LEGEND SITE BOUNDARY BUILDING OVERHEAD LINE EXISTING NOMINAL KERB LINE EXISTING EDGE OF BUILDING EXISTING STORMWATER DRAINAGE (RECORDS) -- ds -- ds - existing sewer (records) DECOMMISSION AND REMOVE EXISTING WATER - - - dW - - - dW - Existing water (records) PROPERTY CONNECTION IN ACCORDANCE WITH UU AND SEQ CODE REQUIREMENTS. - - - de - - de - Existing underground electricity (records) —— OE — — EXISTING OVERHEAD ELECTRICITY DECOMMISSION AND REMOVE EXISTING SEWER ---dG---dG- Existing gas (records) PROPERTY CONNECTION IN ACCORDANCE WITH UU AND SEQ CODE REQUIREMENTS. - - - dt - - - dt - EXISTING TELECOMMUNICATIONS (RECORDS) RP10570 PROPOSED SEWER PROPOSED WATER MAIN PROPOSED CONNECTION INTO EXISTING DN180 PE WATER MAIN. DETAILS REGARDING THE EXISTING ROAD SIZE AND LOCATION ARE TO BE CONFIRMED DURING DETAILED DESIGN PHASE, AND TO BE . . . . . . . . . . . . PROPOSED LANDSCAPING COORDINATED WITH INTERNAL HYDRAULICS. . , , , , , , , , , , , , , , PROPOSED INTERNAL DRIVEWAY PROPOSED DRIVEWAY CROSSOVER POTENTIAL WATER METER PLACEMENT. TO BE INSTALLED IN ACCORDANCE WITH UU AND SEQ CODE REQUIREMENTS. DECOMMISSION AND REMOVE EXISTING WATER PROPERTY CONNECTION IN ACCORDANCE WITH UU AND SEQ CODE REQUIREMENTS. 11 11 11 11 11 11 h. u. u. h. u. u. h. u. u. 1 11 11 11 RP10558 1444 /11 11 11 11 /11 11 11 11 11 /4 1/4 1/4 1/1 SP208752 11 11 11 11 11 1. 1. 1. 1. 1. PROPOSED CONNECTION INTO EXISTING 1200 DIA TYPE F MANHOLE (MH167193). DETAILS REGARDING THE SIZE AND LOCATION ARE TO BE CONFIRMED DURING DETAILED DESIGN PHASE. DECOMMISSION AND REMOVE EXISTING SEWER PROPERTY CONNECTION IN ACCORDANCE WITH UU AND SEQ CODE REQUIREMENTS.

ALL DETAILS SHOWN ARE SUBJECT TO FURTHER DETAILED DESIGN

### NOTES

1. FFL'S SHOWN ARE INDICATIVE. REFER TO ARCHITECTURAL LAYOUTS FOR FURTHER DETAILS.

PLANS AND DOCUMENTS referred to in the PDA **DEVELOPMENT APPROVAL** Approval no: DEV2022/1337 22 December 2023

# **PRELIMINARY** NOT FOR CONSTRUCTION

					ADG) RE
					PROJECT NUM
					PROJECT NAM
03	23.05.23	PRELIMINARY - ISSUED FOR INFORMATION	JB	CDM	DATE: CERTIFIED BY RPEQ NUMBEI
02	24.08.22	PRELIMINARY - ISSUED FOR INFORMATION	JB	CDM	
01	11.07.22	PRELIMINARY - ISSUED FOR INFORMATION	JB	CDM	SIGNATURE:
Rev	Date	Description	Ву	Chk	

RPEQ CERTIFICATION PROJECT NUMBER: PROJECT NAME: ANDERSON ST BTR 24.05.23 CERTIFIED BY: GREGG VAN GREUNING 23555 Anny RPEQ NUMBER:



DECOMMISSION AND REMOVE EXISTING SEWER PROPERTY CONNECTION IN ACCORDANCE WITH

UU AND SEQ CODE REQUIREMENTS



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SUNSHINE COAST / SYDNEY / TOOWOOMBA	

TAL GP PROJECTS No. 2 PTY LTD	Discipline CIVIL		Status INFORMATION	Title PRE	
Project Name 15 ANDERSON STREET CO-LIVING	Designed By ER Project No. 25825	Checked By CDM  Drawn By JB	Approved By GVG  Scale at A1 1:200	SER	
	The concepts and in Engineers (Aust) Pty	formation contained in this docu	1.255	Drawing N	

Do not scale drawings. If in doubt, ask!

Title	
PRELIMINARY CIVIL	
SERVICES LAYOUT PLAN	
Drawing No.	Revision
DA03	03



SITE BOUNDARY BUILDING OVERHEAD LINE EXISTING NOMINAL KERB LINE EXISTING EDGE OF BUILDING EXISTING STORMWATER DRAINAGE (RECORDS) EXISTING SEWER (RECORDS) ---dS--dS-EXISTING WATER (RECORDS) ---dW---dW-EXISTING UNDERGROUND ELECTRICITY (RECORDS) EXISTING OVERHEAD ELECTRICITY — OE — — — EXISTING GAS (RECORDS) ---dG---dG-EXISTING NBN (RECORDS) ——— — dNBN ——— EXISTING TELECOMMUNICATIONS (RECORDS) PROPOSED STORMWATER DRAINAGE

> EXISTING ROAD PROPOSED LANDSCAPING

> > PROPOSED INTERNAL DRIVEWAY

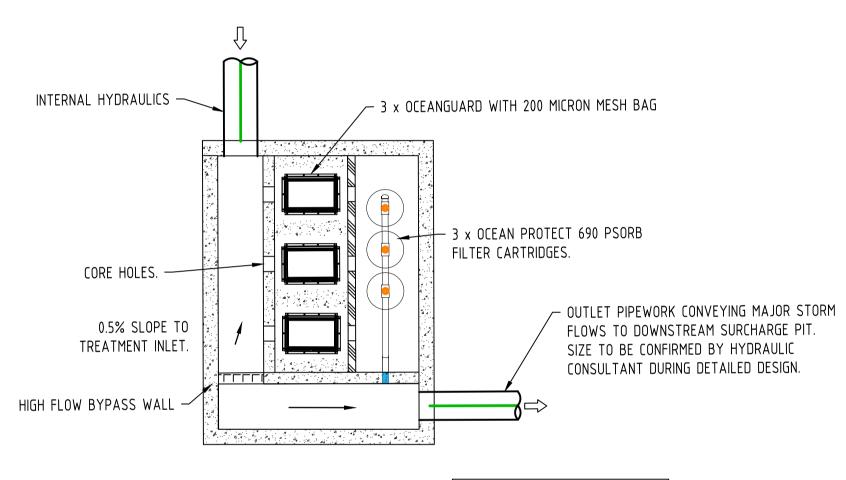
PROPOSED DRIVEWAY CROSSOVER

PROPOSED ROOFWATER DRAINAGE

### ALL DETAILS SHOWN ARE SUBJECT TO FURTHER DETAILED DESIGN

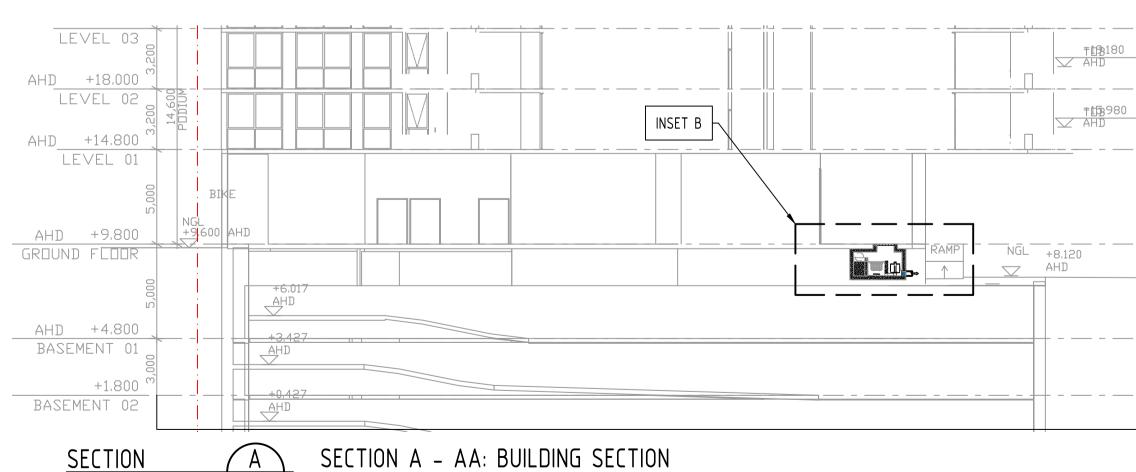
#### NOTE

- 1. FFL'S ARE INDICATIVE, REFER TO ARCHITECTURAL LAYOUT FOR FURTHER DETAILS
- 2. PLOTTED SERVICES ARE AS PER BYDA RECORDS. FURTHER SURVEY IS REQUIRED TO ENSURE ALL SERVICES ARE ACCURATELY LOCATED
- 3. VERGE ALONG THE DEVELOPMENT FRONTAGE IS HEAVILY CONGESTED WITH EXISTING SERVICES. IT IS PROPOSED TO UPGRADE THE EXISTING SEWER AND WATER CONNECTIONS. TO BE COORDINATED AT DETAILED DESIGN PHASE ON RECEIPT OF FURTHER SERVICE INVESTIGATION SUCH AS POTHOLING/GPR SCANNING.
- 4. MINIMUM STORMWATER TREATMENT DEVICES INCLUDE: 3 x OCEANPROTECT 200 MICRON OCEANGUARD PIT INSERTS; AND 3 x OCEANPROTECT 690 TALL PSORB STORMFILTER CARTRIDGES.
- ALL STORMWATER CAPTURE PITS TO BE FITTED WITH OCEANPROTECT 200 MICRON OCEANGUARD PIT INSERTS, REFER TO ADG SMP FOR FURTHER DETAILS.

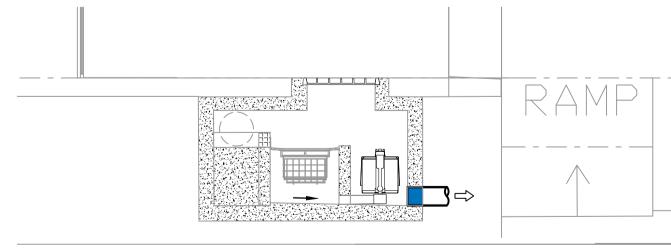


TANK ARRANGEMENT AND DETAILS TO BE CONFIRMED DURING DETAILED DESIGN PHASE.

#### INDICATIVE TREATMENT TANK DETAIL SCALE 1:50



RP10558 11 1/1 1/1 1. 1. 1. p. 11. 11. 11. 1 1/1 1/1 1/1 RP10558 1 11 11 11 11 / 11 11 11 11 /11 11 11 11 11 14 14 14 14 11 SP208752 11 11 11 11 11 1. 1. 1. 1. 1. 4 1/4 1/4 1/4 1/4 14 6 1/4 1/4 1/4 PROPOSED INLET PIPE CONVEYING FLOWS UP TO AND INCLUDING THE MAJOR STORM EVENT. SPECIFIC DETAILS ARE TO BE BASEMENT 1: STORMWATER TREATMENT TANK CONFIRMED DURING DETAILED DESIGN PHASE STORMWATER TREATMENT TRAIN TO BE LOCATED IN BASEMENT 1, SUSPENDED FROM BASEMENT 1 ROOF, SIZED AT 2.5m<sup>2</sup> CONTAINING 3x690mm PSORB STORMFILTER CARTRIDGES AND 3x0CEANGUARD 200 MICRON MESH BAG SPECIFIC DETAILS REGARDING TANK LOCATION TO BE COORDINATED DURING DETAILED DESIGN PHASE. PROPOSED 900mm x 900mm SURCHARGE OUTLET HYDRAULIC PIPEWORK TO SURCHARGE GRATE LOCATED IN INDEPENDENT STRUCTURE PIT. TO BE CONFIRMED BY HYDRAULIC TO TANK. SPECIFIC DETAILS ARE TO BE CONSULTANT IN DETAILED DESIGN PHASE. CONFIRMED DURING DETAILED DESIGN PHASE. HIGH RISK OF CLASH WITH EXISTING SERVICE. FURTHER INVESTIGATION VIA POTHOLING IS RECOMMENDED GULLY INLET 🖟 : DURING DETAILED DESIGN. SUFFICIENT CLEARANCE TO PROPOSED STORMWATER PROPERTY CONNECTION. PIPE TO BE BE ACHIEVED TO EXISTING GULLY CONNECT ID. SIZED TO CONVEY FLOWS, UP TO AND INCLUDING THE Q10 (MINOR) L15036292. TO BE FURTHER REVIEWED AT DETAILED 🛛 EVENT TO COUNCIL INFRASTRUCTURE. SPECIFIC DETAILS ARE TO DESIGN UPON RECEIPT OF ADDITIONAL SURVEY. BE CONFIRMED DURING DETAILED DESIGN PHASE.



INSET B: TREATMENT TANK SECTION SCALE 1:50



## **PRELIMINARY** NOT FOR CONSTRUCTION

JB CDM 23.05.23 PRELIMINARY - ISSUED FOR INFORMATION 24.08.22 PRELIMINARY - ISSUED FOR INFORMATION JB CDM 11.07.22 PRELIMINARY - ISSUED FOR INFORMATION JB CDM By Chk Date Description

SCALE 1:200

C45

SCALE 1:50

RPEQ CERTIFICATION PROJECT NUMBER: PROJECT NAME: ANDERSON ST BTR DATE: 24.05.23 CERTIFIED BY: GREGG VAN GREUNING 23555 Annu RPEQ NUMBER: SIGNATURE:

AT ORIGINAL SIZE (A1) SCALE 1:200 AT ORIGINAL SIZE (A1)

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PRELIMINARY STORMWATER DRAINAGE LAYOUT PLAN

03

PLOT DATE: 5/24/2023 9:54 AM FILENAME: \\ADGCE.LOCAL\PROJECTS\BNE\25000\25825\CVL\DWG\25825\_DA04\_PRELIMINARY STORMWATER DRAINAGE LAYOUT PLAN.DWG

FULL SIZE ON ORIGINAL 0 10 20 30 40 50 60 70 80 90 100mm

LEGEND

PROPERTY BOUNDARY

ADJACENT PROPERTY BOUNDARY

EXISTING EASEMENT BOUNDARY EXISTING SURFACE CONTOURS

EXISTING NOMINAL KERB LINE

EXISTING EDGE OF BITUMEN LINE EXISTING ROAD CENTERLINE

EXISTING EDGE OF BUILDING EXISTING EDGE OF BUILDING EAVE

EXISTING BATTER EXISTING FENCE

BUILDING OUTLINE PROPOSED EARTHWORKS PAD

PROPOSED RETAINING THROUGH STRUCTURE

PROPOSED EARTHWORKS CUT

EXISTING ROAD

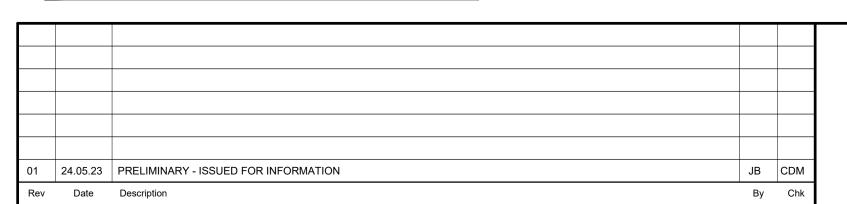
 $\bigcirc$  7.000m

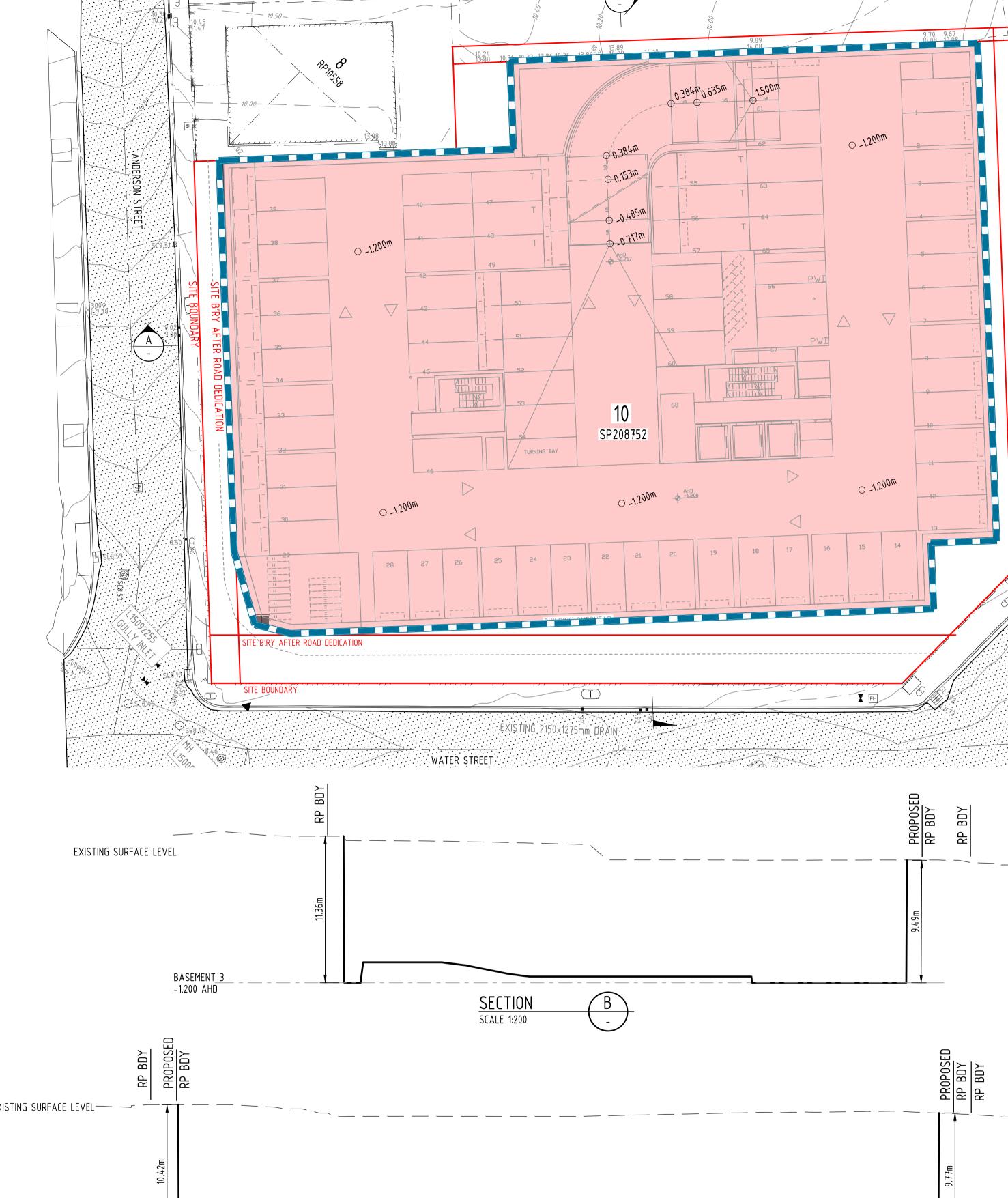
FINISHED SURFACE LEVEL

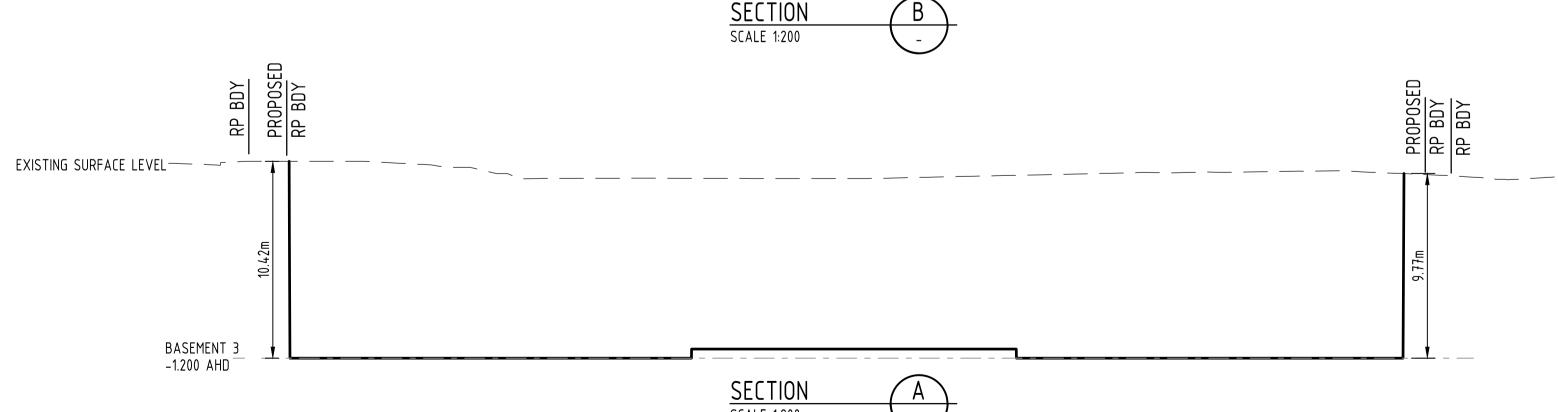
ALL DETAILS SHOWN ARE SUBJECT TO FURTHER DETAILED DESIGN

NOTE

1. FFL'S ARE INDICATIVE, REFER TO ARCHITECTURAL LAYOUT FOR FURTHER DETAILS 2. ALL LEVELS SHOWN ARE FINISHED FLOOR LEVELS







DEVELOPMENT APPROVAL Approval no: DEV2022/1337 22 December 2023 **PRELIMINARY** 

RPEQ CERTIFICATION ANDERSON ST BTR 24.05.23 GREGG VAN GREUNING 23555 Juny

PROJECT NAME:

CERTIFIED BY:

RPEQ NUMBER:

SIGNATURE:

DATE:

AT ORIGINAL SIZE (A1)

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PRELIMINARY EARTHWORKS LAYOUT PLAN

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PLANS AND DOCUMENTS referred to in the PDA

**P4** 

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FULL SIZE ON ORIGINAL 0 10 20 30 40 50 60 70 80 90 100mm