

REDSTONE ESTATE STAGE 3 VILLAWOOD PROPERTIES

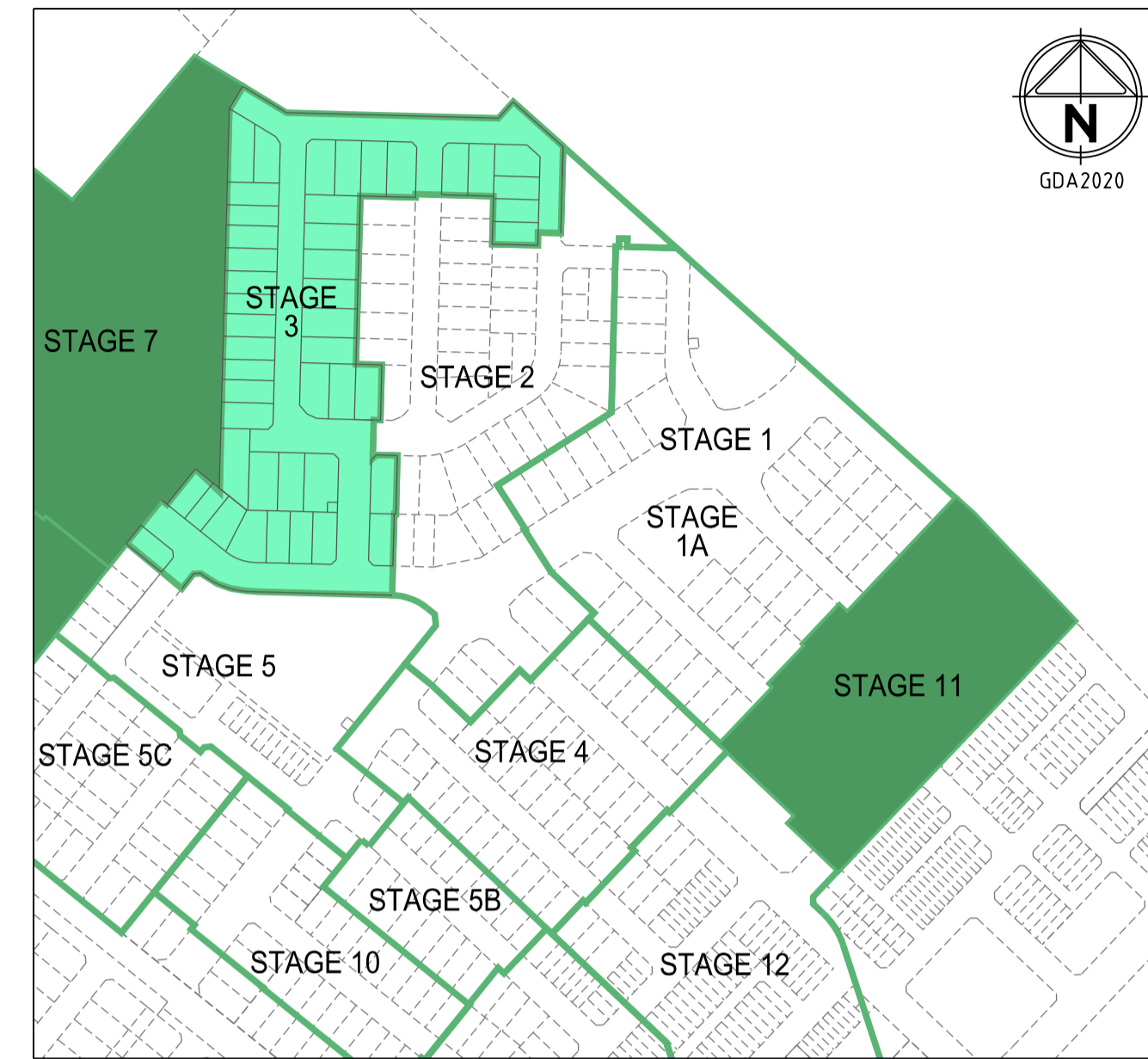
HUME CITY COUNCIL GENERAL NOTES:

- ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH V.P.A. 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 WORKS WITH A PRE-COMMENCEMENT MEETING BEING HELD BETWEEN HUME CITY COUNCIL, THE 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 PRE-COMMENCEMENT MEETING
- PRIOR TO COMMENCEMENT OF THE WORKS, THE CONTRACTOR SHALL PROVIDE THE FOLLOWING INFORMATION:
 - SOURCE OF QUARRY MATERIAL
 - N.A.T.A. APPROVED TESTS RESULTS FOR THE F.C.R. 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 O.H.S. 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 SOIL 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 (A.H.D.)
- ALL COORDINATES ARE TO MAP GRID OF AUSTRALIA 2020 (GDA 2020)
- 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 V.P.A. 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 A S 1289 5.11-2003
- FILLING TO COMPLY WITH A S 3798-2007 LEVEL 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% 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 AND SEED MIX TO BE:
 - 40KG/HA KIKUYU
 - 200KG/HA TURF TYPE PERENNIAL RYE
 - 100KG/HA CREEPING RED FESCUE
 - 1500KG/HA OF CELLULOSE FIBRE
 - SOIL BINDER, SPECIFICALLY MANUFACTURED FOR HYDROMULCHING, USED AT MANUFACTURERS RECOMMENDED RATES (E.G. ORGANIC GAUR TACKIFIERS @ 20 - 30 KG/HA, BASED ON 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 DWEL 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 A S 1289 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 ARE TO BE CLASS 2 R.C. OR RIGID F.R.C. PIPES WITH ADCL FLEXIBLE COLLARS UNLESS NOTED OTHERWISE. ALL PIPES UP TO AND INCLUDING 750mm DIAMETER ARE TO BE RUBBER RING JOINED. INTERLOCKING / FLUSH JOINTS WITH EXTERNAL BANDS CAN ONLY BE USED ON PIPE SIZES OVER 750mm DIAMETER
- WHERE NEW ASPHALT, CONCRETE KERB & CHANNEL, 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 BEING 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 F.C.R. COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY VALUE DETERMINED BY THE MODIFIED COMPACTION TEST IN ACCORDANCE WITH A S 1289 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 A S 1289 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 A S 1289 5.11-2003

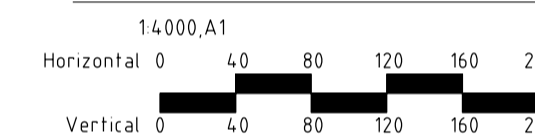
- ALL EXISTING ASSETS AFFECTED BY THE WORKS, E.G. SIGNS, VEHICLE CROSSINGS, FOOTPATHS, KERB AND LINEMARKING SHALL BE REINSTATED BY THE CONTRACTOR PRIOR TO THE COMPLETION OF THE WORKS TO THE SATISFACTION OF THE CHIEF EXECUTIVE OFFICER AND/OR THEIR REPRESENTATIVE
- PRIOR TO THE COMPLETION OF WORKS ALL FIRE HYDRANTS ARE TO BE MARKED IN ACCORDANCE WITH "IDENTIFICATION OF STREET HYDRANTS FOR FIREFIGHTING PURPOSES" PUBLICATION (DEVELOPED BY C.F.A, M.F.B & E.S.B) 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 COUNCIL STANDARD DRAWING SD202
- 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 A.S.1742 - 1, 2 & 3. STREET NAME SIGNS ARE TO BE IN ACCORDANCE WITH COUNCIL STANDARD DRAWING SD408
- ALL LINEMARKING PAINT SHALL BE LONG LIFE TYPE IN ACCORDANCE WITH SECTION 95C OF THE HUME CITY COUNCIL SPECIFICATIONS. LATERAL WORKS AND ARROWS BEING COLD 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 A.S.1743 - 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 F.C.R. 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 TITLE BOUNDARY AND PROPERTY INLETS 1.0m FROM THE LOW CORNER OF THE LOT 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 A.S.2187.2-1993
- ALL BLASTS SHALL BE MONITORED FOR AIR AND NOISE VIBRATION AT POTENTIALLY AFFECTED RESIDENCES "FORM A" FROM A.S. 2187.2-1993, 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

ADDITIONAL GENERAL NOTES:

- ALL EXISTING SURFACE LEVELS SHOWN ON THE ENGINEERING DRAWINGS HAVE BEEN INTERPOLATED FROM A DIGITAL TERRAIN MODEL. THESE LEVELS HAVE BEEN USED AS THE BASIS FOR ALL ENGINEERING DESIGN AND DETERMINATION OF QUANTITIES AND ARE ACCURATE TO WITHIN ±0.05m
- ANY EXISTING SERVICES SHOWN ON THESE DRAWINGS ARE OFFERED AS A GUIDE ONLY AND ARE NOT GUARANTEED AS CORRECT
- WHERE REQUIRED ANY BUILDINGS, TRENCHES, FENCES AND OTHER STRUCTURES ON SITE ARE TO BE REMOVED AS DIRECTED BY THE ENGINEER. THE COST OF REMOVAL IS TO BE INCLUDED IN THE OVERALL EARTHWORKS FIGURE UNLESS A SPECIFIC ITEM FOR REMOVAL IS DENOTED IN THE SCHEDULE
- ALL FILLING ON LOTS AND WITHIN ROAD RESERVES GREATER THAN 200mm IS TO BE UNDERTAKEN USING LEVEL 1 SUPERVISION AND BE COMPLETED IN ACCORDANCE WITH A S 3798-2007. FILLING MATERIAL IS TO BE IN ACCORDANCE WITH THE SPECIFICATION, A.S.3798-2007 & TO THE SATISFACTION OF COUNCIL AND THE SUPERINTENDENT
- ALL BATTERS SHALL BE 1 IN 5, UNLESS OTHERWISE SHOWN
- NO FILL OR STOCKPILING OF MATERIAL IS TO BE PLACED ON ANY RESERVE FOR PUBLIC OPEN SPACE UNLESS OTHERWISE DIRECTED OR APPROVED BY THE SUPERINTENDENT
- T.B.M.'S TO BE RE-ESTABLISHED BY THE LICENSED SURVEYOR IF FOUND TO BE MISSING AT THE COMMENCEMENT OF CONSTRUCTION. THE CONTRACTOR WILL BE RESPONSIBLE FOR CARE AND MAINTENANCE OF T.B.M.'S THEREAFTER
- WHERE REQUIRED, ALL EXISTING DAMS, DEPRESSIONS AND DRAINS ARE TO BE BREACHED, DRAINED, DE-SLUDGED AND SHALL BE EXCAVATED TO A CLEAN FIRM BASE. THE SURFACE SHALL BE INSPECTED, APPROVED AND LEVELLED BY THE ENGINEER PRIOR TO COMMENCEMENT OF FILLING. THE FILL SHALL BE APPROVED SELECTED ON SITE MATERIAL OR APPROVED IMPORTED MATERIAL. THE FILL SHALL BE PLACED UNDER CONTROLLED MOISTURE CONDITIONS IN ACCORDANCE WITH THE SPECIFICATION
- GAS AND WATER CONDUITS SIZES ARE AS FOLLOWS:
 - 850mm CLASS 12 P.V.C. - SINGLE SERVICE
 - 810mm CLASS 12 P.V.C. - DUAL SERVICE (DRINKING AND NON DRINKING WATER)
 WITH THE FOLLOWING MINIMUM COVER TO FINISHED SURFACE LEVELS:
 ROAD PAVEMENT - 0.80m
 VERGE & FOOTPATHS - 0.45m
- WHERE CURVED PIPE ALIGNMENTS ARE SHOWN ON THE FACE PLANS THEY ARE TO BE LAID PARALLEL TO THE BACK OF KERB, EXCEPT WHERE A RADIUS HAS BEEN SPECIFICALLY NOMINATED. CURVED PIPES ARE TO BE APPROVED BY COUNCIL AND IN ACCORDANCE WITH THE MANUFACTURERS SPECIFICATIONS
- ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH AS2124-1992 GENERAL CONDITIONS OF CONTRACT
- WHERE PAVEMENT IS CONSTRUCTED ON FILLING, FILL MATERIAL IS TO BE APPROVED BY THE SUPERINTENDENT AND COUNCIL. FILLING TO BE CONSTRUCTED IN LAYERS 150mm THICK WITH COMPACTION ACHIEVING 95% AUSTRALIAN STANDARD DENSITY
- WHEN PAVEMENT EXCAVATION IS IN ROCK, ALL LOOSE MATERIAL (INCLUDING ROCKS AND CLAY) MUST BE REMOVED. THE SUB-GRADE MUST THEN BE REGULATED WITH COUNCIL APPROVED MATERIAL
- ALL TEMPORARY WARNING SIGNS USED DURING CONSTRUCTION SHALL BE SUPPLIED AND MAINTAINED IN ACCORDANCE WITH A S 1742-3
- CONTRACTOR TO ENSURE SEWER MANHOLE COVERS ARE WHOLLY LOCATED IN PROPOSED FOOTPATHS
- 100mm HOUSE DRAIN CONNECTIONS TO BE LAID AT AN OFFSET OF 5.5m FROM THE LOW SIDE TITLE UNLESS DIMENSIONED OTHERWISE
- TGS IS TO BE INSTALLED IN ACCORDANCE WITH AS 1428.4.1 2009



LOCALITY PLAN



DRAWING SCHEDULE

DRAWING	DESCRIPTION	SHEET No.	REVISION
305914R01	FACE SHEET	1	1
305914R02	ROAD & DRAINAGE FACE PLAN - SHEET 1	2	1
305914R03	ROAD & DRAINAGE FACE PLAN - SHEET 2	3	0
305914R04	LONGITUDINAL SECTION - FLYCATCHER ROAD AND SPINEBILL STREET	4	0
305914R05	LONGITUDINAL SECTION - LORY CIRCUIT	5	0
305914R06	LONGITUDINAL SECTION - SACRED DRIVE & STONEY WAY	6	0
305914R07	CROSS SECTIONS - FLYCATCHER ROAD	7	0
305914R08	CROSS SECTIONS - FLYCATCHER ROAD	8	0
305914R09	CROSS SECTIONS - FLYCATCHER ROAD & LORY CIRCUIT	9	0
305914R10	CROSS SECTIONS - LORY CIRCUIT	10	0
305914R11	CROSS SECTIONS - SACRED DRIVE	11	0
305914R12	CROSS SECTIONS - SACRED DRIVE, SPINEBILL STREET & STONEY WAY	12	0
305914R13	INTERSECTION DETAIL - SHEET 1 OF 3	13	0
305914R14	INTERSECTION DETAIL - SHEET 2 OF 3	14	0
305914R15	INTERSECTION DETAIL - SHEET 3 OF 3	15	0
305914R16	CONCRETE JOINTING DETAILS	16	0
305914R17	DRAINAGE LONGSECTIONS - SHEET 1 OF 4	17	0
305914R18	DRAINAGE LONGSECTIONS - SHEET 2 OF 4	18	0
305914R19	DRAINAGE LONGSECTIONS - SHEET 3 OF 4	19	0
305914R20	DRAINAGE LONGSECTIONS - SHEET 4 OF 4	20	0
305914R21	PIT SCHEDULE & TYPICAL DETAILS	21	0
305914R22	TYPICAL CROSS SECTIONS SHEET 1 OF 2	22	0
305914R23	TYPICAL CROSS SECTIONS SHEET 2 OF 2	23	0
305914R24	PAVEMENT DETAILS	24	0
305914R25	SIGNAGE, LINEMARKING & CARPARKING PLAN	25	0

LEGEND

DESCRIPTION	EXISTING	PROPOSED
WATER MAIN, VALVE AND HYDRANT		
WATER RECYCLED		
UNDERGROUND ELECTRICITY		
OVERHEAD ELECTRICITY & POLE		
TELECOMMUNICATIONS & SERVICE PIT		
OPTIC FIBRE		
OVERHEAD TELECOMMUNICATIONS		
GAS MAIN		
BRANCH SEWER & MAINTENANCE STRUCTURE		
SEWER & MAINTENANCE STRUCTURE		
SEWER RISING MAIN		
CENTRAL INVERT		
COUNCIL STORMWATER DRAIN AND PIT		
STORM WATER DRAINAGE PROPERTY INLETS		
COUNCIL STORM WATER PITS		
HOUSE DRAIN		
AG DRAIN AND FLUSHER		
MWC STORM WATER DRAIN & PIT		
MWC STORM WATER PITS		
STORM WATER DRAINAGE PIT NUMBER		
GAS & WATER CONDUITS		
CONCRETE VEHICLE CROSSING		
PAVEMENT SAWCUT LINE		
RIDGE / CHANGE OF GRADE LINE		
SURFACE CONTOUR MINOR		
SURFACE CONTOUR MAJOR		
SURFACE LEVEL		
BATTER LEVEL (TOP / TOE)		
RETAINING WALL LEVEL (TOP/BOTTOM)		
EARTHWORKS GRADE		
SIGN AND POST		
LIGHT & POLE (BY OTHERS)		
STREET SIGN		
PERMANENT SURVEY MARK		
TEMPORARY BENCH MARK		
BOLLARD		
ROAD CHAINAGES		
LOT CHAINAGES		
SETOUT POINT		
LIMIT OF WORKS		
BATTER		
EXCAVATION GREATER THAN 0.20m		
FILLING GREATER THAN 0.20m		
ROCK BEACHING		
RETAINING WALL		
FENCE - TREE PROTECTION		
FENCE - VEHICLE EXCLUSION		
FENCES		
GUARD RAIL		
TREE (8 SURVEYED CANOPY) TO BE RETAINED		
TREE TO BE PROTECTED		
TREE TO BE REMOVED		
VEGETATION LINE		
FOOTPATH		
TACTILE GROUND SURFACE INDICATOR		
KERB TRANSITION		



WARNING
BEWARE OF UNDERGROUND/OVERHEAD SERVICES
THE LOCATION OF SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN. SPECIAL CONSIDERATION SHOULD BE GIVEN TO CONSTRUCTION PROCEDURES UNDER OVERHEAD ELECTRICITY TRANSMISSION LINES.

Rev	Amendments	Approved	Date
1	DRAWING SCHEDULE UPDATED	M.L.	7/12/20
0	CONSTRUCTION ISSUE	M.L.	12/11/20

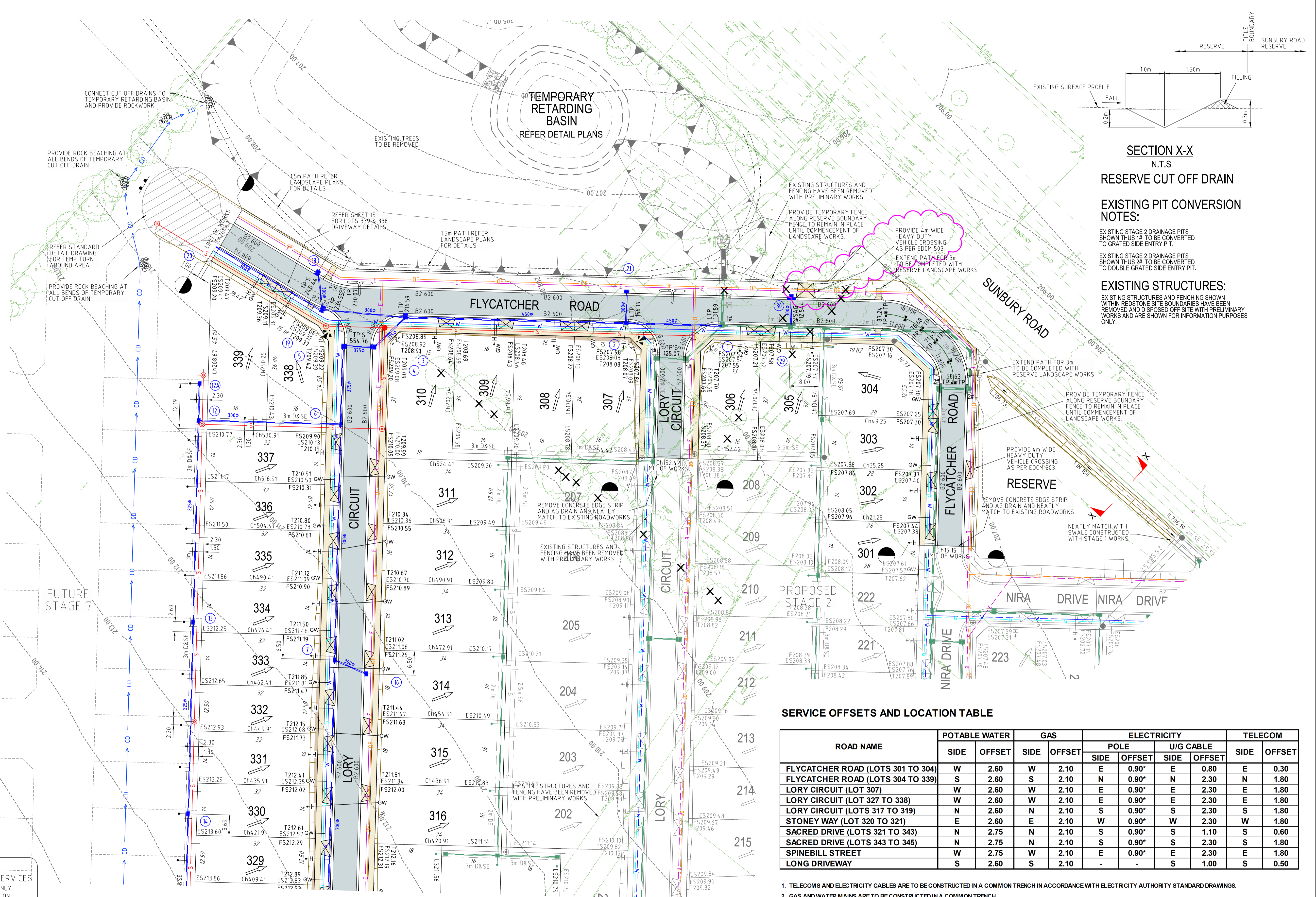
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villawood properties
Communities Designed for Living
Designed
R. WEINBER
Authorised
M. LETSON

Redstone.
Your world awaits
Checked
D. CAMERON
Date
28/7/20

REDSTONE ESTATE STAGE 3 FACE SHEET
VILLAWOOD PROPERTIES
HUME CITY COUNCIL
AS CONSTRUCTED 305914R01
Rev No 1



SECTION X-X
N.T.S
RESERVE CUT OFF DRAIN

EXISTING PIT CONVERSION NOTES:
EXISTING STAGE 2 DRAINAGE PITS SHOWN THUS # TO BE CONVERTED TO GRATED SIDE ENTRY PIT.
EXISTING STAGE 2 DRAINAGE PITS SHOWN THUS # TO BE CONVERTED TO DOUBLE GRATED SIDE ENTRY PIT.

EXISTING STRUCTURES:
EXISTING STRUCTURES AND FENCING SHOWN WITHIN REDSTONE SITE BOUNDARIES HAVE BEEN REMOVED AND DISPOSED OFF SITE WITH PRELIMINARY WORKS AND ARE SHOWN FOR INFORMATION PURPOSES ONLY.

WARNING
BEWARE OF UNDERGROUND/OVERHEAD SERVICES
THE LOCATION OF SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN. SPECIAL CONSIDERATION SHOULD BE GIVEN TO CONSTRUCTION PROCEDURES UNDER OVERHEAD ELECTRICITY TRANSMISSION LINES.

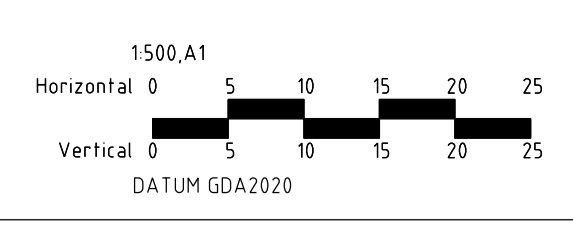
SERVICE OFFSETS AND LOCATION TABLE

ROAD NAME	POTABLE WATER		GAS		ELECTRICITY				TELECOM	
	SIDE	OFFSET	SIDE	OFFSET	POLE		U/G CABLE		SIDE	OFFSET
					SIDE	OFFSET	SIDE	OFFSET		
FLYCATCHER ROAD (LOTS 301 TO 304)	W	2.60	W	2.10	E	0.90*	E	0.80	E	0.30
FLYCATCHER ROAD (LOTS 304 TO 339)	S	2.60	S	2.10	N	0.90*	N	2.30	N	1.80
LORY CIRCUIT (LOT 307)	W	2.60	W	2.10	E	0.90*	E	2.30	E	1.80
LORY CIRCUIT (LOTS 327 TO 338)	W	2.60	W	2.10	E	0.90*	E	2.30	E	1.80
LORY CIRCUIT (LOTS 317 TO 319)	N	2.60	N	2.10	S	0.90*	S	2.30	S	1.80
STONEY WAY (LOT 320 TO 321)	E	2.60	E	2.10	W	0.90*	W	2.30	W	1.80
SACRED DRIVE (LOTS 321 TO 343)	N	2.75	N	2.10	S	0.90*	S	1.10	S	0.60
SACRED DRIVE (LOTS 343 TO 345)	N	2.75	N	2.10	S	0.90*	S	2.30	S	1.80
SPINEBILL STREET	W	2.75	W	2.10	E	0.90*	E	2.30	E	1.80
LONG DRIVEWAY	S	2.60	S	2.10	-	-	S	1.00	S	0.50

- TELECOMS AND ELECTRICITY CABLES ARE TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH ELECTRICITY AUTHORITY STANDARD DRAWINGS.
- GAS AND WATER MAINS ARE TO BE CONSTRUCTED IN A COMMON TRENCH.
- * DENOTES OFFSET FROM BACK OF KERB.
- LIGHT POLES DIMENSIONED TO CENTRE OF POLE.

FOR CONTINUATION REFER SHEET 3

Rev	Description	Approved	Date
1	HD MAINTENANCE CROSSING TO WETLAND RELOCATED OPPOSITE LOT 305	M.L.	7/12/20
0	CONSTRUCTION ISSUE	M.L.	12/11/20
	Amendments		



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Designed
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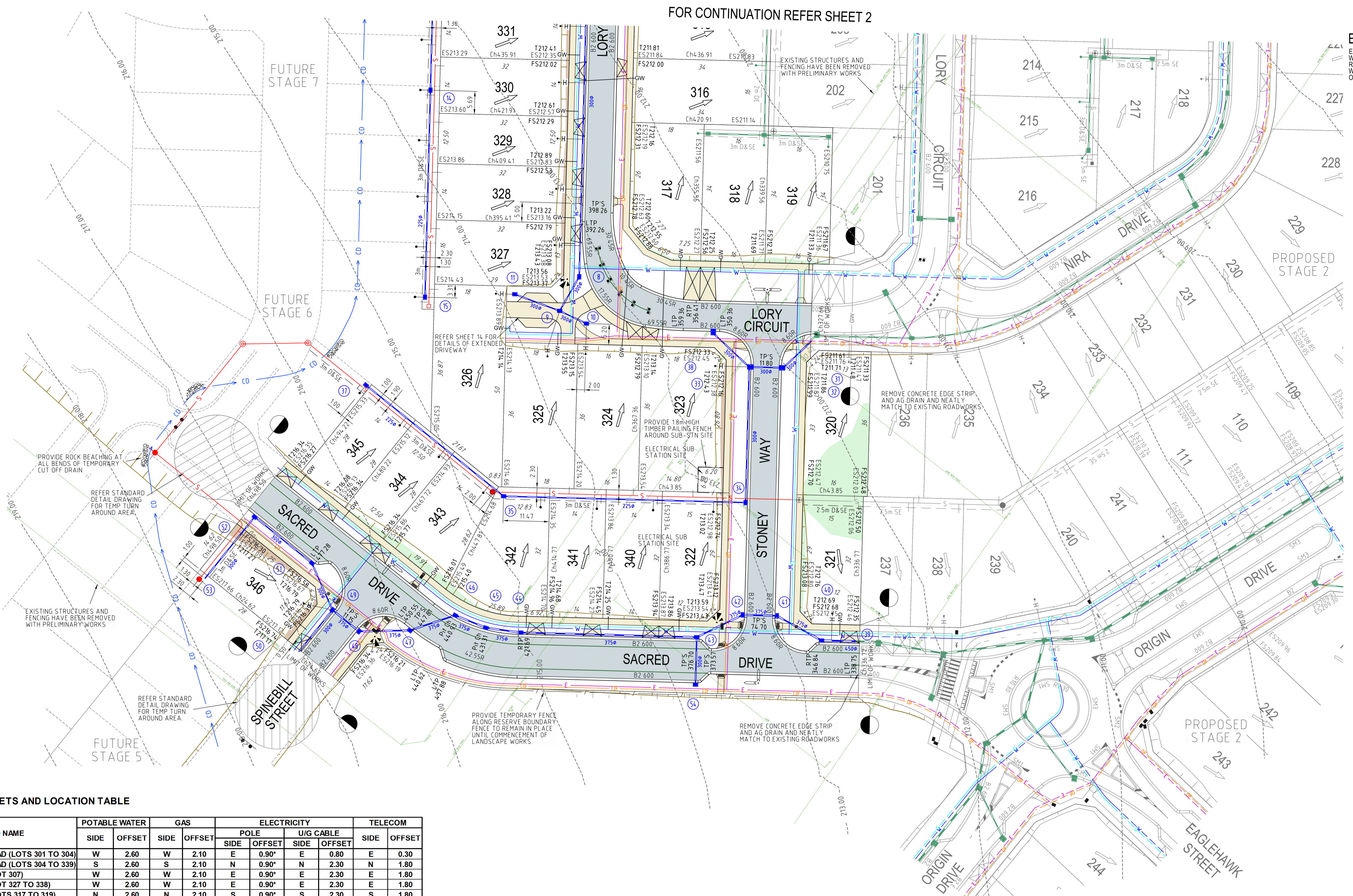
Redstone.
Your world awaits
Checked
D. CAMERON
Date
28/7/20

REDSTONE ESTATE
STAGE 3
ROAD & DRAINAGE FACE PLAN
SHEET 1 OF 2
VILLAWOOD PROPERTIES
HUME CITY COUNCIL
AS CONSTRUCTED 305914R02
Drg No
Rev
1

FOR CONTINUATION REFER SHEET 2



EXISTING STRUCTURES:
EXISTING STRUCTURES AND FENCING SHOWN WITHIN REDSTONE SITE BOUNDARIES HAVE BEEN REMOVED AND DISPOSED OFF-SITE WITH PRELIMINARY WORKS AND ARE SHOWN FOR INFORMATION PURPOSES ONLY.



SERVICE OFFSETS AND LOCATION TABLE

ROAD NAME	POTABLE WATER		GAS		ELECTRICITY				TELECOM	
	SIDE	OFFSET	SIDE	OFFSET	POLE SIDE	POLE OFFSET	U/G CABLE SIDE	U/G CABLE OFFSET	SIDE	OFFSET
FLYCATCHER ROAD (LOTS 301 TO 304)	W	2.60	W	2.10	E	0.90*	E	0.80	E	0.30
FLYCATCHER ROAD (LOTS 304 TO 339)	S	2.60	S	2.10	N	0.90*	N	2.30	N	1.80
LORY CIRCUIT (LOT 307)	W	2.60	W	2.10	E	0.90*	E	2.30	E	1.80
LORY CIRCUIT (LOTS 327 TO 338)	W	2.60	W	2.10	E	0.90*	E	2.30	E	1.80
LORY CIRCUIT (LOTS 317 TO 319)	N	2.60	N	2.10	S	0.90*	S	2.30	S	1.80
STONEY WAY (LOT 320 TO 321)	E	2.60	E	2.10	W	0.90*	W	2.30	W	1.80
SACRED DRIVE (LOTS 321 TO 343)	N	2.75	N	2.10	S	0.90*	S	1.10	S	0.60
SACRED DRIVE (LOTS 343 TO 345)	N	2.75	N	2.10	S	0.90*	S	2.30	S	1.80
SPINEBILL STREET	W	2.75	W	2.10	E	0.90*	E	2.30	E	1.80
LONG DRIVEWAY	S	2.60	S	2.10	-	-	S	1.00	S	0.50

- TELECOMS AND ELECTRICITY CABLES ARE TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH ELECTRICITY AUTHORITY STANDARD DRAWINGS.
- GAS AND WATER MAINS ARE TO BE CONSTRUCTED IN A COMMON TRENCH.
- * DENOTES OFFSET FROM BACK OF KERB.
- LIGHT POLES DIMENSIONED TO CENTRE OF POLE.

WARNING
BEWARE OF UNDERGROUND/OVERHEAD SERVICES
THE LOCATION OF SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN. SPECIAL CONSIDERATION SHOULD BE GIVEN TO CONSTRUCTION PROCEDURES UNDER OVERHEAD ELECTRICITY TRANSMISSION LINES.

0	CONSTRUCTION ISSUE	M.L.	12/11/20
Rev	Amendments	Approved	Date

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Redstone.
Your world awaits

Designed
R. WEINBER

Checked
D. CAMERON

Authorised
M. LETSON

Date
28/7/20

REDSTONE ESTATE
STAGE 3
ROAD & DRAINAGE FACE PLAN
SHEET 2 OF 2

VILLAWOOD PROPERTIES
HUME CITY COUNCIL

AS CONSTRUCTED 305914R03

Drg No
305914R03

Rev
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