA			
1	GRATED TOP PIT	900	600	250.19	300	250.14	300	251.55	1.41	EDCM STD DWG 605 & PROVIDE BOLTED BIKE SAFE GRATED COVER AS PER HCC SD225
2	GRATED TOP PIT	900	600			251.51	300	252.83	1.32	EDCM STD DWG 605 & PROVIDE BOLTED BIKE SAFE GRATED COVER AS PER HCC SD225
3	JUNCTION PIT	900	600	251.33	300	250.50	300	252.18	1.68	EDCM STD DWG 605
4	JUNCTION PIT	900	600			252.20	300	253.15	0.95	EDCM STD DWG 605
Ex.21	EXISTING JUNCTION PIT	900	900	250.07	300	249.95	525	251.61	1.66	EDCM STD DWG 607 (HAUNCHED) & PROVIDE BOLTED BIKE SAFE GRATED COVER AS PER HCC SD225
Ex.23	EXISTING JUNCTION PIT	900	900	250.30	300	250.19	525	251.81	1.63	EDCM STD DWG 607 (HAUNCHED) & PROVIDE BOLTED BIKE SAFE GRATED COVER AS PER HCC SD225

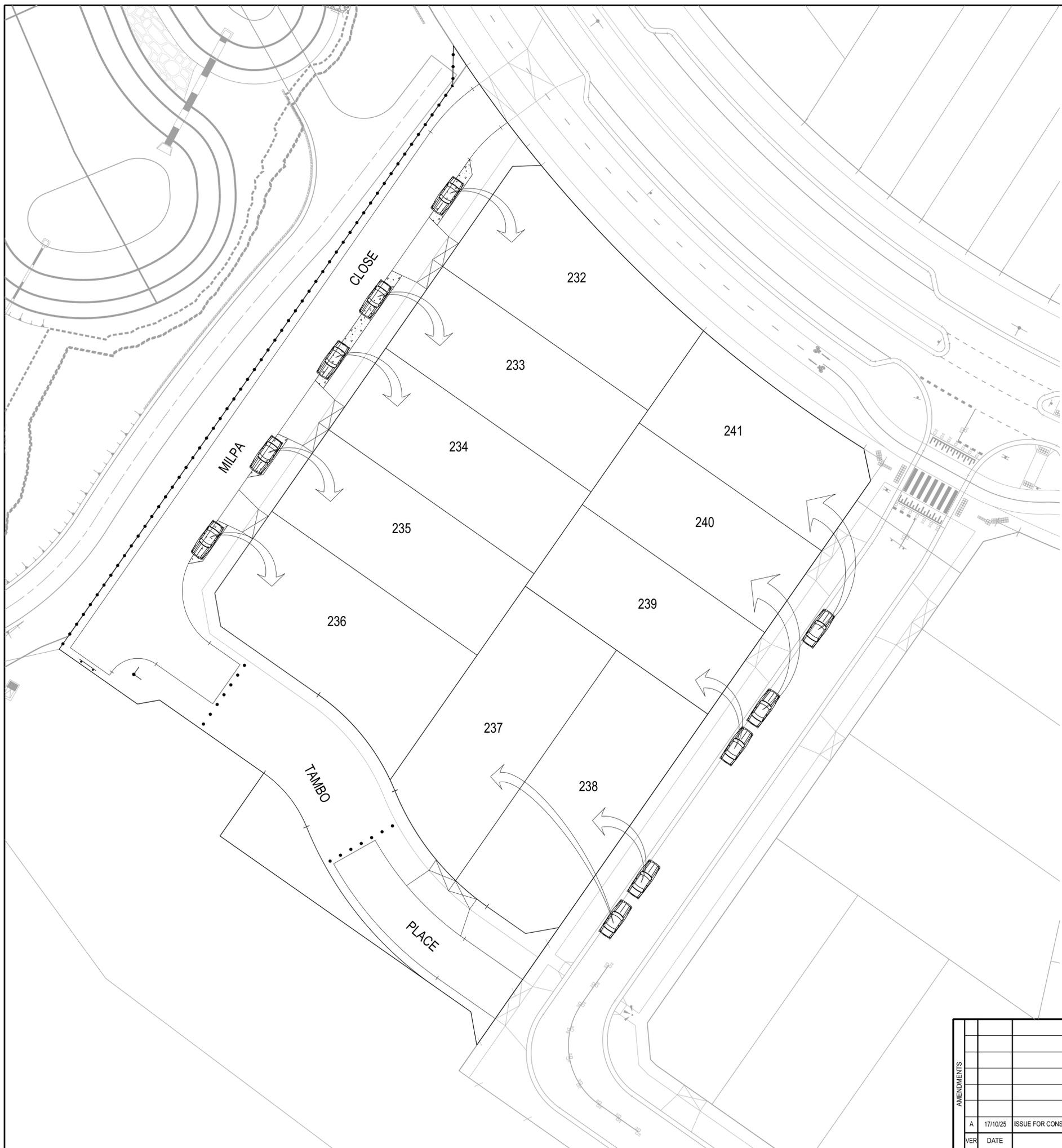
**DRAINAGE LONGITUDINAL SECTION**



-  INDICATES CLASS 2 CRUSHED ROCK BACKFILL
-  INDICATES CLASS 3 CRUSHED ROCK BACKFILL
-  INDICATES 5YR HGL

NOTE:  
 ALL STORMWATER DRAINS TO BE CLASS 2 R.C. OR RIGID F.R.C. PIPES WITH ADCOL FLEXIBLE COLLARS UNLESS NOTED OTHERWISE. ALL PIPES UP TO & INCLUDING 750mm DIA. ARE TO BE RUBBER RING JOINTED. INTERLOCKING/FLUSH JOINTS WITH EXTERNAL BANDS CAN ONLY BE USED ON PIPE SIZES OVER 750mm DIA.

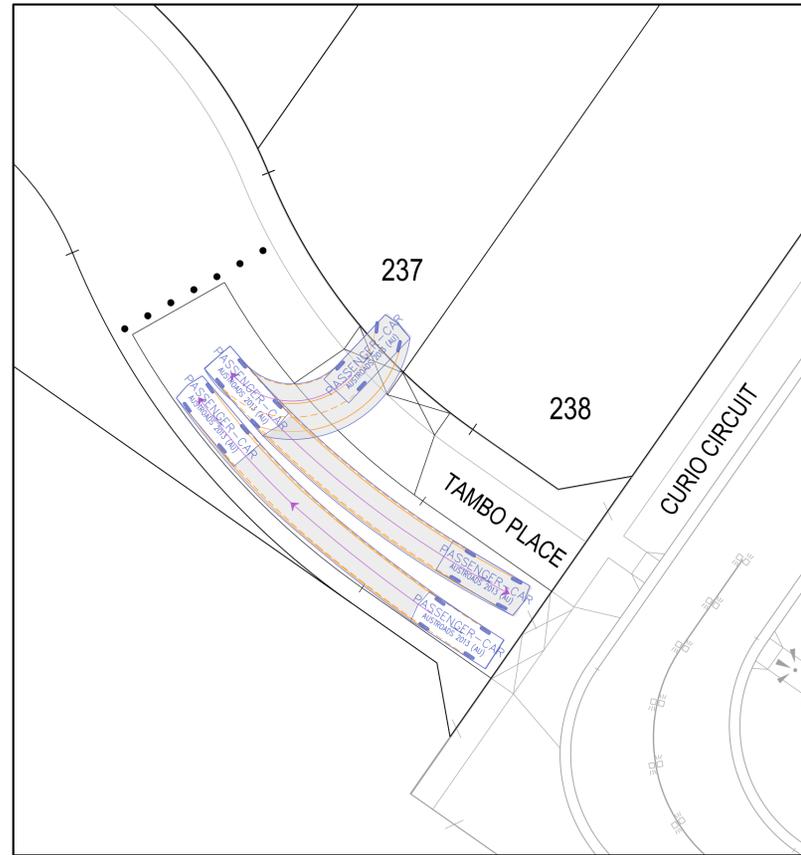
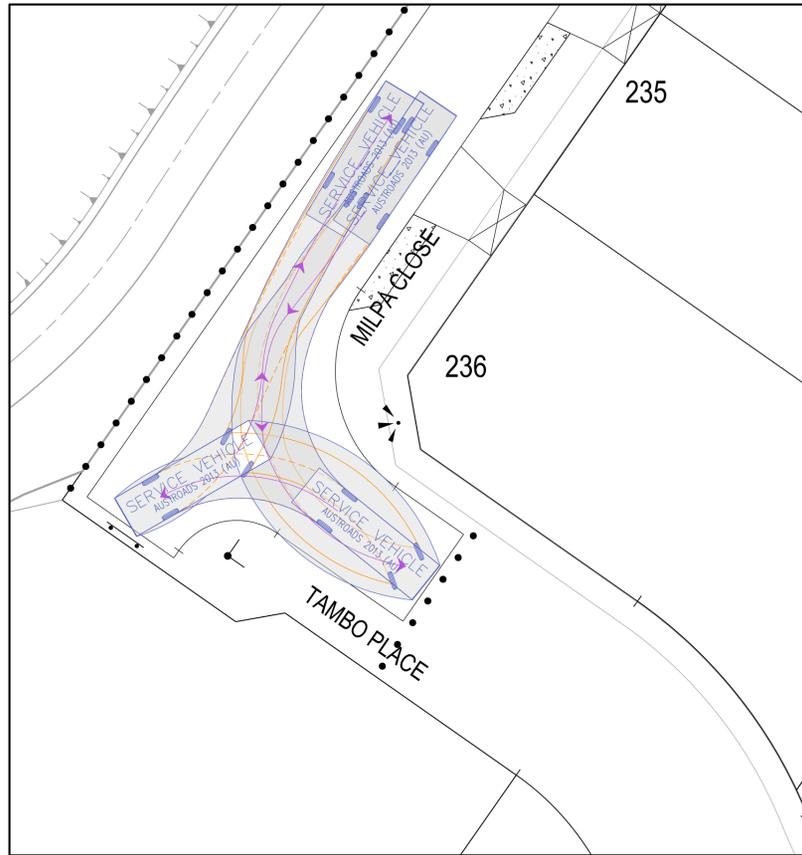
AMENDMENTS				 <b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers 1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310
		MELWAY REF.	362-H-10	
		SURVEY	BPD	
		DESIGN	RF	
A	17/10/25	ISSUE FOR CONSTRUCTION	DRAWN RF	<b>KIMBERLEY ESTATE</b> <b>STAGE 2A</b> <b>DRAINAGE LONG SECTION &amp; PIT SCHEDULE</b>
VER	DATE	REMARKS	CHECKED RS	
SCALE AS SHOWN DATUM AHD DATE MAR '24 SHEET 6 OF 10 A				PHONE 07972625 K:\110255\ENG\ST02A\EA2A_R06_DLS.dgn



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 This approved engineering plan forms part of Planning Permit P23061.  
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 Signature for Responsible Authority  
 Jaskaran Suri

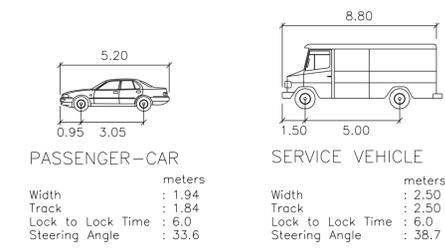
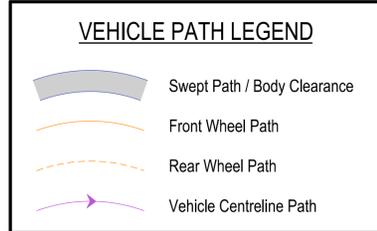
PLAN  
 SCALE 1:250  
 SCALE 1:250 @ A1  
 5 2.5 0 5 10 20  
 LENGTHS ARE IN METRES

AMENDMENTS				 <b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers 1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310
			MELWAY REF. 362-H-10	
			SURVEY BPD	
			DESIGN RF	
			<b>KIMBERLEY ESTATE          STAGE 2A          CAR PARKING PLAN</b>	MUNICIPALITY <b>HUME</b>
A	17/10/25	ISSUE FOR CONSTRUCTION	DRAWN RF	REFERENCE 10255 E/2A
VER	DATE	REMARKS	CHECKED RS	SCALE AS SHOWN DATUM AHD DATE MAR '24 SHEET 7 OF 10 A

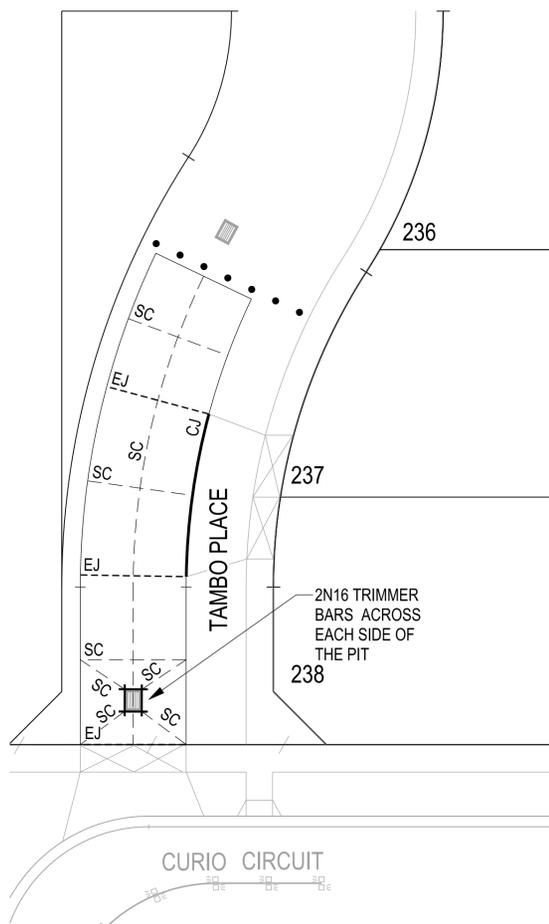
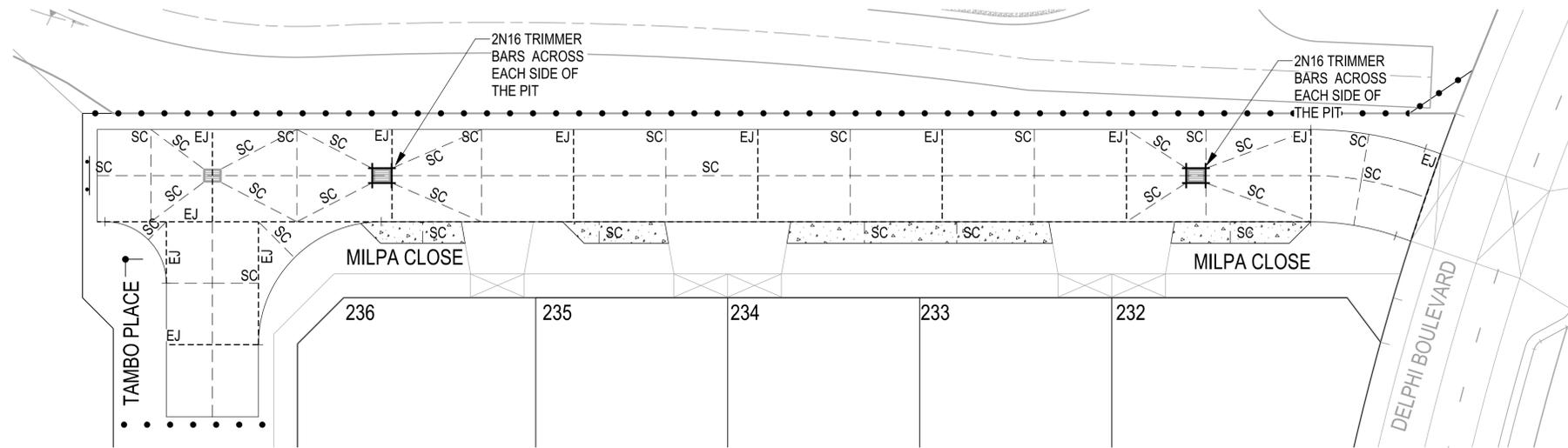


  
 SUBDIVISION ACT 1988  
 This approved engineering plan  
 forms part of Planning Permit  
 P23061  
 Date: 30/10/2025  
 Sheet 8 of 10  
 Signature for Responsible  
 Authority:  
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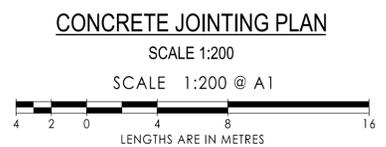
**TURNING MOVEMENT DETAILS**  
 SCALE 1:200  
 SCALE 1:200 @ A1  
  
 LENGTHS ARE IN METRES



AMENDMENTS <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th>VER</th> <th>DATE</th> <th>REMARKS</th> </tr> <tr> <td>A</td> <td>17/10/25</td> <td>ISSUE FOR CONSTRUCTION</td> </tr> </table>		VER	DATE	REMARKS	A	17/10/25	ISSUE FOR CONSTRUCTION	 <p><b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers</p>		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310	
		VER	DATE	REMARKS							
A	17/10/25	ISSUE FOR CONSTRUCTION									
MELWAY REF. 362-H-10 SURVEY BPD DESIGN RF DRAWN RF		<b>KIMBERLEY ESTATE          STAGE 2A</b> <b>TURNING MOVEMENT DETAILS</b>		MUNICIPALITY <b>HUME</b> REFERENCE <b>10255 E/2A</b>							
		SCALE AS SHOWN DATUM AHD DATE MAR '24		SHEET 8 OF 10 A							

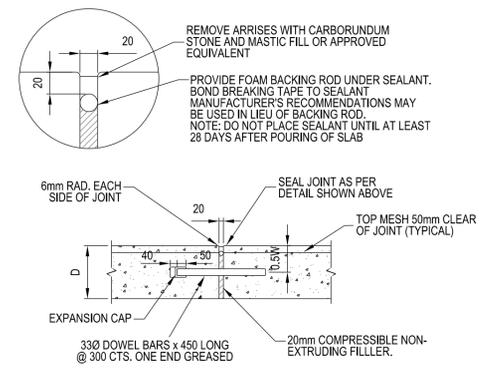
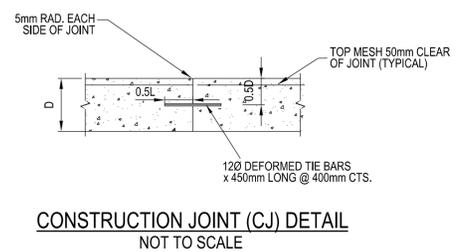
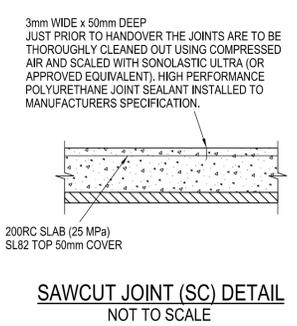


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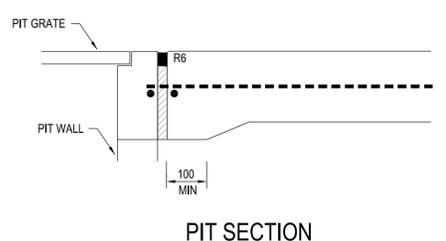
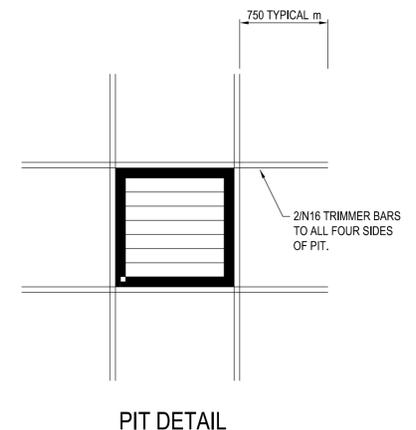


**LEGEND:**

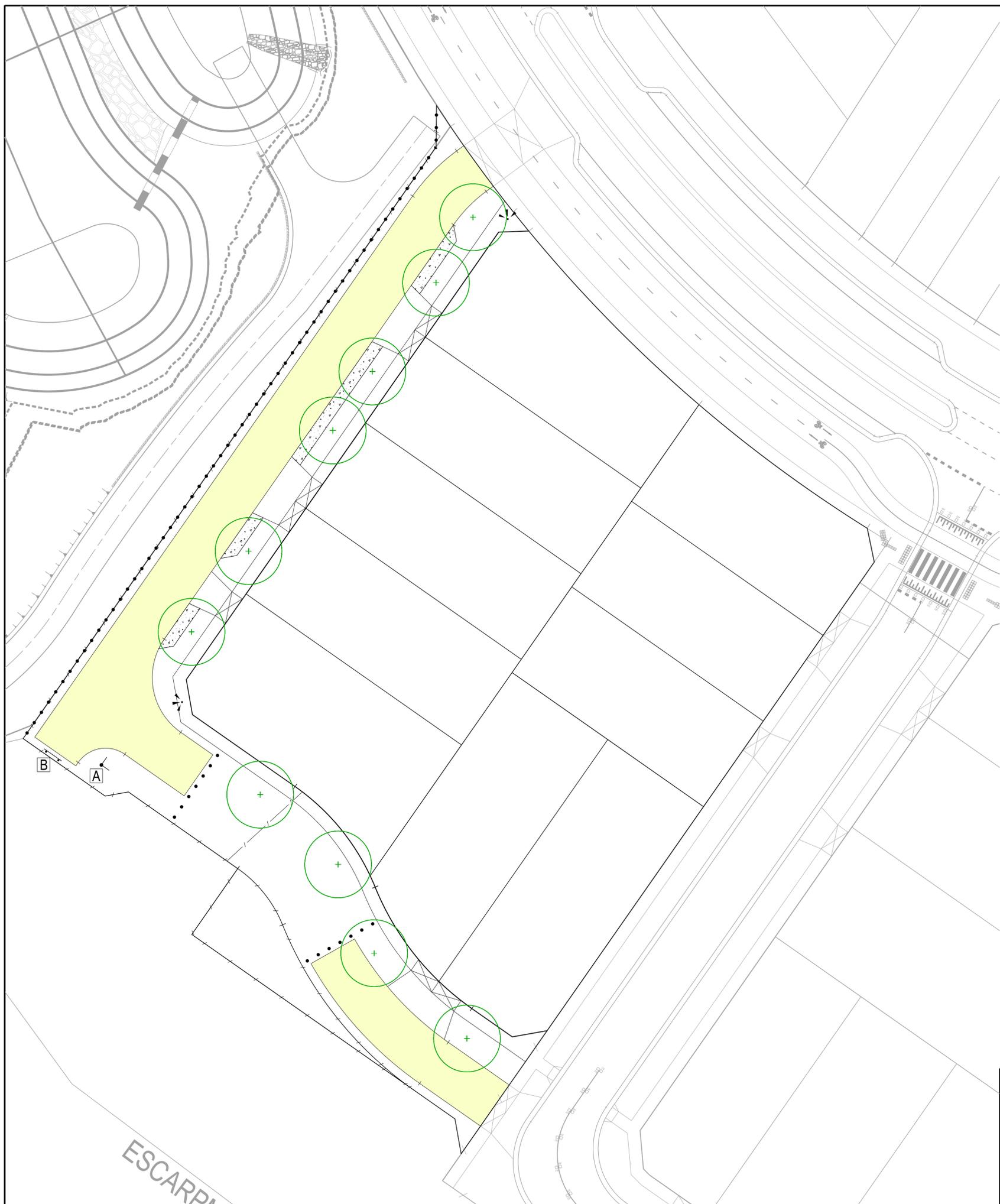
— SC —	SAWCUT JOINT
— CJ —	CONSTRUCTION JOINT
— EJ —	EXPANSION JOINT



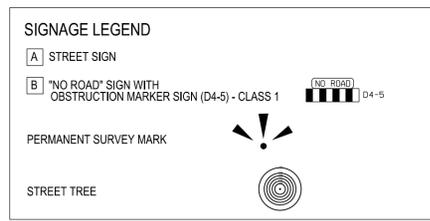
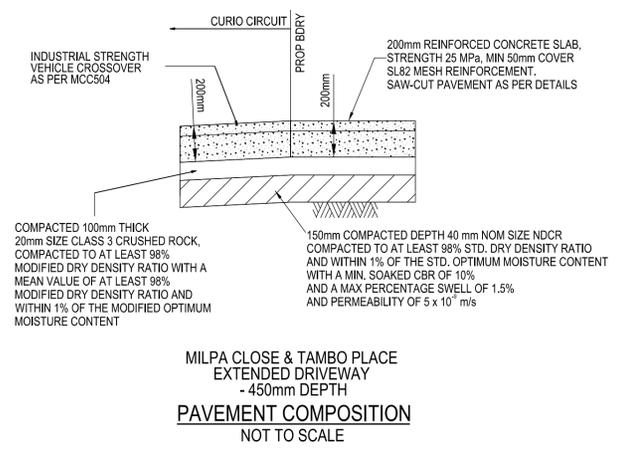
- NOTES: RE SAWCUTTING**
- 1) SLAB MUST BE SAWCUT AS SOON AS PRACTICABLE AFTER FINISHING OF THE SLAB WITHOUT CAUSING DAMAGE TO THE SAWCUT EDGES - USUALLY 12-24 HOURS.
  - 2) SLABS MUST NOT BE POURED IF THE TEMPERATURE EXCEEDS 32°C.
  - 3) HOT WEATHER PLACING (25°C AND OVER) MAY REQUIRE SLABS TO BE SAWCUT AS SOON AS 5-6 HOURS AFTER POURING.
  - 4) ANY SLAB BAY IN WHICH SHRINKAGE CRACKS OCCUR DUE TO LATE SAWCUTTING MUST BE REMOVED AND REPLACED BY THE BUILDER/CONTRACTOR.



		 <b>breese pitt dixon pty. ltd.</b> land surveyors      civil engineers		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310	
		MELWAY REF. 362-H-10	<b>KIMBERLEY ESTATE</b>		MUNICIPALITY
		SURVEY BPD	<b>STAGE 2A</b>		HUME
		DESIGN RF	<b>CONCRETE JOINTING PLAN</b>		REFERENCE
		DRAWN RF			10255 E/2A
A 17/10/25 ISSUE FOR CONSTRUCTION		CHECKED RS	SCALE AS SHOWN	DATUM AHD	DATE MAR '24
VER DATE REMARKS				SHEET 9 OF 10	A



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		<b>breese pitt dixon pty. ltd.</b> land surveyors civil engineers		1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310	
		MELWAY REF. 362-H-10	<b>KIMBERLEY ESTATE          STAGE 2A          PAVEMENT &amp; SIGNAGE DETAILS</b>		MUNICIPALITY HUME
		SURVEY BPD			REFERENCE 10255 E/2A
		DESIGN RF	SCALE AS SHOWN DATUM AHD		DATE MAR '24
A		17/10/25	ISSUE FOR CONSTRUCTION	DRAWN RF	SHEET 10 OF 10
VER	DATE	REMARKS		CHECKED RS	A

ESCARPMENT

Phone: 074925