

The graphic features a large, light gray L-shaped background element. A smaller, dark maroon L-shaped element is positioned in the upper right corner of the gray shape, partially overlapping it. The text is located in the upper right corner of the gray area.

Appendix C
**Engineering Services
Report**

Context Area 4 & 5 North

PEET Flagstone City Pty Ltd

Engineering Services Report

24-1082 ESR-CA4 & CA5 NORTH-V2

12 May 2026

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This report has been compiled at the level of detail specified in the report and no responsibility is accepted for interpretations made at more detailed levels than so indicated.

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Document Control

24-1082ESR-CA5NORTH-V1

Version	Date	Details	Prepared	Checked	Approved
1	08/05/2026	Draft Issue	CG	DC	-
2	12/05/2026	Final	CG	DC	DC

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1. Introduction

Colliers Engineering & Design has been engaged by PEET Flagstone City Pty Ltd to prepare this Civil Engineering Services Report to support the DA submission for a residential subdivision at PEET Flagstone City Context Area 4 & 5 North on land described as Lot 907 on SP332140, Lot 50050 on SP332140 and as shown in *Figure 1* below:



Figure 1: Site Location (extract QLD Globe)

This report covers the following civil infrastructure:

- Earthworks
- Sediment and Erosion Control
- Roadworks
- Sewerage Reticulation
- Water Supply
- Stormwater Quality and Quantity
- Utilities

This report will confirm that the proposed development can be adequately serviced and comply with the EDQ and Logan City Council Planning Scheme where relevant, Queensland Streets, Australian Standards and other relevant guidelines where appropriate.

2. Earthworks

The development will consist of civil earthworks in accordance with AS3798-2007. Topsoil is to be stripped from the development area and reused on-site. Any material requiring disposal from site will be disposed of at a Council approved location in a lawful manner with acceptable haul routes to be determined at the time of construction. Excess cut is to be used in surrounding CA4& CA5 lots to provide a nil impact outside the context area.

The existing topography on the site generally includes steep crests along R030 continuing to fall down to the Sandy Gully reaches. The CA4 finger naturally falls to the East to the downstream of the gully reaches and the CA5 North falls both North and South towards Sandy gully following the natural topography of which the lot layout has incorporated in its best ability to match the existing topography.

Earthworks constraints over the site include, but are not limited to, steep natural surface, existing vegetation retention lines, existing waterway stability buffers and external New Beith Road levels interfacing to the West.

Earthworks have been designed to minimise retaining walls to a maximum height of 2.5m while responding to the various road typology constraints and uses throughout the precinct. In conjunction with the proposed stormwater management by Engeny, the development will discharge to multiple bioretention basins around the development boundaries. In isolated pockets, split level blocks will be utilised to further assist with level constraints across the site, providing additional opportunity to step proposed levels to contemplate the natural surface.

Fill is proposed to be placed over the site in the East largely driven by the required levels of the culvert crossings to work to provide adequate immunity over the gully reaches. The balance export of 162,989m³, as mentioned above, is proposed to be used in the direct neighbouring future stage of CA5.

The proposed earthworks are outlined in **Appendix A** (Drawings 24-1082-DA-0050 to 24-1082-DA-0150) demonstrating how the natural topography is appropriately addressed. A Geotechnical Investigation and Landslide Risk Assessment is proposed and to be provided to further inform earthworks for the development. Dispersive soils are also expected in this context area like previous applications and as such will be addressed as apart of detailed design.

3. Sediment & Erosion Control

Sediment and erosion control will generally comprise of clean and dirty water diversion drains, temporary sediment basin as appropriate, silt fences, early stabilisation of disturbed areas where possible and other control measures as appropriate and/or required to meet EDQ and Logan City Council requirements.

Detail design of the sediment and erosion control strategy will be submitted at the EDQ Compliance Assessment and Pre-Construction Package Lodgement phase. The civil works undertaken by the contractor will implement a site management plan to incorporate and achieve compliance with the sediment and erosion control strategy at the time of construction. This will involve the preparation of a site-specific erosion and sediment control plan, certified by an RPEQ or CPESC.

4. Roadworks & Drainage

The development is proposed to be accessed by three connections to R030 to the east of the development site and a secondary connection will be made via a Neighbourhood Connector Road connection which continues to the neighbouring Monarch Glen development prior to joining with New Beith Road.

The proposed road network will consist of a range of road typologies, from Trunk Connector and Neighbourhood Connector through to Neighbourhood Access Street and Neighbourhood Laneway aligning with the EDQ Street and Movement Network Guideline 6. A road hierarchy sketch plan including typical sections is included in the civil engineering drawings in **Appendix A** (Drawings 24-1082-DA-0220).

Road grades have been designed to achieve a safe and coherent network, to respond to the natural topography on the site with a maximum of 6.0% for trunk road and 12.0% for internal roads.

All roads will be designed in accordance with Councils planning scheme, provide access to all dwellings and allow sufficient width for turfed verges which will provide service corridors for sewerage, water, electrical and telecommunications. Typical road layouts and cross sections are shown in **Appendix A** (Drawings 24-1082-DA-0230).

All roads will provide access immunity to lots in accordance with the Queensland Urban Drainage Manual. Coordinated with Engeny, the culvert crossings required over Sandy Gully have been sized accordingly as reflected in Engeny's flood reporting and modelling. Further details are outlined in the updated SBSMP prepared by Engeny.

Road pavement designs will be prepared and provided to Council where appropriate and based on CBR results taken throughout the course of construction.

It is anticipated that intersection functional layout designs will be required to be submitted as part of a Compliance Assessment approval condition.

5. Sewerage Reticulation

Sewer discharge from the development is proposed to be serviced via external trunk gravity sewer lines along Sandy gully with DN200mm diameter sewer for CA4 and DN300 and DN450mm diameter mains for CA5 North that will discharge East towards the proposed sewer pump station FPS_FC3 by Logan Water. The proposed pump station then injects into the existing rising main detailed in the Flagstone City CA5 North Water & Wastewater Precinct Network Plan prepared by Colliers.

The proposed connection points and internal DN150mm sewerage reticulation network is outlined in **Appendix A** (Drawings 24-1082-DA-0500). The internal sewerage reticulation network will be designed in accordance with the SEQ Code to connect to the main trunk sewer lines and will be formalised through detailed design with EDQ Compliance Assessment and Pre-Construction Package submissions.

6. Water Reticulation

The CA4 and CA5 North development will be serviced via a connection to a DN200/250 water main along the proposed R030 to the East. The DN250mm watermain will then service the West along the Neighbourhood connector to the neighbouring Monarch Glen. The Monarch Glen booster pump station is required to service the pressure demand for the development to supply adequate water pressures and is discussed in the Flagstone City CA5 North Water & Wastewater Precinct Network Plan prepared by Colliers.

The proposed connection points and internal DN100mm water network is outlined in **Appendix A** (Drawings 24-1082-DA-0500) and will be formalised, including documentation in accordance with the South East Queensland Water Supply and Sewerage Design and Construction Code (SEQ D&C Code), through detailed design with EDQ Compliance Assessment and Pre-Construction Package submissions.

7. Stormwater Quality & Quantity

The proposed development will achieve no-worsening of the upstream and downstream waterways through the implementation of a stormwater management plan as prepared by Engeny.

Stormwater Quality objectives are met as required by the Logan City Council Planning Scheme Policy and State Planning Policy (SPP). Specifically, the water quality objectives for post development will be satisfied through the implementation of best practise end of line stormwater quality bio-filtration basins. These have been adequately sized to effectively mitigate the pollutant loads generated from the site to the SPP pollutant load reduction targets.

Concept Stormwater Basin layout plans are outline in **Appendix A** (Drawing 24-1082-DA-0200-0215). Details including the bio filtration media, spillways, inlet forebays and headwall outlets have been included in the drawing sets and will be further refined in detailed design for EDQ compliance submission.

For further details with respect to stormwater management, please refer to the amended Site-Based Stormwater Management Plan prepared by Engeny.

8. Utilities

The site will be serviced with electrical and telecommunication reticulation with agreements entered into by the relevant service providers. Adequate service corridors will be provided to enable service connection with designs being undertaken in accordance with a suitably qualified electrical consultant at the Operational Works/Building Application phase as necessary.

9. Conclusion

This report is accompanied with the concept engineering drawings and supporting documentation to demonstrate that the development can be adequately serviced in accordance with EDQ and Council's standards and guidelines.

We therefore request approval of the engineering components for the proposed development with reasonable and relevant conditions.

Appendices

Appendix A Concept Engineering Drawings

PROPOSED RESIDENTIAL DEVELOPMENT

CONTEXT AREA 4 and 5 (NORTH)

NEW BEITH ROAD, FLAGSTONE

FOR 'PEET FLAGSTONE CITY Pty.Ltd.'

DRAWING LIST

EARTHWORKS, ROADWORKS AND DRAINAGE

- 24-1082-DA-0001 COVER PLAN
- 24-1082-DA-0002 OVERALL SITE PLAN
- 24-1082-DA-0050 CONCEPT BULK EARTHWORKS OVERALL LAYOUT PLAN
- 24-1082-DA-0100 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 1 OF 16
- 24-1082-DA-0101 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 2 OF 16
- 24-1082-DA-0102 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 3 OF 16
- 24-1082-DA-0103 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 4 OF 16
- 24-1082-DA-0104 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 5 OF 16
- 24-1082-DA-0105 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 6 OF 16
- 24-1082-DA-0106 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 7 OF 16
- 24-1082-DA-0107 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 8 OF 16
- 24-1082-DA-0108 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 9 OF 16
- 24-1082-DA-0109 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 10 OF 16
- 24-1082-DA-0110 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 11 OF 16
- 24-1082-DA-0111 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 12 OF 16
- 24-1082-DA-0112 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 13 OF 16
- 24-1082-DA-0113 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 14 OF 16
- 24-1082-DA-0114 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 15 OF 16
- 24-1082-DA-0115 CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 16 OF 16
- 24-1082-DA-0150 CONCEPT BULK EARTHWORKS SITE SECTIONS
- 24-1082-DA-0151 CONCEPT BULK EARTHWORKS INTERFACE SECTIONS AND TYPICAL DETAILS
- 24-1082-DA-0200 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 1 OF 16
- 24-1082-DA-0201 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 2 OF 16
- 24-1082-DA-0202 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 3 OF 16
- 24-1082-DA-0203 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 4 OF 16
- 24-1082-DA-0204 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 5 OF 16
- 24-1082-DA-0205 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 6 OF 16
- 24-1082-DA-0206 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 7 OF 16
- 24-1082-DA-0207 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 8 OF 16
- 24-1082-DA-0208 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 9 OF 16
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- 24-1082-DA-0215 CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 16 OF 16
- 24-1082-DA-0220 CONCEPT ROAD HIERARCHY LAYOUT PLAN
- 24-1082-DA-0230 CONCEPT ROAD TYPICAL CROSS SECTION
- 24-1082-DA-0235 CONCEPT TRUNK ROADS LAYOUT PLAN
- 24-1082-DA-0240 CONCEPT R030 LONGITUDINAL SECTION SHEET 1 OF 3
- 24-1082-DA-0241 CONCEPT R030 LONGITUDINAL SECTION SHEET 2 OF 3
- 24-1082-DA-0242 CONCEPT R030 LONGITUDINAL SECTION SHEET 3 OF 3

STORMWATER QUALITY

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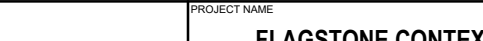
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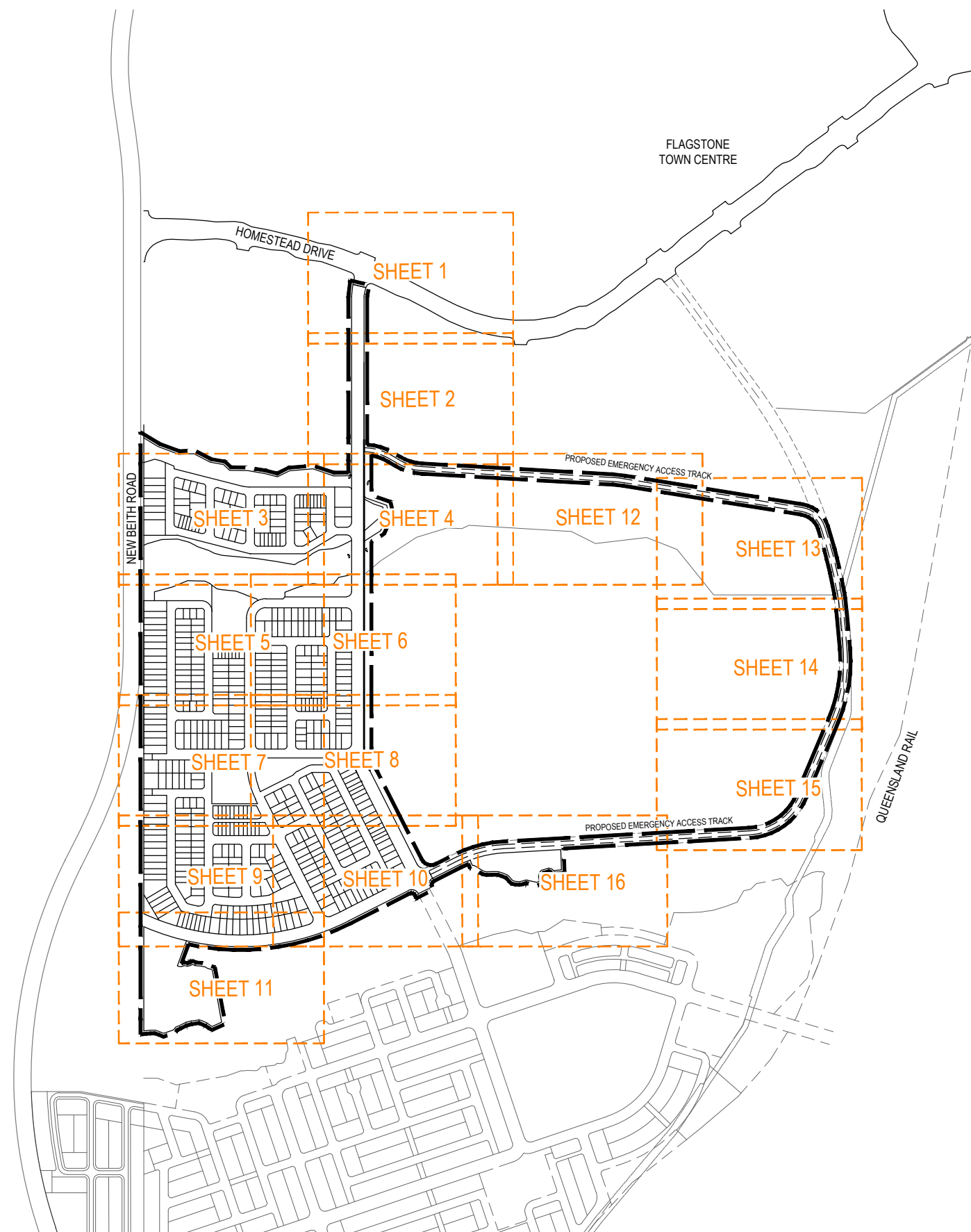
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- 24-1082-DA-0502 CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 2 OF 16
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- 24-1082-DA-0504 CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 4 OF 16
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- 24-1082-DA-0515 CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 15 OF 16
- 24-1082-DA-0516 CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 16 OF 16



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AREA OF SITE = 50.5ha		
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LOT X ON RP XXXX		
LOT X ON SP XXXX		
DATUM LEVEL AND LOCATION		
P.S.M XXX		
RL XX.XXX AHD		
LOCATED		
LOCATED		
LOCAL AUTHORITY: LOGAN CITY COUNCIL		
COUNCIL REFERENCE NUMBER:		

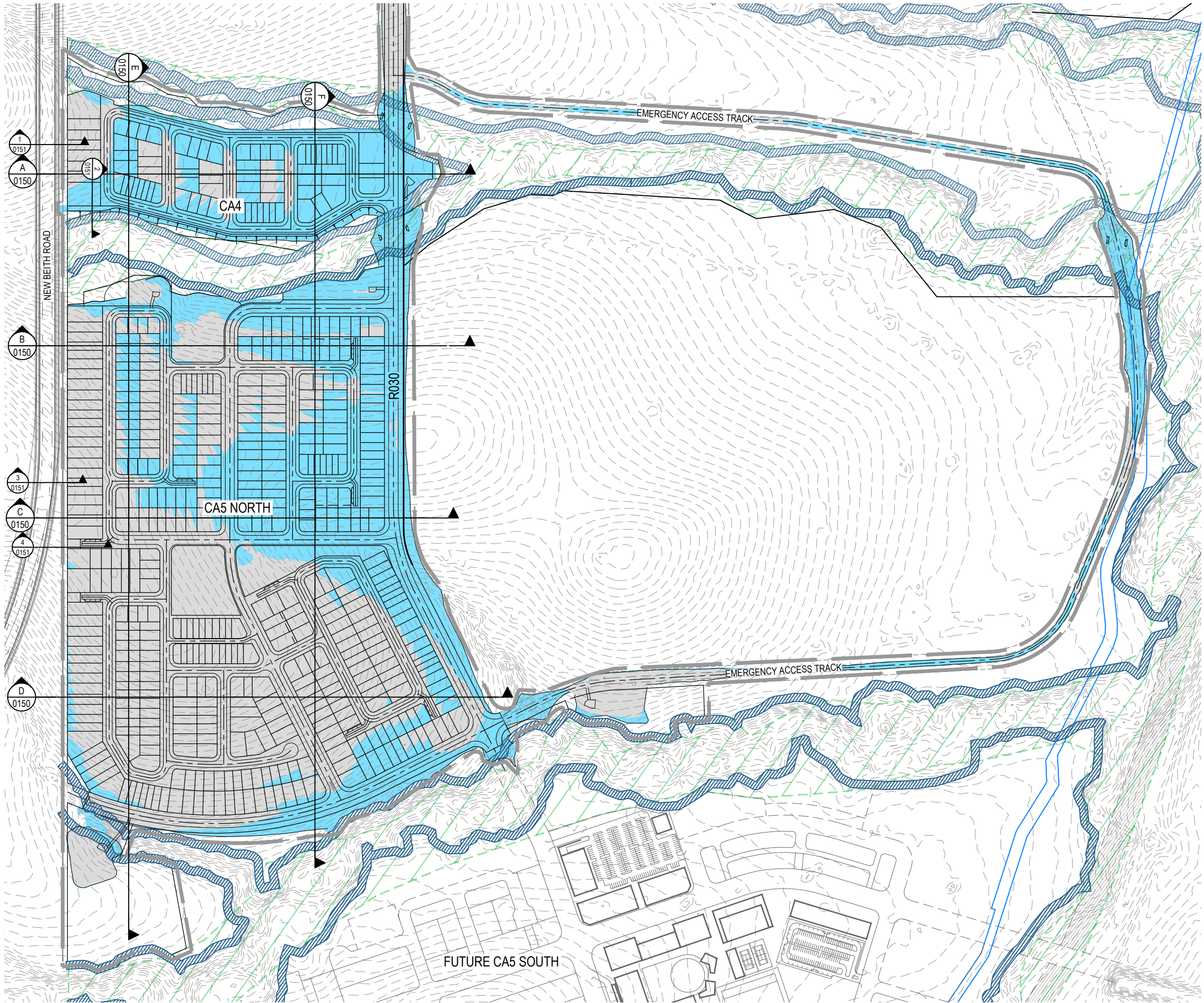
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									FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD				PROJECT No. 24-1082		DRAWING No. DA-0001		REVISION A



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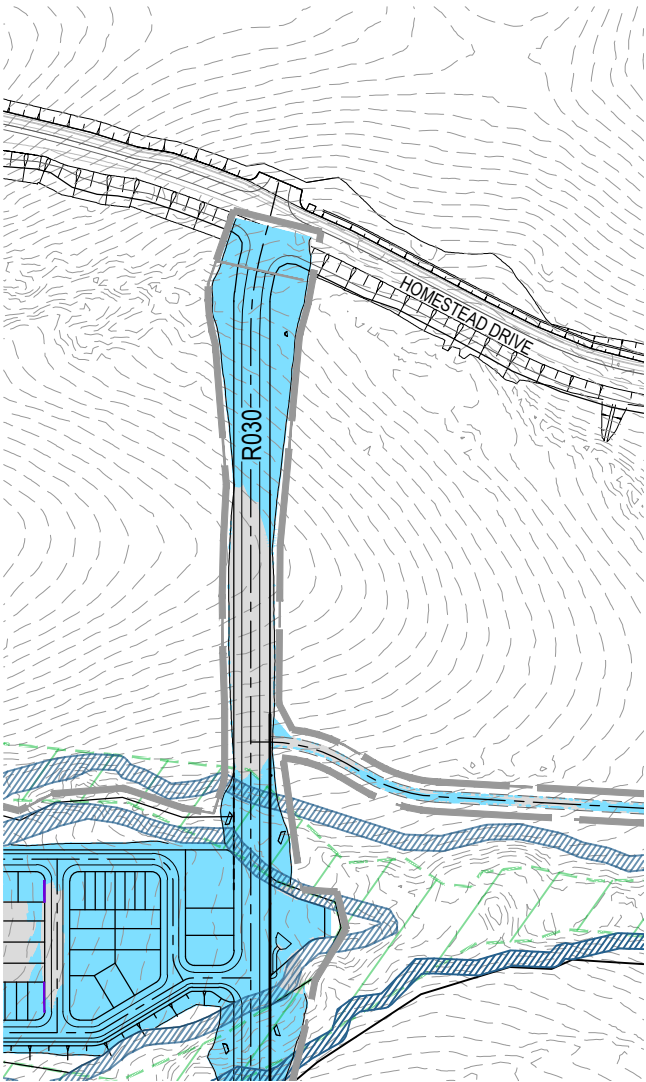
LEGEND

- PROPOSED AREA OF WORKS
- EXISTING SURFACE CONTOUR
- PROPOSED AREA OF CUT
- PROPOSED AREA OF FILL
- WATERWAY BUFFER
- CONSERVATION ZONE

EARTHWORKS VOLUMES

CUT	FILL	TOTAL BALANCE
372,410m ³	209,421m ³	162,989m ³ (EXPORT)

NOTE:
VOLUMES SHOWN ARE SOLID VALUES ONLY.
NO ALLOWANCE FOR BULKING, COMPACTION, ROAD BOXING, UNSUITABLE MATERIALS.



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DESIGN	APPROVED
	DATE 8.05.26
	FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD



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PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

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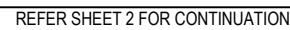
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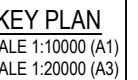
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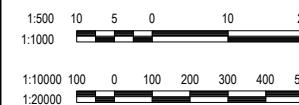
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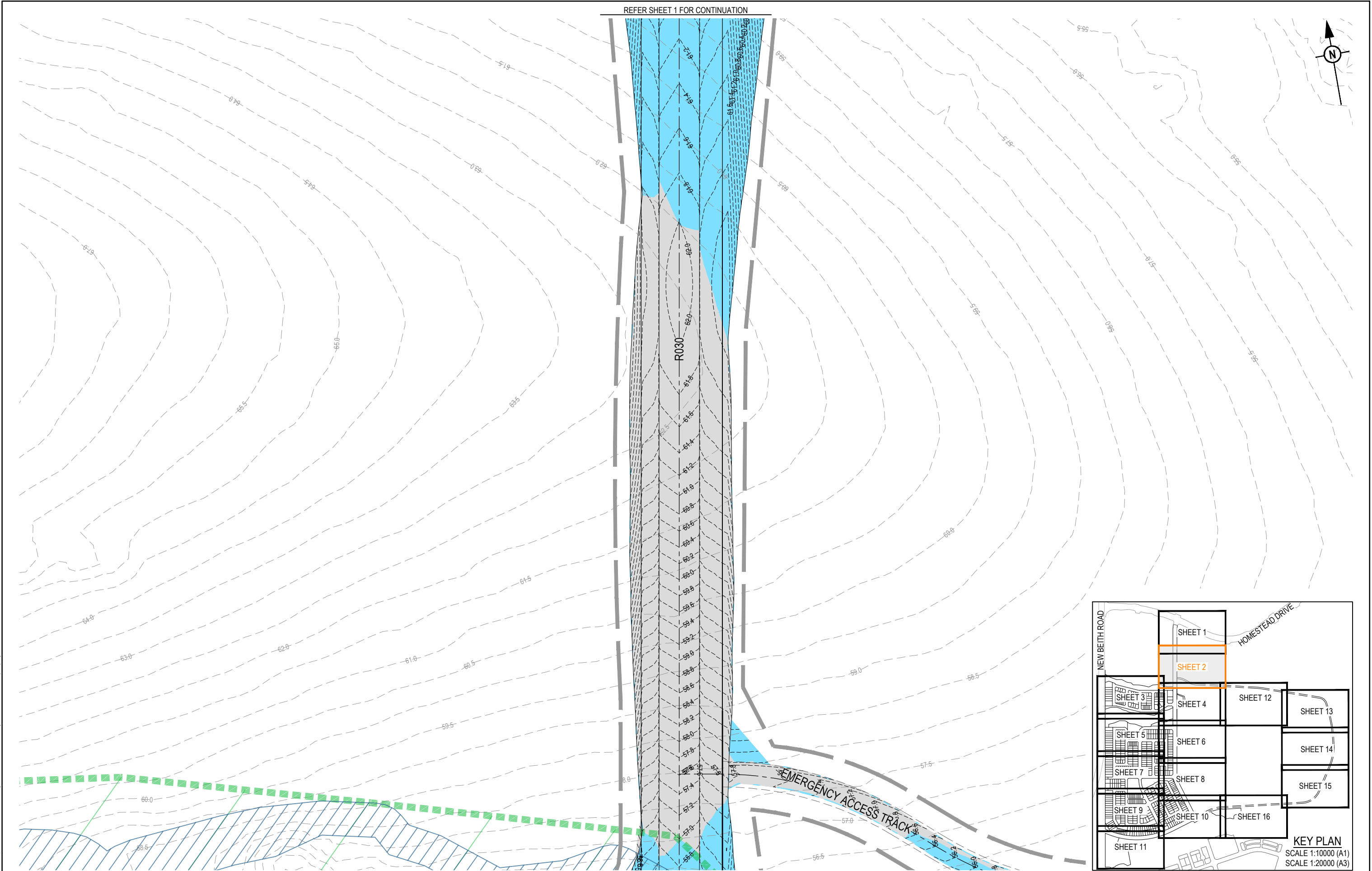
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ASSOCIATED CONSULTANT

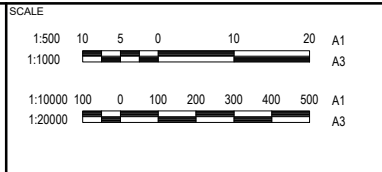
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FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

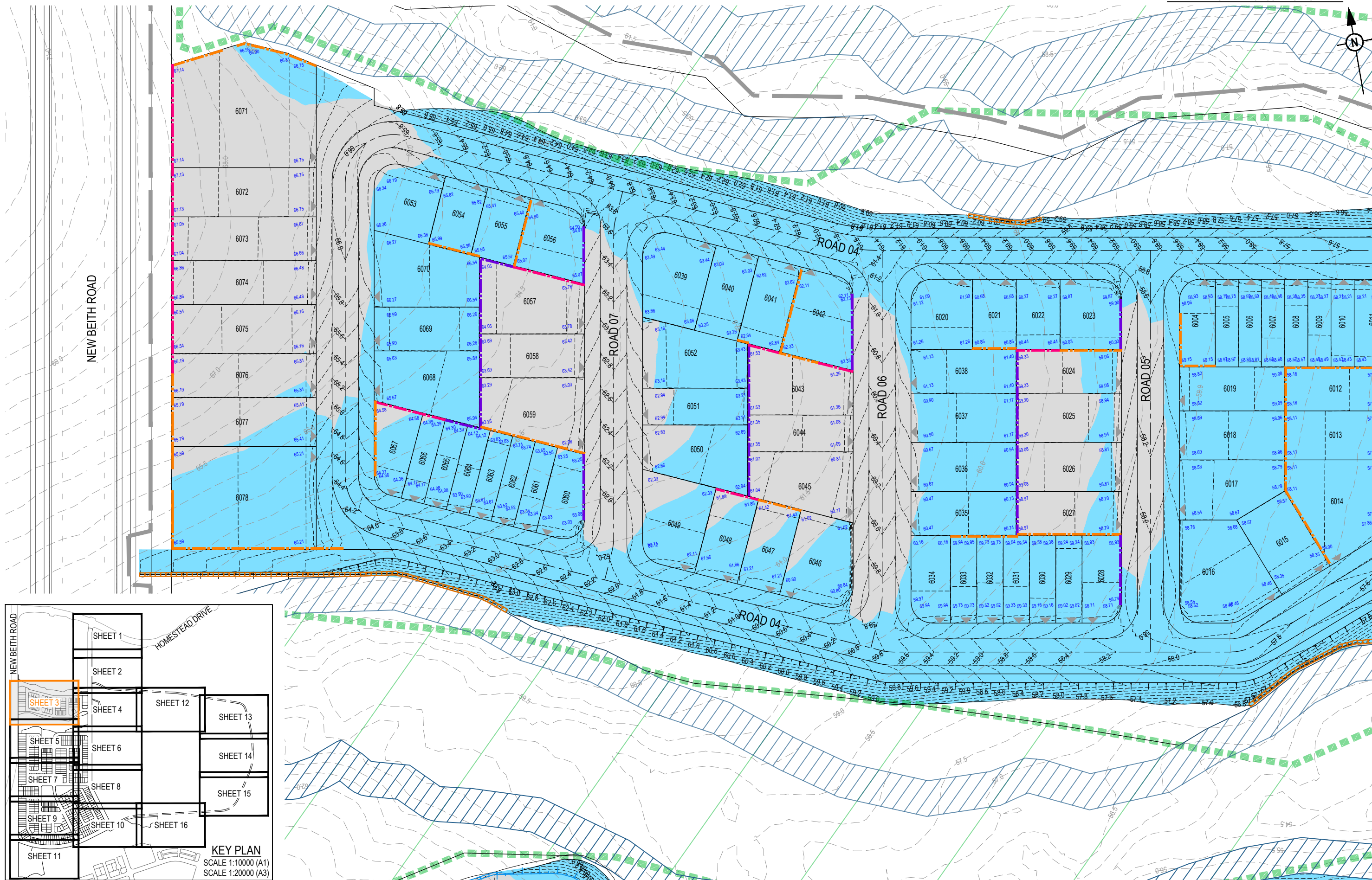


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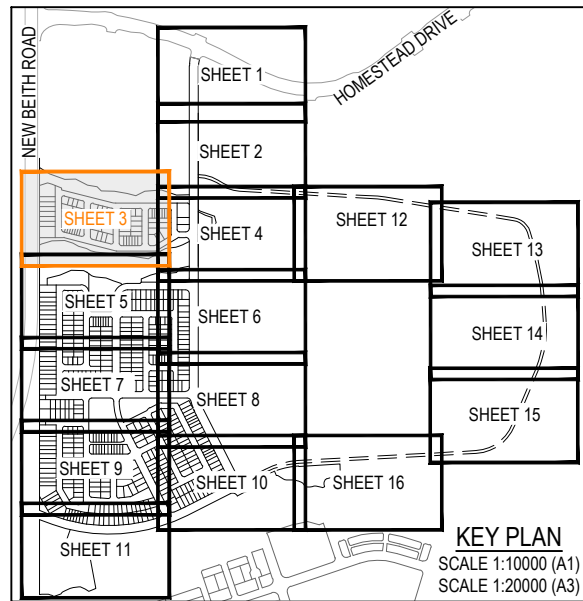
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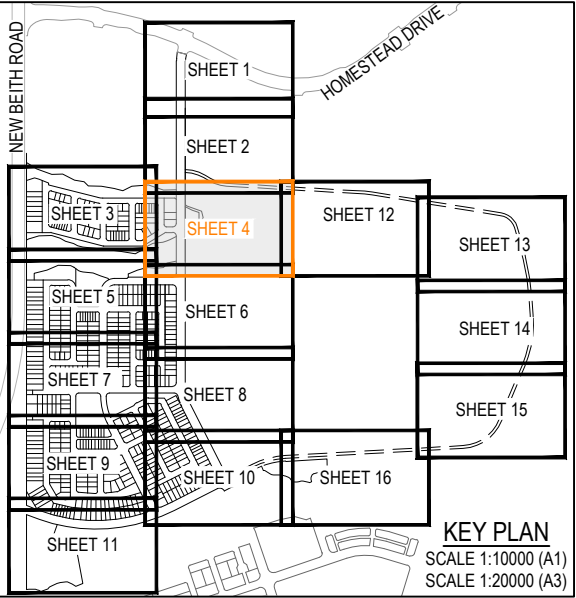
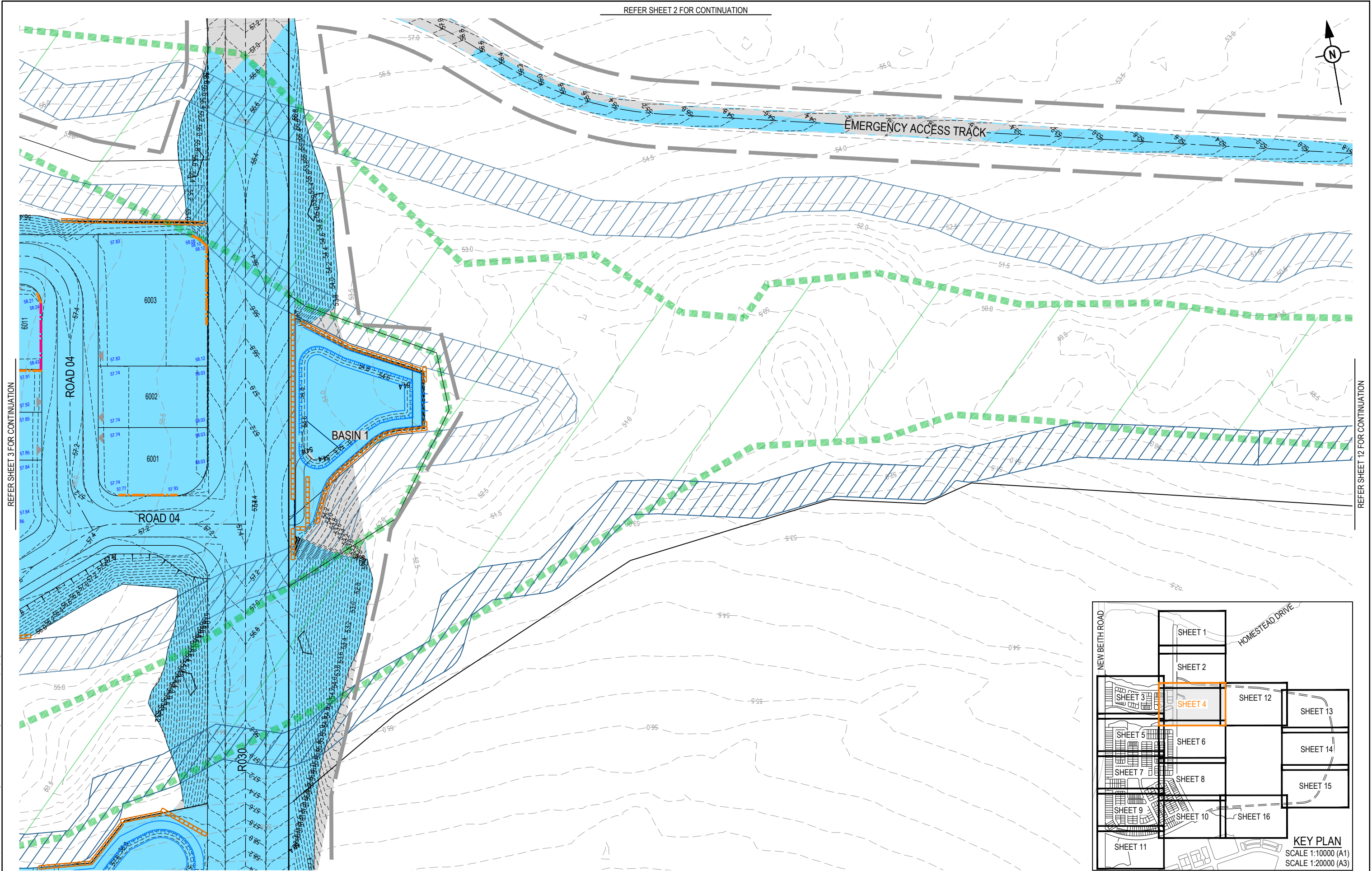


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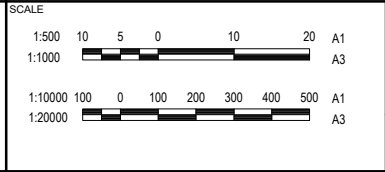


FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD



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DRAWN	STATUS
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DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

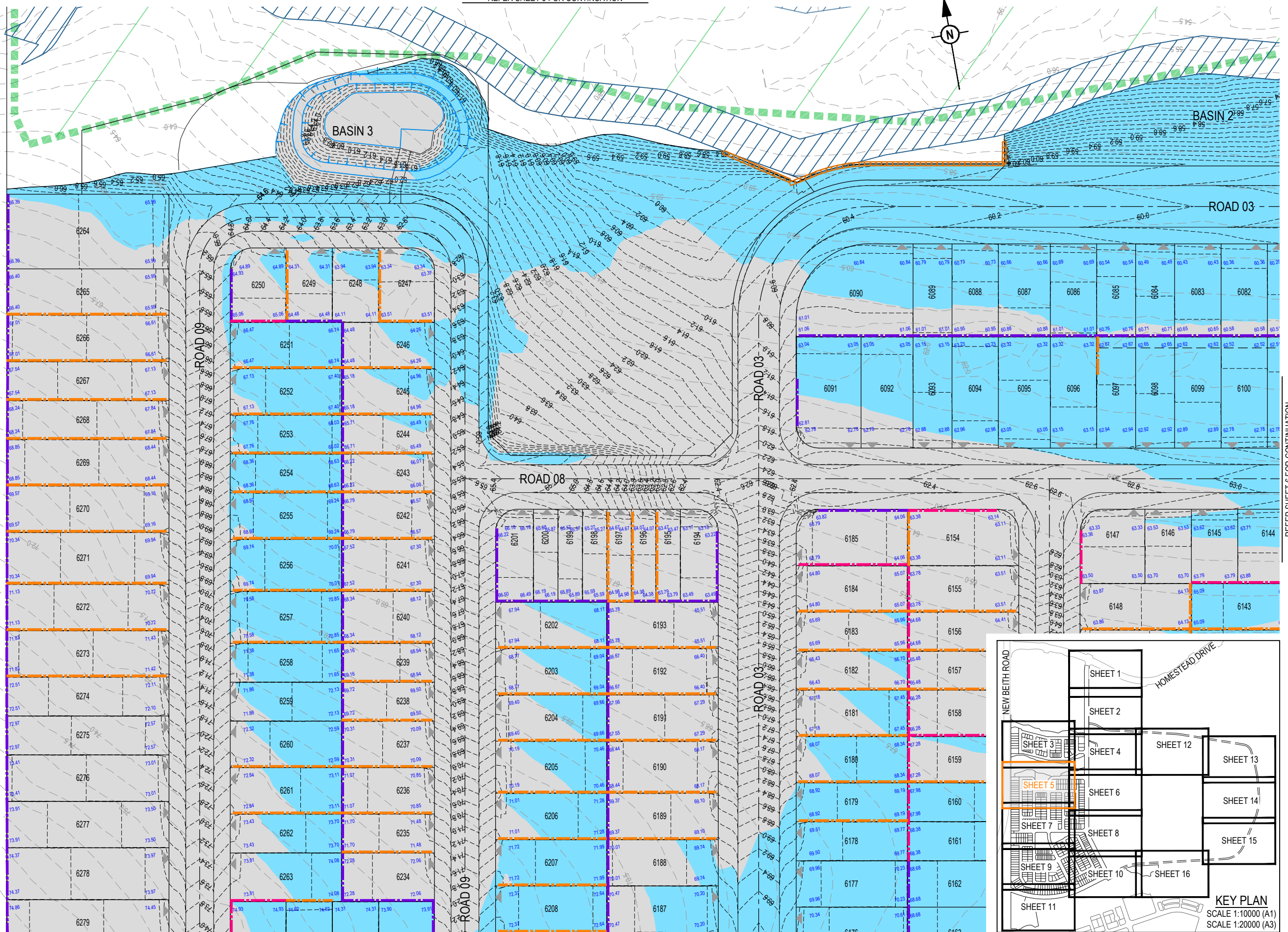


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

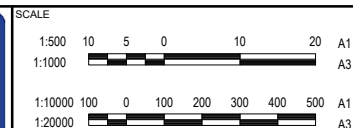
PROJECT NAME
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DRAWING TITLE		
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CLIENT	PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT	

**FLAGSTONE CONTEXT
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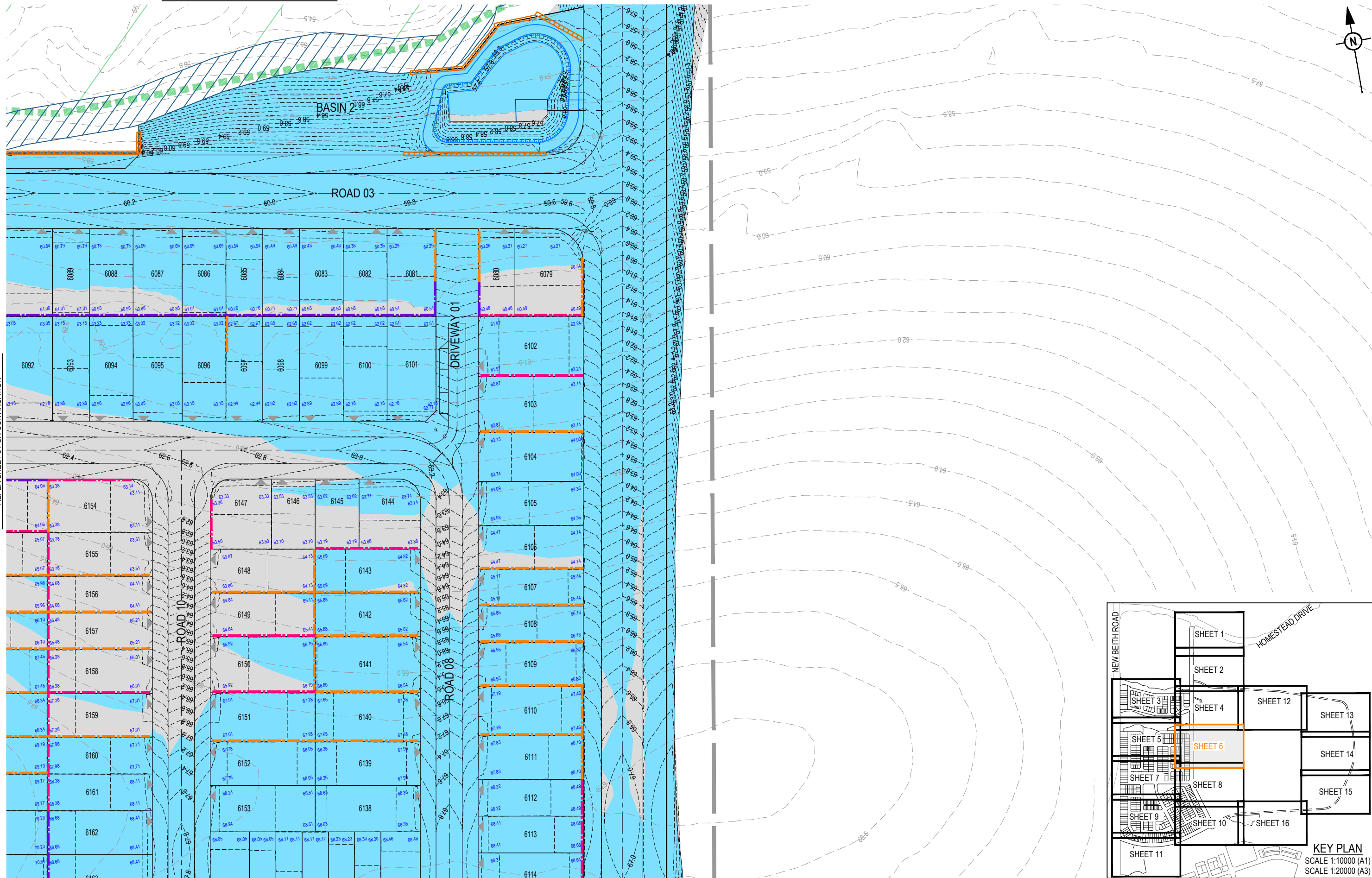
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PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0104	A

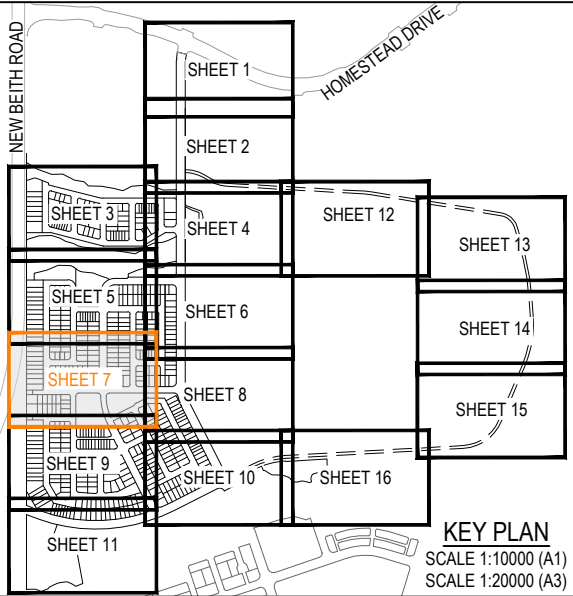
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STATUS
**FOR DEVELOPMENT APPLICATION
NOT FOR CONSTRUCTION**

APPROVED	DATE 8.05.26
FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

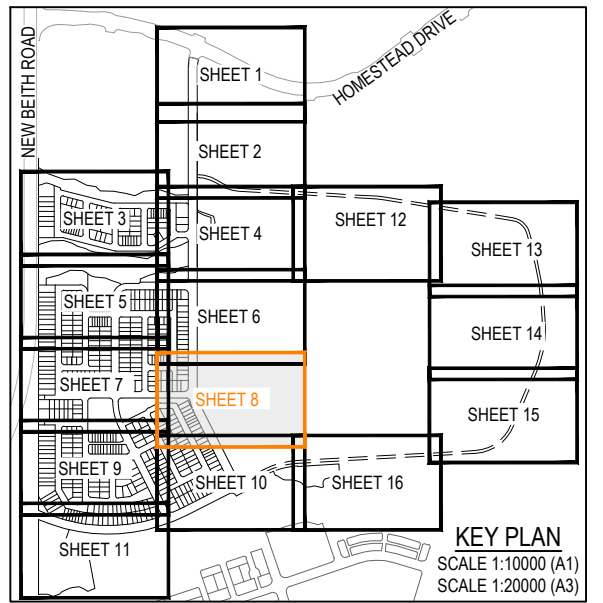
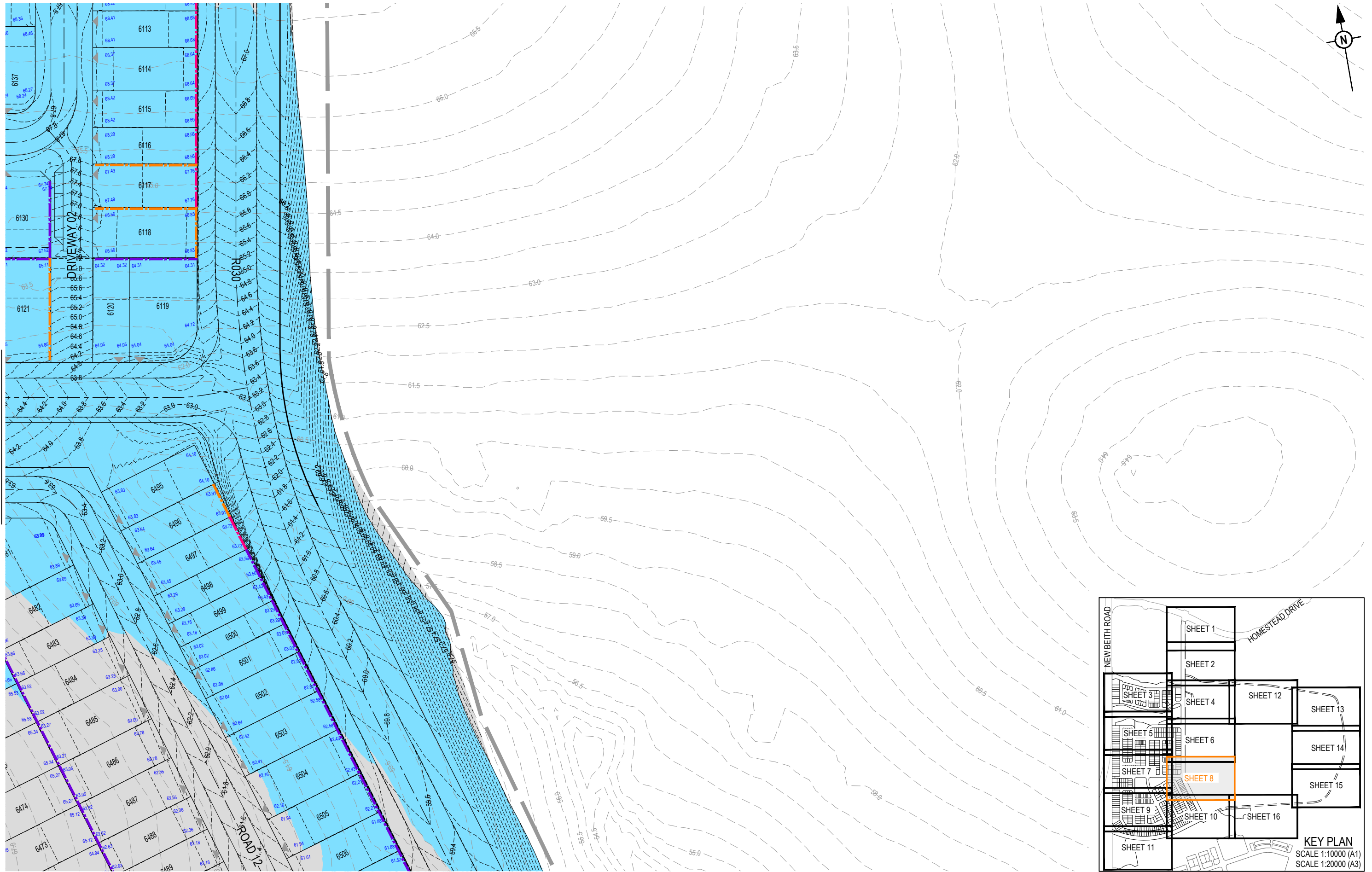


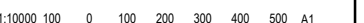
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A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION							
							DESIGN	APPROVED	DATE	8.05.26				
FOR AND ON BEHALF OF COLLIERIES INTERNATIONAL ENGINEERING & DESIGN PTY LTD														



REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS			SCALE		CLIENT	PROJECT NAME	DRAWING TITLE				
A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION			1:500 1:1000		A1 A3	PEET FLAGSTONE CITY Pty.Ltd.	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 7 OF 16			
						DESIGN	APPROVED	DATE 8.05.26		1:10000 1:20000		A1 A3			ASSOCIATED CONSULTANT	PROJECT No. 24-1082	DRAWING No. DA-0106	REVISION A
							FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD											

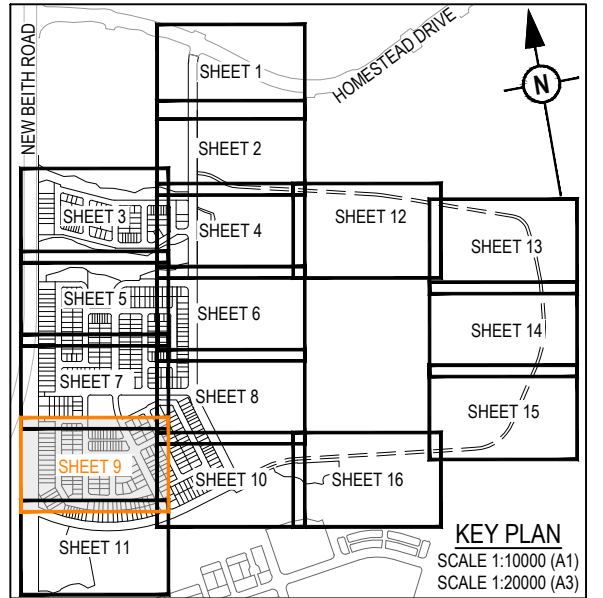
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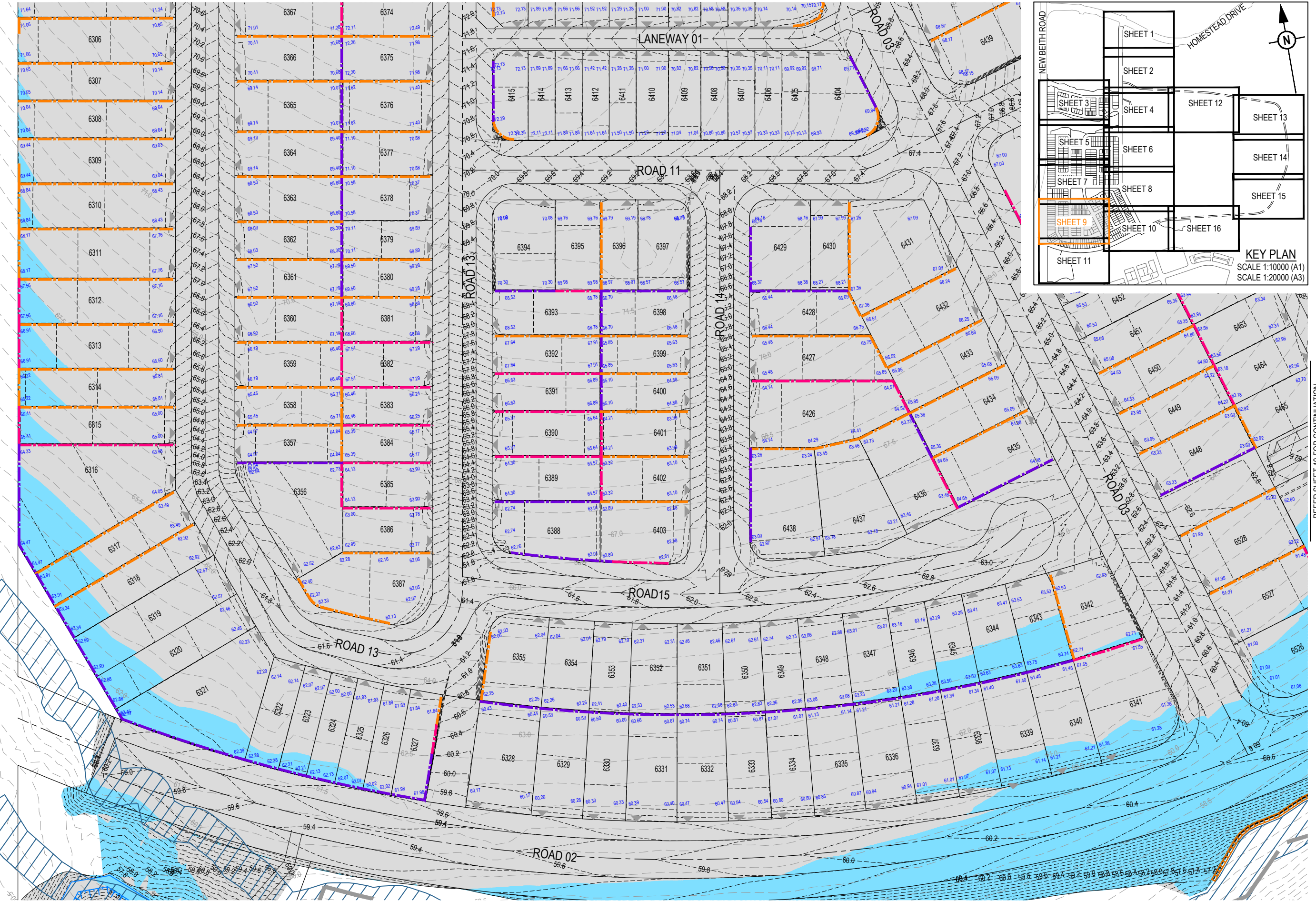
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A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION					DESIGN APPROVED DATE 8.05.26	CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 8 OF 16	
												PROJECT No. 24-1082	DRAWING No. DA-0107	REVISION A
							FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD							

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REFER SHEET 7 FOR CONTINUATION



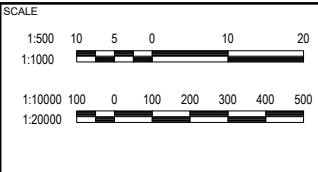
KEY PLAN
SCALE 1:10000 (A1)
SCALE 1:20000 (A3)



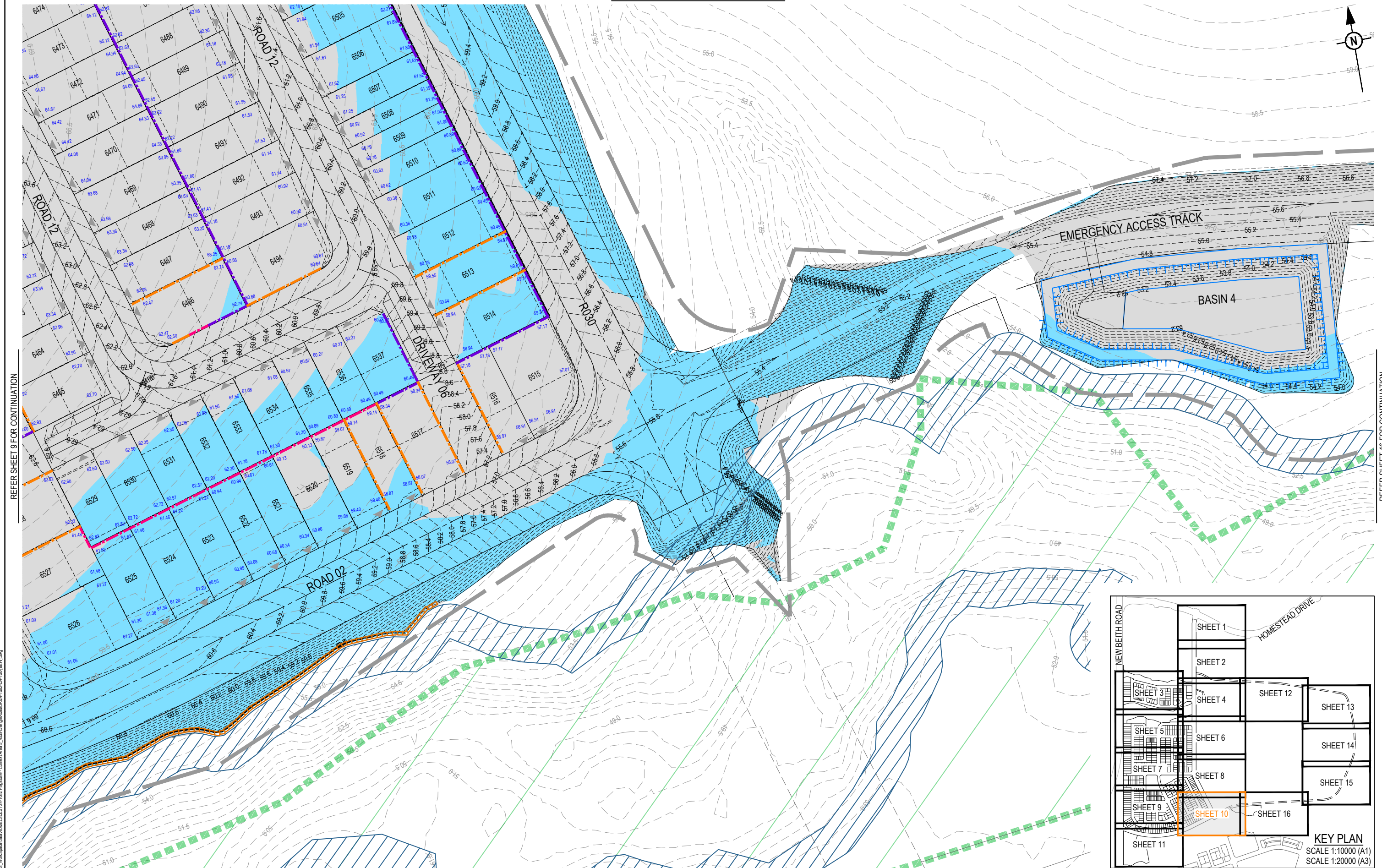
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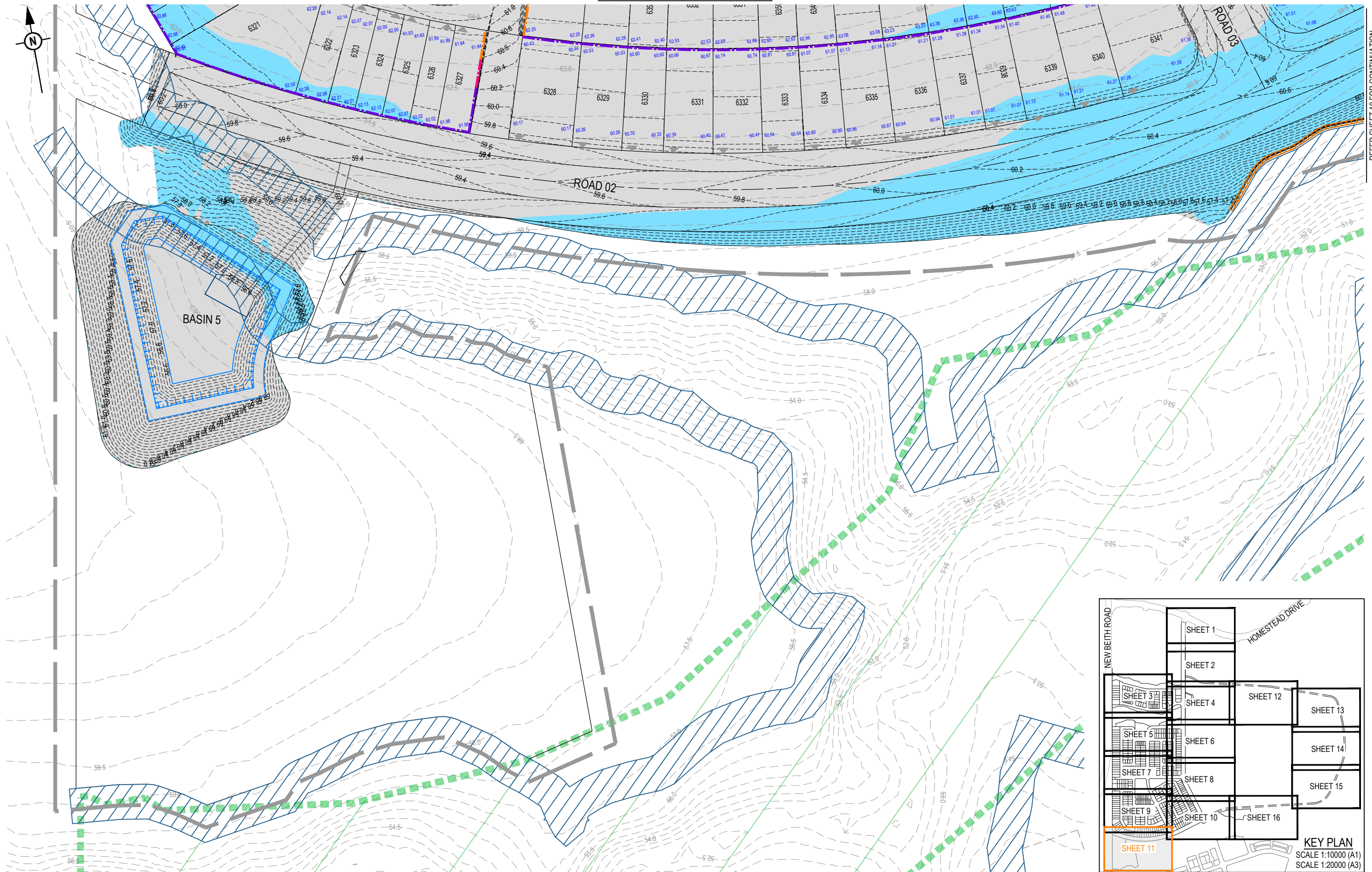
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A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION			PEET FLAGSTONE CITY Pty.Ltd.	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	PROJECT No.	24-1082	
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												A	



REFER SHEET 10 FOR CONTINUATION

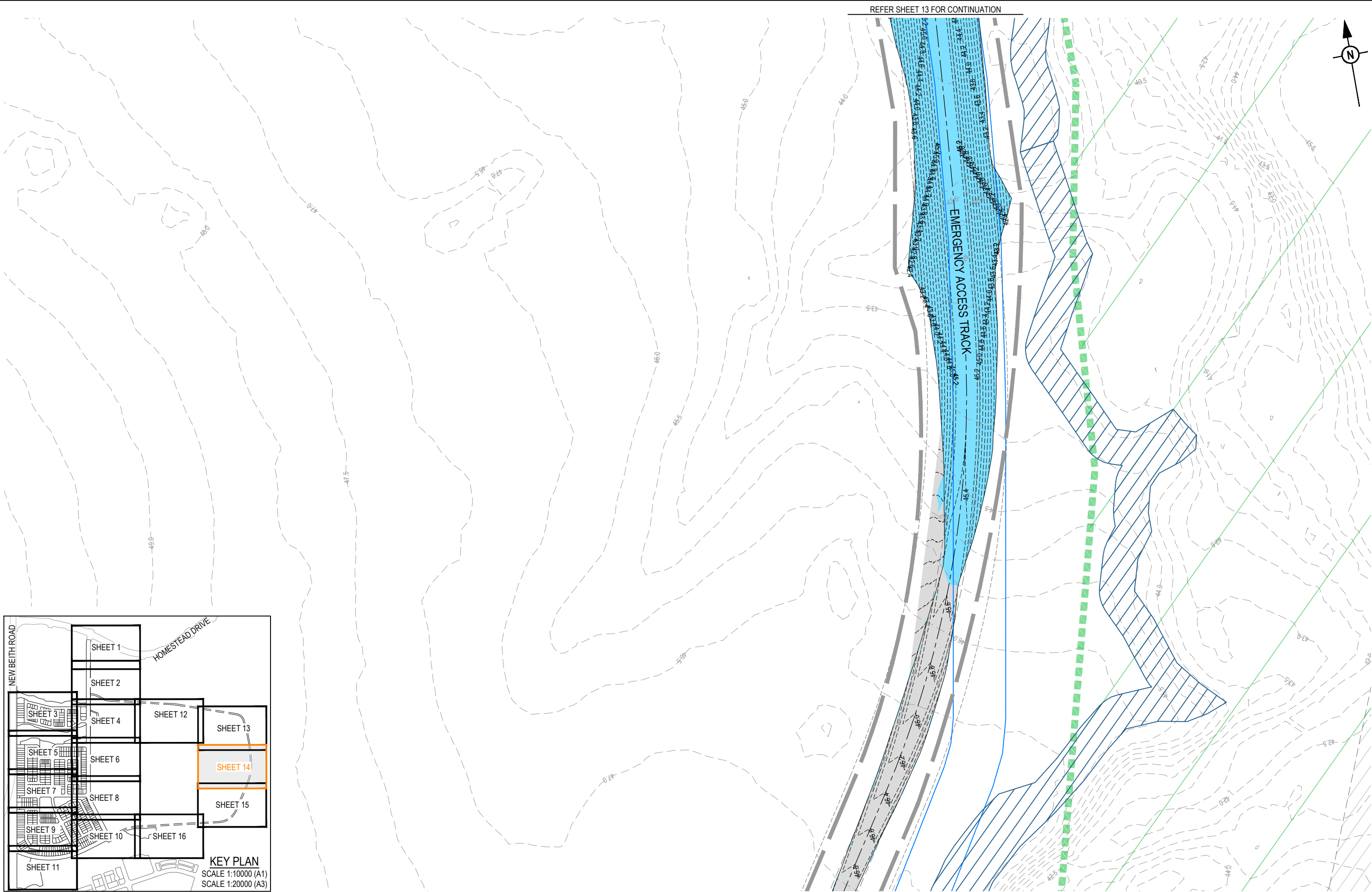
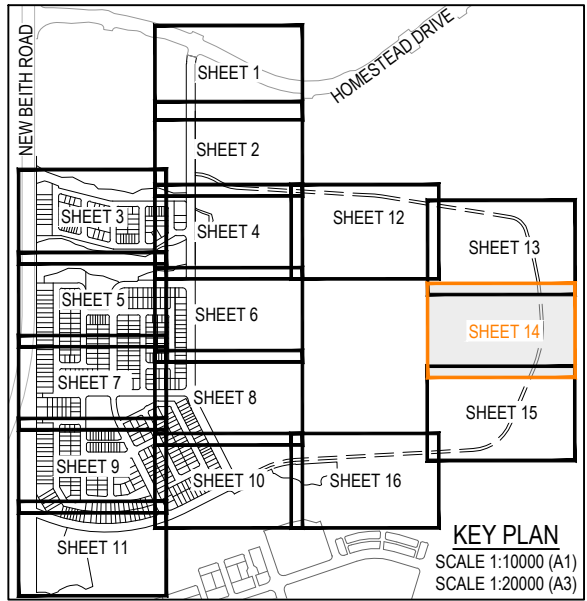


REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS			SCALE 1:500 10 5 0 10 20 A1 1:1000 100 0 100 200 300 400 500 A3 1:10000 100 0 100 200 300 400 500 A1 1:20000 100 0 100 200 300 400 500 A3	CLIENT	PROJECT NAME	DRAWING TITLE		
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							APPROVED			ASSOCIATED CONSULTANT	PROJECT No.	DRAWING No.	REVISION		
							DATE 8.05.26				24-1082	DA-0109	A		
							DESIGN								
							FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD								



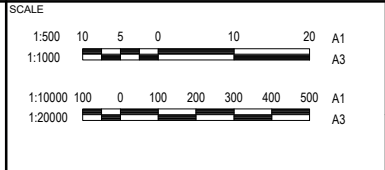
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								FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD								

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REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 14 OF 16		
PROJECT No. 24-1082	DRAWING No. DA-0113	REVISION A

NEW BEITH ROAD

SHEET 1

SHEET 2

SHEET 3

SHEET 4

SHEET 5

SHEET 6

SHEET 7

SHEET 8

SHEET 9

SHEET 10

SHEET 11

SHEET 12

SHEET 13

SHEET 14

SHEET 15

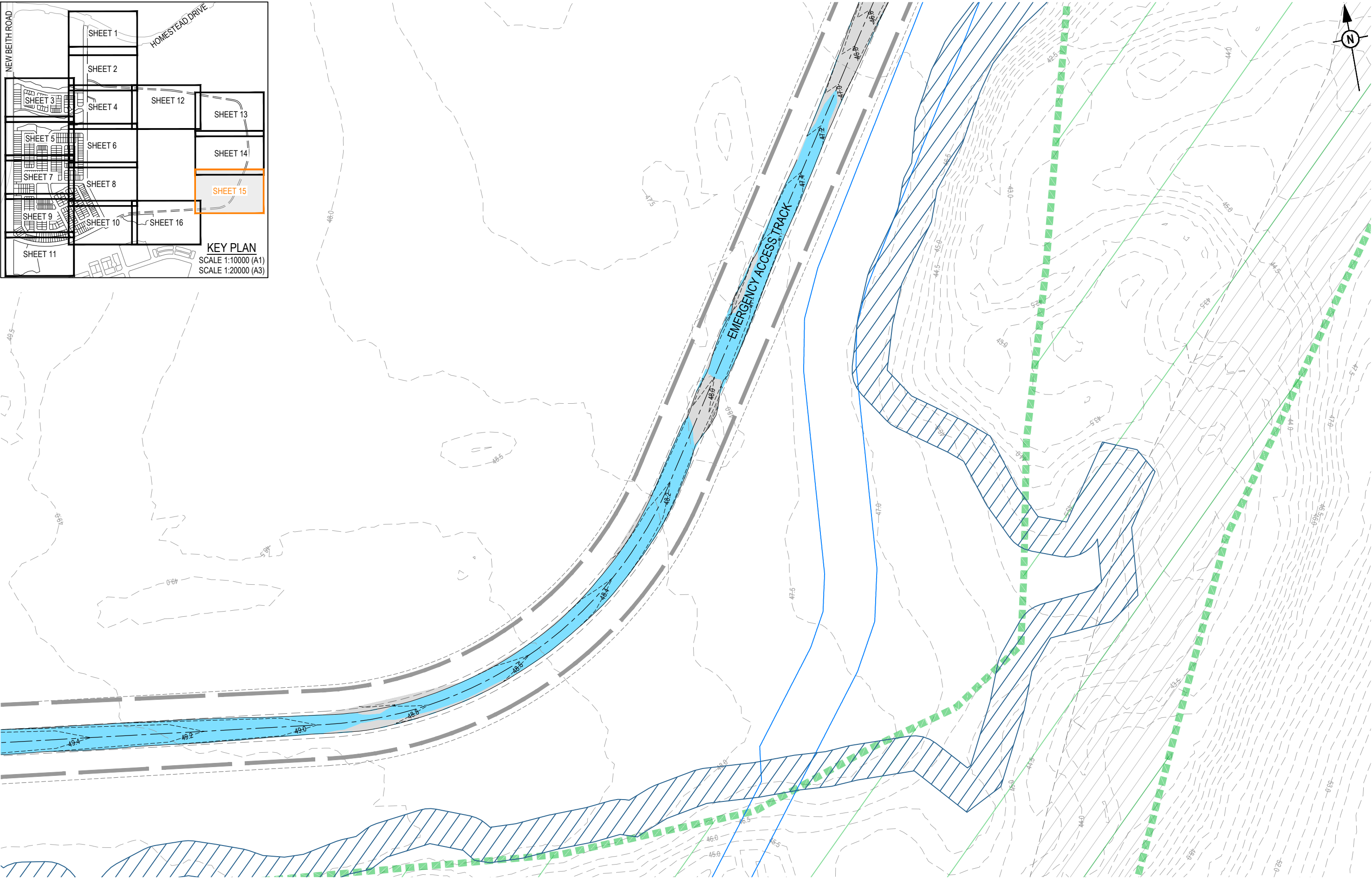
SHEET 16

HOMESTEAD DRIVE

KEY PLAN

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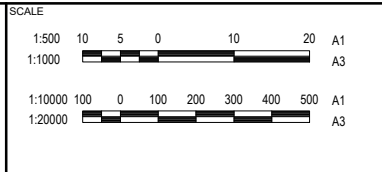
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REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT BULK EARTHWORKS LAYOUT PLAN SHEET 15 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0114	A

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RL50.000

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

F
0050

REFER BELOW FOR CONTINUATION

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

F
0050

REFER ABOVE FOR CONTINUATION

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

F
0050

REFER BELOW RIGHT FOR CONTINUATION

REFER ABOVE LEFT FOR CONTINUATION

RL51.000

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

E
0050

EXISTING SURFACE

DESIGN SURFACE

RL50.000

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

D
0050

RL58.000

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

C
0050

RL56.000

SECTION

SCALE 1:500 (V)
SCALE 1:1000 (H)

B
0050

RL49.000

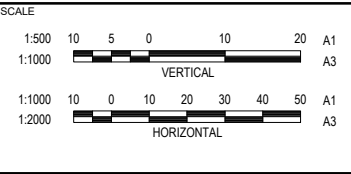
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SCALE 1:500 (V)
SCALE 1:1000 (H)

A
0050

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
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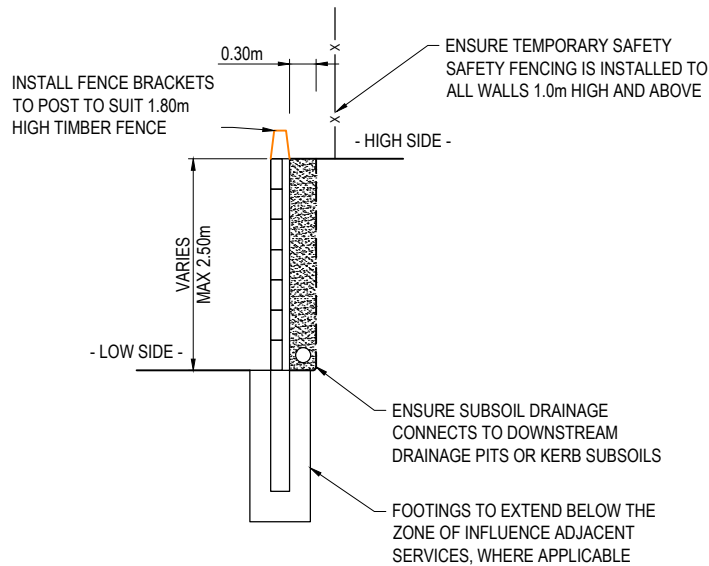
DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	DATE
	APPROVED 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

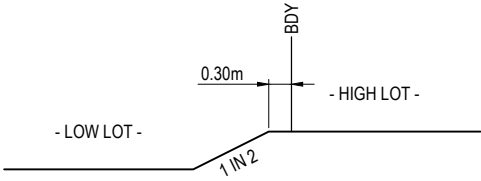
PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT BULK EARTHWORKS SITE SECTIONS		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0150	A

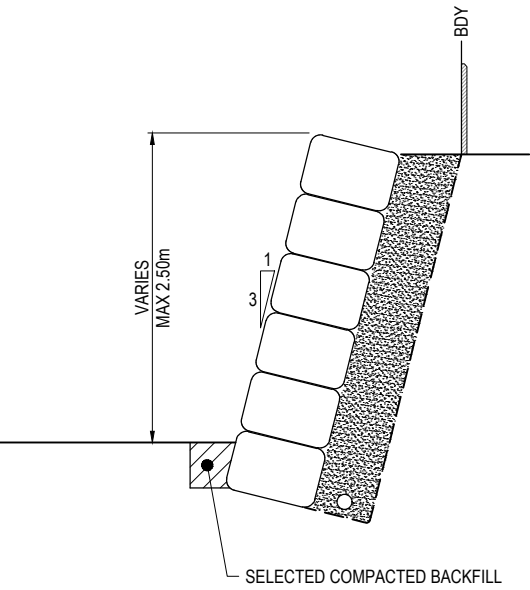


CONCRETE SLEEPER RETAINING WALL
TYPICAL DETAIL
SCALE 1:25 (A1)

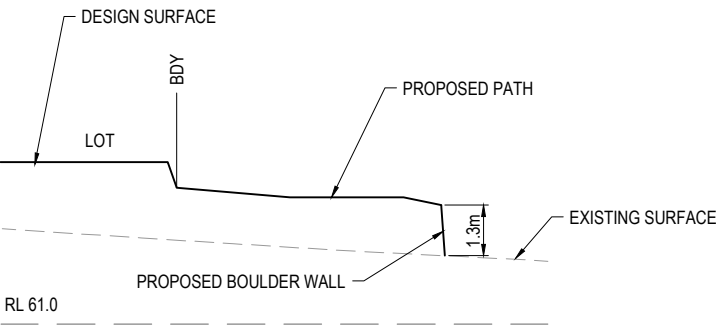
- RETAINING WALL NOTES:**
1. ALL RETAINING WALLS ARE TO BE DELIVERED UNDER DESIGN AND CONSTRUCTION ARRANGEMENT - FORMS 15 AND 12 CERTIFICATIONS ARE TO BE PROVIDED BY THE CONTRACTOR.
 2. DESIGN OF WALLS TO CONSIDER ALL LOADS (FENCES, DWELLINGS ETC) AS WELL AS ASSOCIATED IMPACTS FROM ANY ADJACENT SERVICES - FOOTING DEPTHS TO BE EXTENDED AS REQUIRED.
 3. GEOTECHNICAL CONDITIONS ARE TO BE CONFIRMED AND APPROPRIATELY CONSIDERED FOR ALL WALLS.
 4. REFER LANDSCAPE DRAWINGS FOR FURTHER INFORMATION ON RETAINING WALLS, PARTICULARLY RELATING TO FINISHES.
 5. TEMPORARY SAFETY FENCING TO BE INSTALLED BEHIND ALL WALLS 1.0m HIGH AND GREATER.



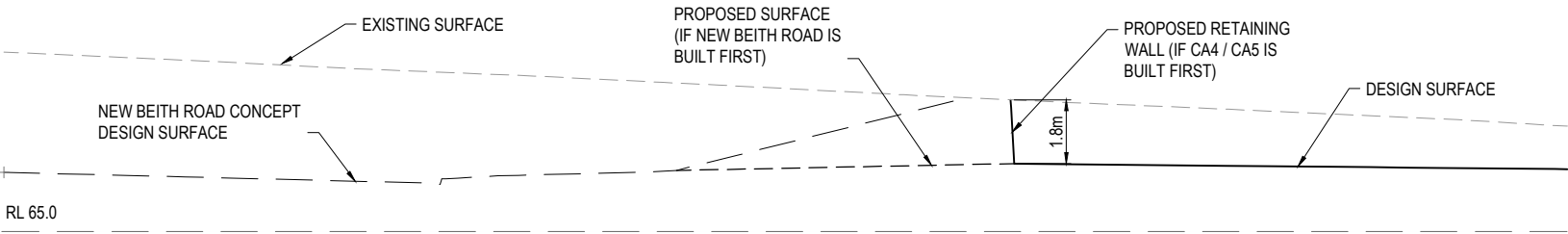
TYPICAL STEP BETWEEN LOTS DETAIL
SCALE 1:50 (A1)
SCALE 1:100 (A3)



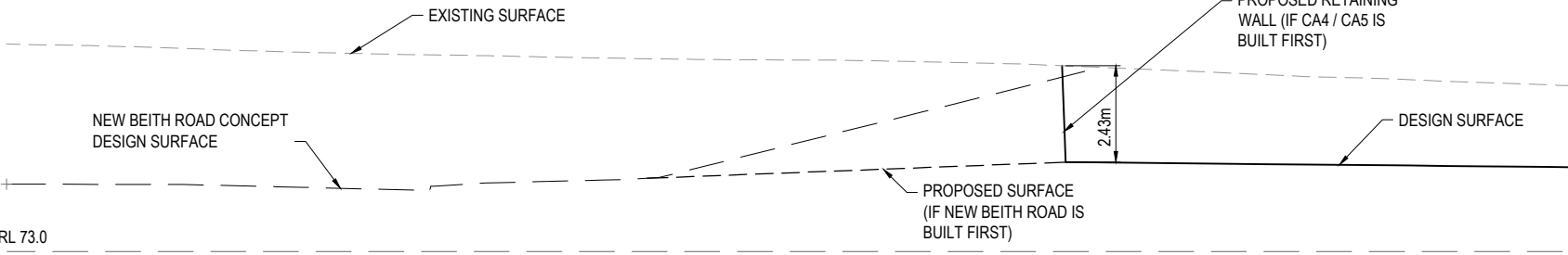
ROCK BOULDER RETAINING WALL
TYPICAL DETAIL
SCALE 1:25 (A1)



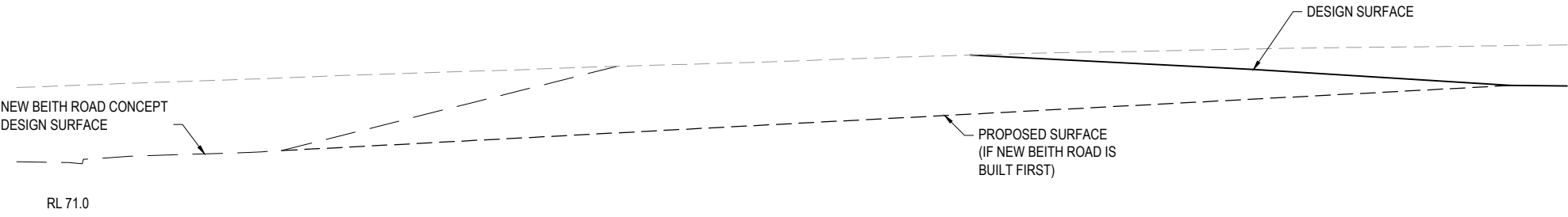
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SCALE 1:100 (A1)
SCALE 1:200 (A3)



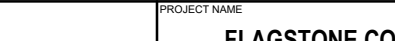
SECTION 1
SCALE 1:100 (A1)
SCALE 1:200 (A3)



SECTION 3
SCALE 1:100 (A1)
SCALE 1:200 (A3)



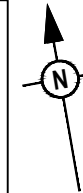
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REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS		SCALE	CLIENT	PROJECT NAME	DRAWING TITLE		
A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION		1:25 0 0.25 0.5 0.75 1.0 1.25 A1 1:50 A3	PEET FLAGSTONE CITY Pty.Ltd.	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	CONCEPT BULK EARTHWORKS INTERFACE SECTIONS AND TYPICAL DETAILS		
									1:50 1 0.5 0 1 2 A1 1:100 A3 1:200 2 0 2 4 6 8 10 A1 1:400 A3			ASSOCIATED CONSULTANT	PROJECT No. 24-1082	DRAWING No. DA-0151
							FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD							

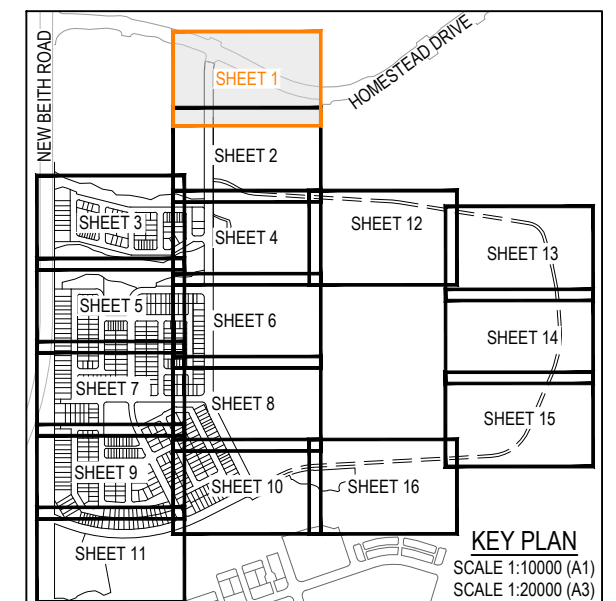
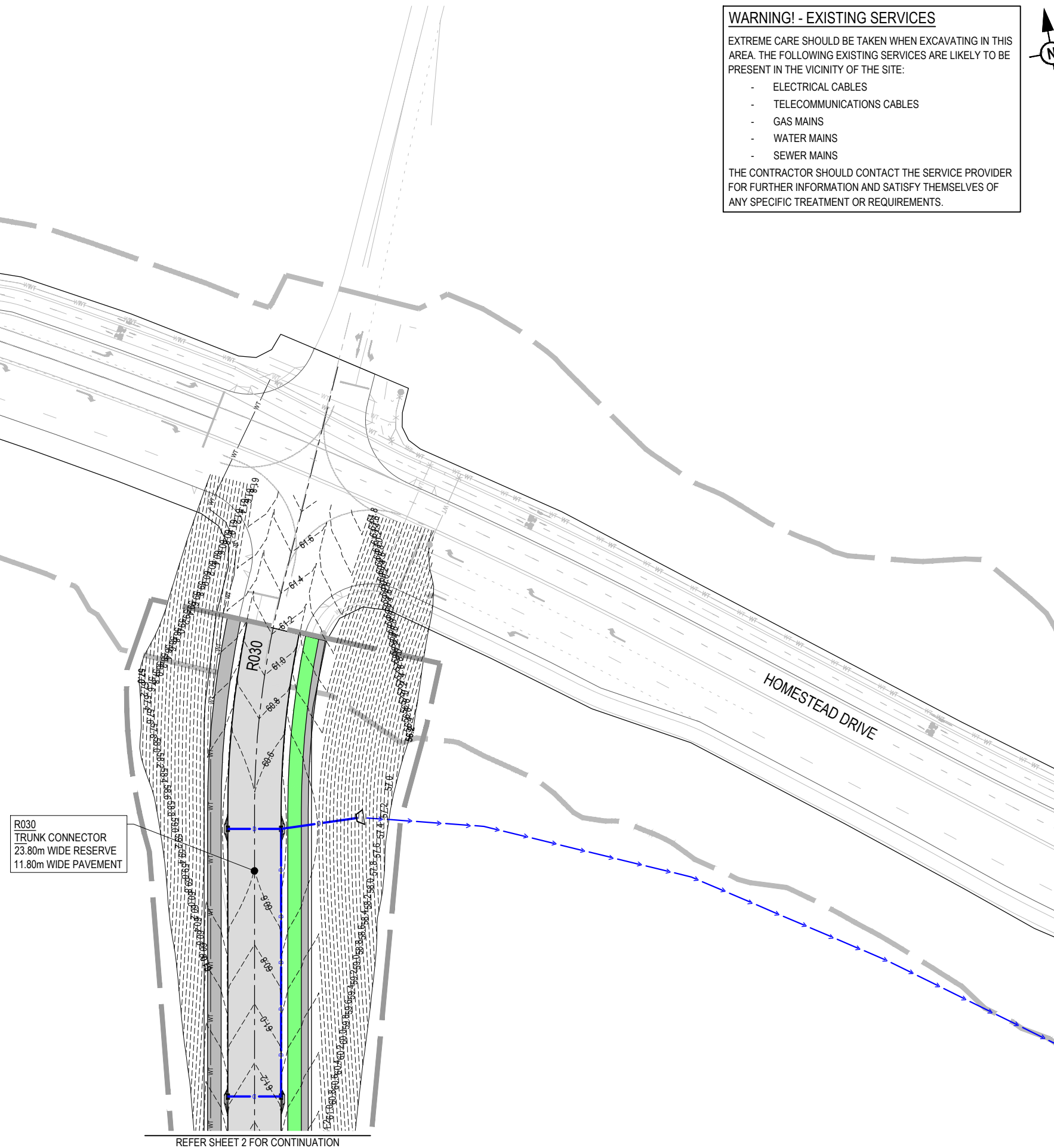
EXTREME CARE SHOULD BE TAKEN WHEN EXCAVATING IN THIS AREA. THE FOLLOWING EXISTING SERVICES ARE LIKELY TO BE PRESENT IN THE VICINITY OF THE SITE:

- ELECTRICAL CABLES
- TELECOMMUNICATIONS CABLES
- GAS MAINS
- WATER MAINS
- SEWER MAINS

THE CONTRACTOR SHOULD CONTACT THE SERVICE PROVIDER FOR FURTHER INFORMATION AND SATISFY THEMSELVES OF ANY SPECIFIC TREATMENT OR REQUIREMENTS.



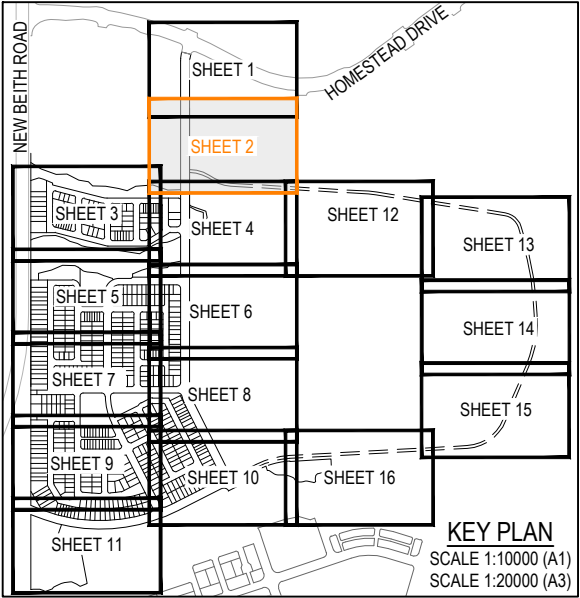
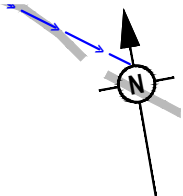
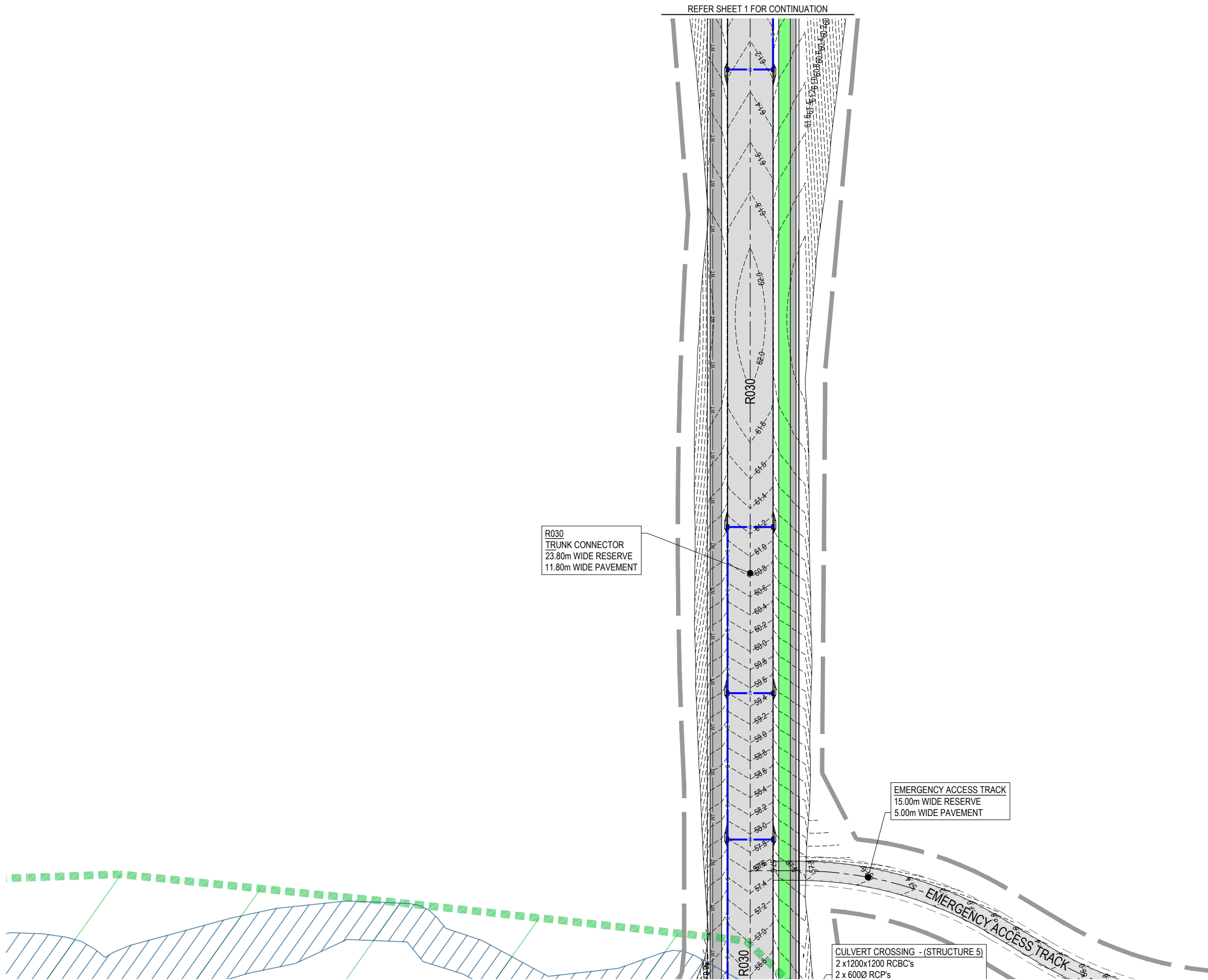
	PROPOSED AREA OF WORKS
	PROPOSED ROAD CONTROL LINE
	EXISTING ROAD CROWN
	PROPOSED KERB INVERT LINE
	PROPOSED EDGE OF BITUMEN
	EXISTING EDGE OF BITUMEN
	PROPOSED KERB TRANSITION LOCATION
	PROPOSED CONCRETE PATH AND PRAM RAMP
	PROPOSED NEW ROAD PAVEMENT
	PROPOSED EMERGENCY ACCESS TRACK
	PROPOSED CONCRETE DRIVEWAY
	PROPOSED CONCRETE CYCLEWAY AND PRAM RAMP
	INDICATIVE DRIVEWAY LOCATION
	FINISHED SURFACE CONTOUR
	PROPOSED STORMWATER DRAINAGE PIPE
	PROPOSED ROOFWATER DRAINAGE PIPE
	PROPOSED DRAINAGE SWALE
	PROPOSED AREA OF FILTER MEDIA
	PROPOSED ***** RETAINING WALL
	PROPOSED ROCK RETAINING WALL
	PROPOSED SEWERAGE MAIN
	PROPOSED TRUNK SEWER MAIN
	PROPOSED WATER MAIN
	EXISTING TRUNK WATER MAIN
	WATERWAY BUFFER
	CONSERVATION ZONE



REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS		SCALE		CLIENT	PROJECT NAME	DRAWING TITLE		
A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION				PEET FLAGSTONE CITY Pty.Ltd.	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 1 OF 16		
							APPROVED	DATE 8.05.26			ASSOCIATED CONSULTANT		PROJECT No.	DRAWING No.	REVISION
							FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD						24-1082	DA-0200	A

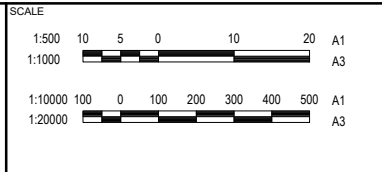
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REV	DATE	DESIGN	DRAWN	REVISION DETAILS
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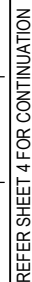
DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 2 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0201	A

[illegible]

DRAWN	STATUS	
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION	
DESIGN	APPROVED	DATE 8.05.26
	FOR AND ON BEHALF OF COLLIERIES INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



SCALE

1:500	10	5	0	10	20	A1		
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CLIENT

PEET FLAGSTONE CITY Pty.Ltd.

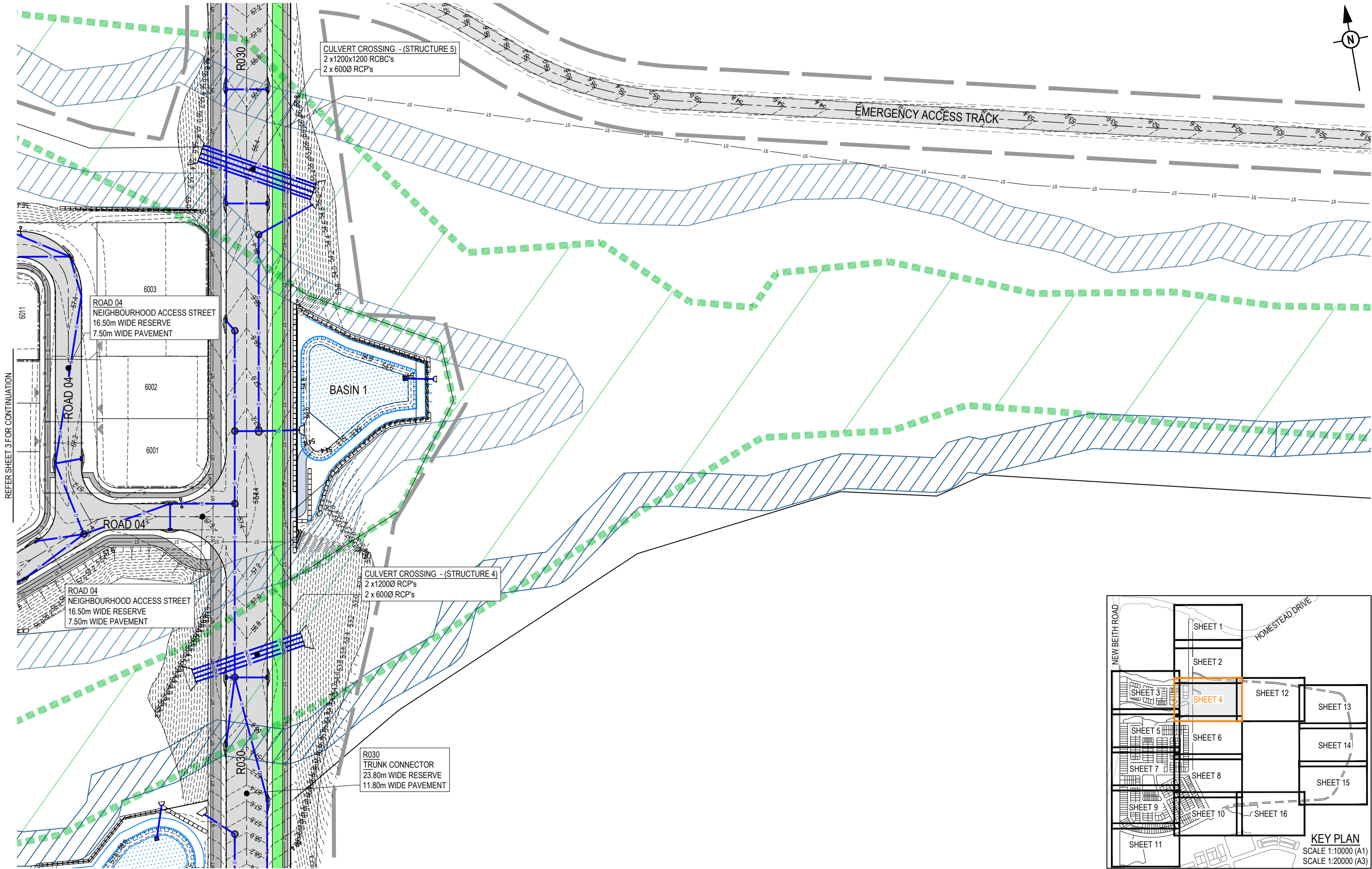
ASSOCIATED CONSULTANT

PROJECT NAME

**FLAGSTONE CONTEXT
AREA 4 and 5 (NORTH)**

DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 3 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0202	A

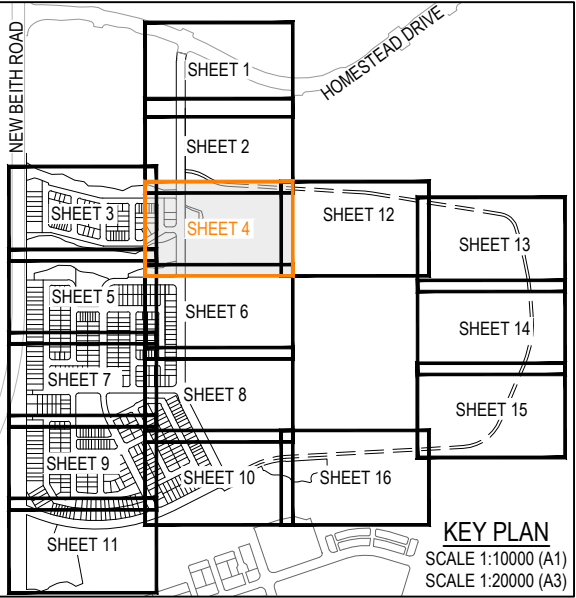
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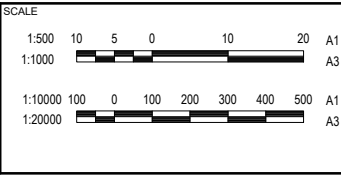
REFER SHEET 3 FOR CONTINUATION

REFER SHEET 12 FOR CONTINUATION

REFER SHEET 6 FOR CONTINUATION



REVISION DETAILS					DRAWN	STATUS	DATE	FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD	SCALE	CLIENT	PROJECT NAME	DRAWING TITLE	PROJECT No.	DRAWING No.	REVISION
REV	DATE	DESIGN	DRAWN	ORIGINAL ISSUE											
A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION	8.05.26		1:500 1:1000 1:10000 1:20000	PEET FLAGSTONE CITY Pty.Ltd.	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 4 OF 16	24-1082	DA-0203	A



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.

ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT
AREA 4 and 5 (NORTH)

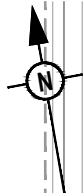
DRAWING TITLE
CONCEPT ROADWORKS AND
DRAINAGE LAYOUT PLAN
SHEET 4 OF 16

PROJECT No.
24-1082

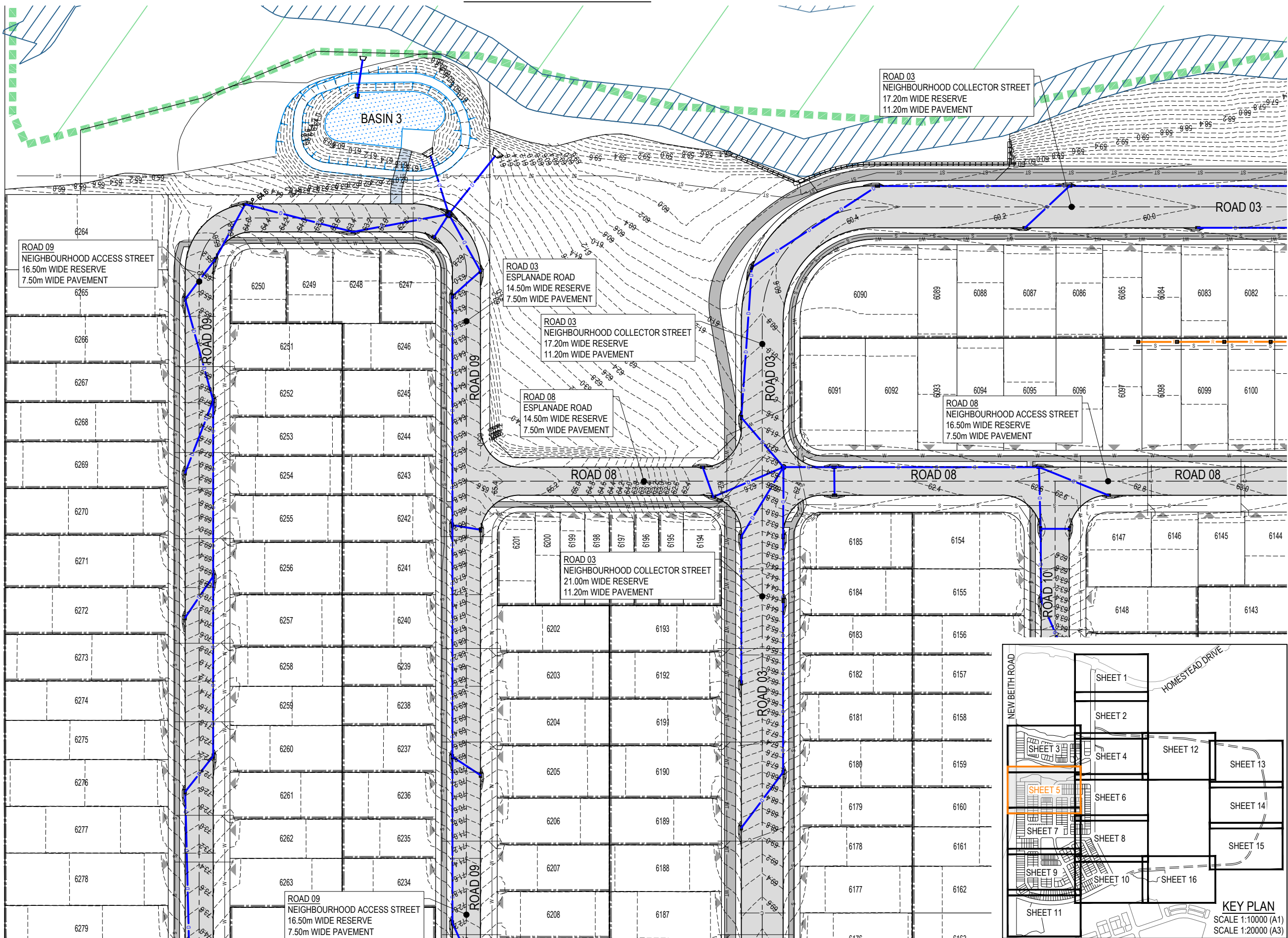
DRAWING No.
DA-0203

REVISION
A

PLOT: 08 May 2026 02:21 PM LOCATION: C:\GIS\5 - Work\SpatialData\A\ME\SQL\0104-1082_Flagstone - Context Area 5_4330\Design\A\04-1082-DA-200\RW\03.dwg



REFER SHEET 3 FOR CONTINUATION



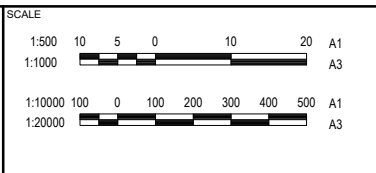
REFER SHEET 6 FOR CONTINUATION

REFER SHEET 7 FOR CONTINUATION

PLOT - 08 May 2028 02:21 PM LOCATION - C:\GIS\5 - WorkSpace\flagstone\1501\104-102-Flagstone - Context Area 5 - 4330\Design\A\04-102-104-200\RW02.dwg

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 08.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

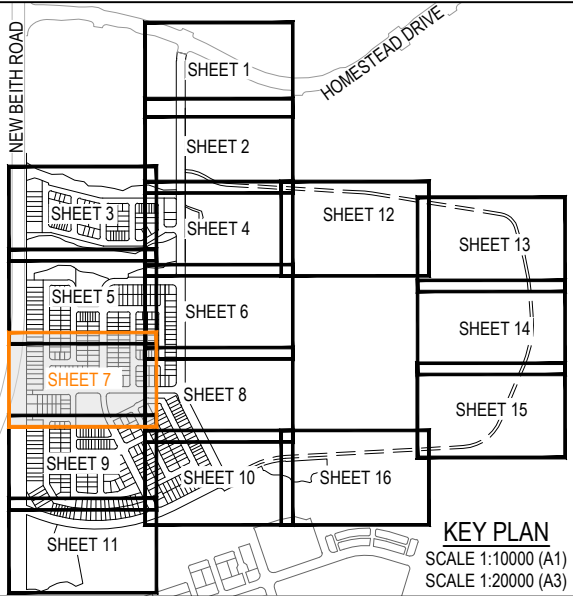
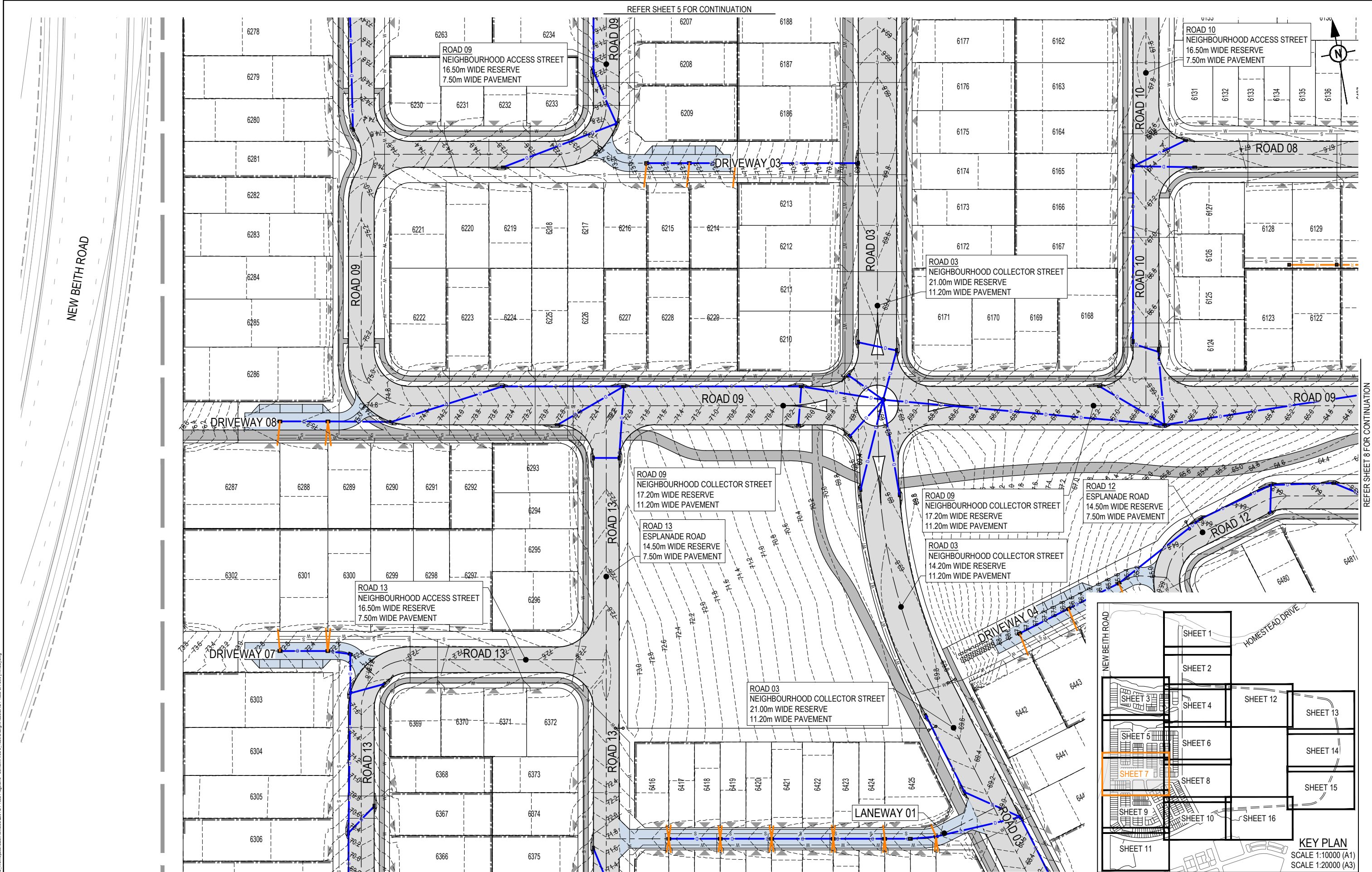


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

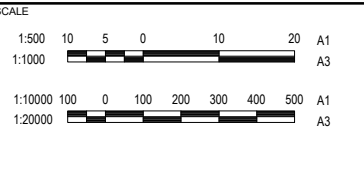
DRAWING TITLE
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 5 OF 16
PROJECT No.
24-1082
DRAWING No.
DA-0204
REVISION
A

PLOT: 08 May 2028 02:21 PM LOCATION: C:\11035_Works\Spatial\A\ME\SQL\0104_102_Flagsone_Concept\Area 5_4350\Design\Road\DA04-1023\DA-200\RWAD3.dwg



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED	DATE 8.05.26

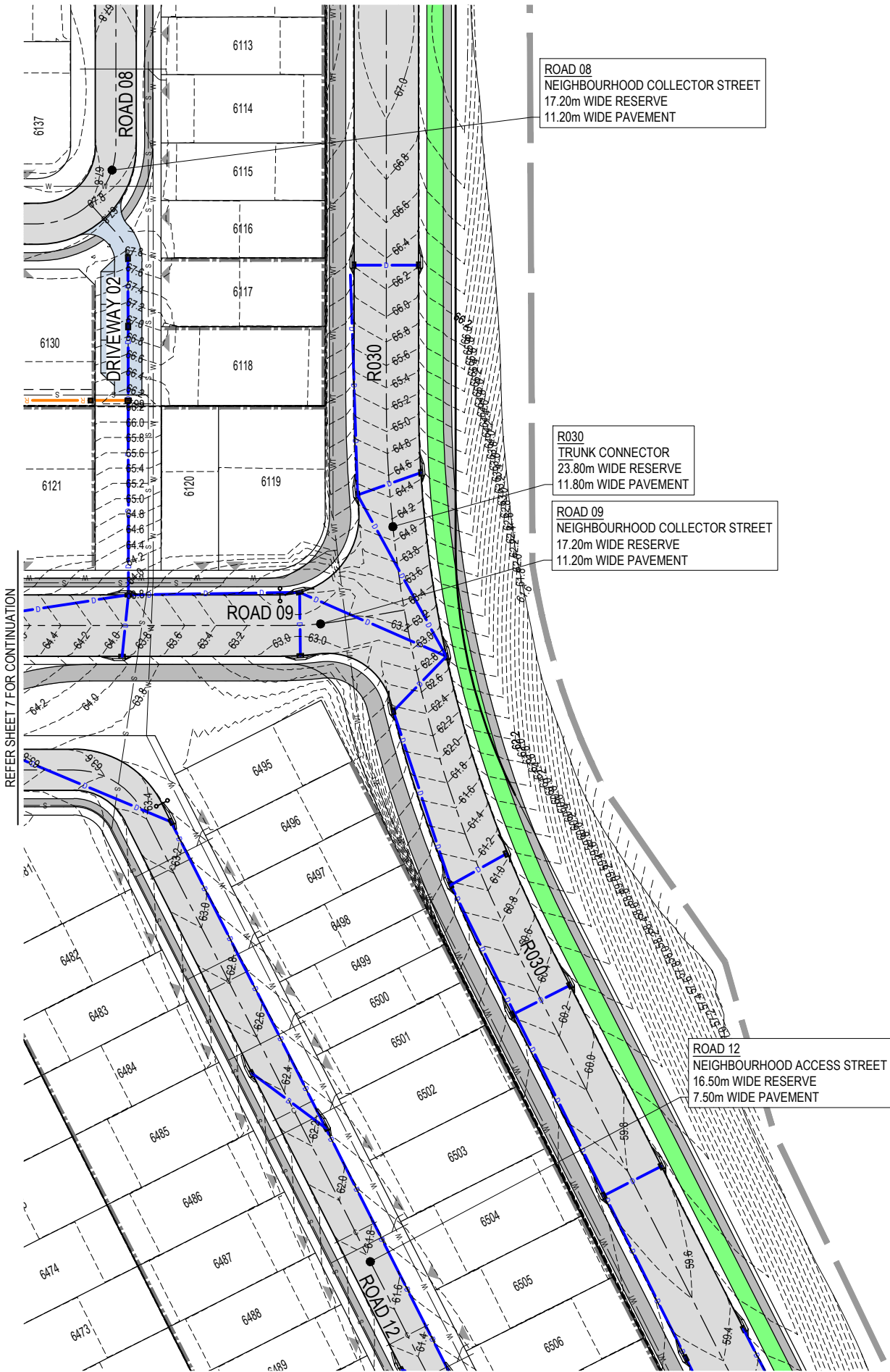
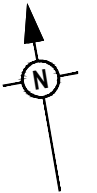


CLIENT	PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT	

PROJECT NAME	FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)
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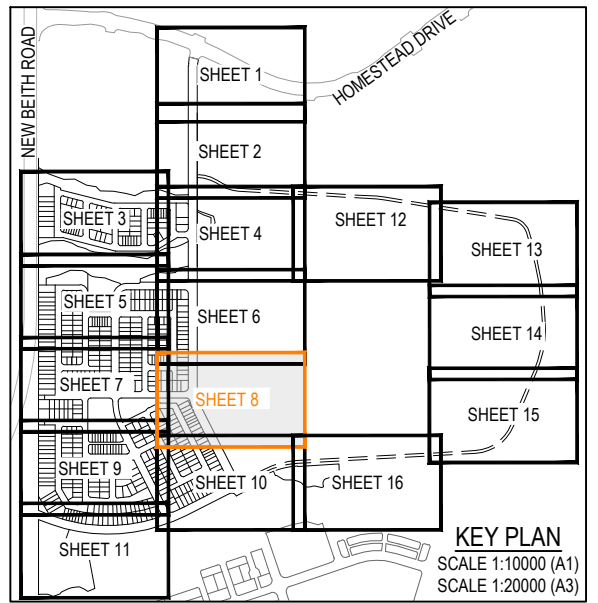
DRAWING TITLE			
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 7 OF 16			
PROJECT No.		DRAWING No.	REVISION
24-1082		DA-0206	A

REFER SHEET 6 FOR CONTINUATION



REFER SHEET 7 FOR CONTINUATION

REFER SHEET 10 FOR CONTINUATION

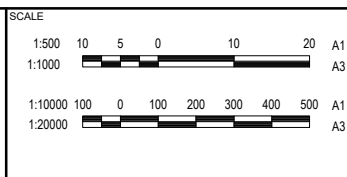


KEY PLAN
SCALE 1:10000 (A1)
SCALE 1:20000 (A3)

PLOT: 08 May 2026 02:21 PM LOCATION: C:\11035 - Work\Special\A\1\104-102-Flagstone - Context Area 5 - 4330\Design\A\104-102-3A-200\RW03.dwg

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 8 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0207	A

ROAD 11
NEIGHBOURHOOD ACCESS STREET
16.50m WIDE RESERVE
7.50m WIDE PAVEMENT

ROAD 13
NEIGHBOURHOOD ACCESS STREET
16.50m WIDE RESERVE
7.50m WIDE PAVEMENT

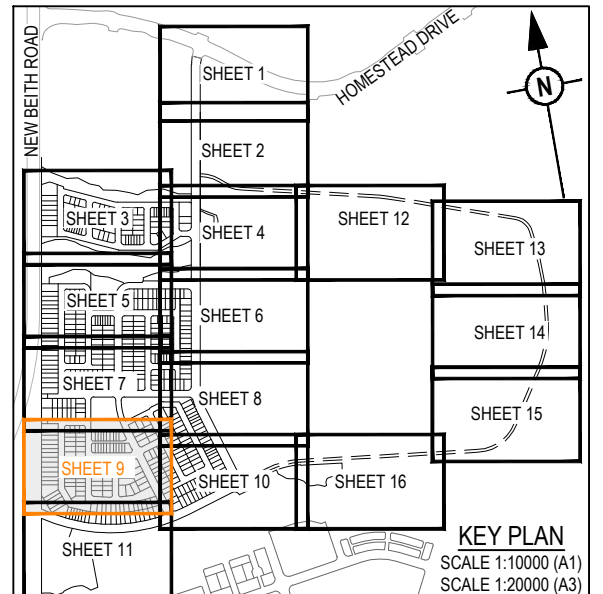
ROAD 14
NEIGHBOURHOOD ACCESS STREET
16.50m WIDE RESERVE
7.50m WIDE PAVEMENT

ROAD 03
NEIGHBOURHOOD COLLECTOR STREET
21.00m WIDE RESERVE
11.20m WIDE PAVEMENT

ROAD 15
NEIGHBOURHOOD ACCESS STREET
16.50m WIDE RESERVE
7.50m WIDE PAVEMENT

ROAD 13
NEIGHBOURHOOD ACCESS STREET
16.50m WIDE RESERVE
7.50m WIDE PAVEMENT

ROAD 02
TRUNK CONNECTOR
22.50m WIDE RESERVE
10 40m WIDE PAVEMENT



REFER SHEET 10 FOR CONTINUATION

REFER SHEET 11 FOR CONTINUATION

[illegible]

STATUS
**FOR DEVELOPMENT APPLICATION
NOT FOR CONSTRUCTION**

DESIGN	APPROVED	DATE
		8.05.26
FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD		



SCALE

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1:1000  A3

1:10000 100 0 100 200 300 400 500 A1

1:20000  A3

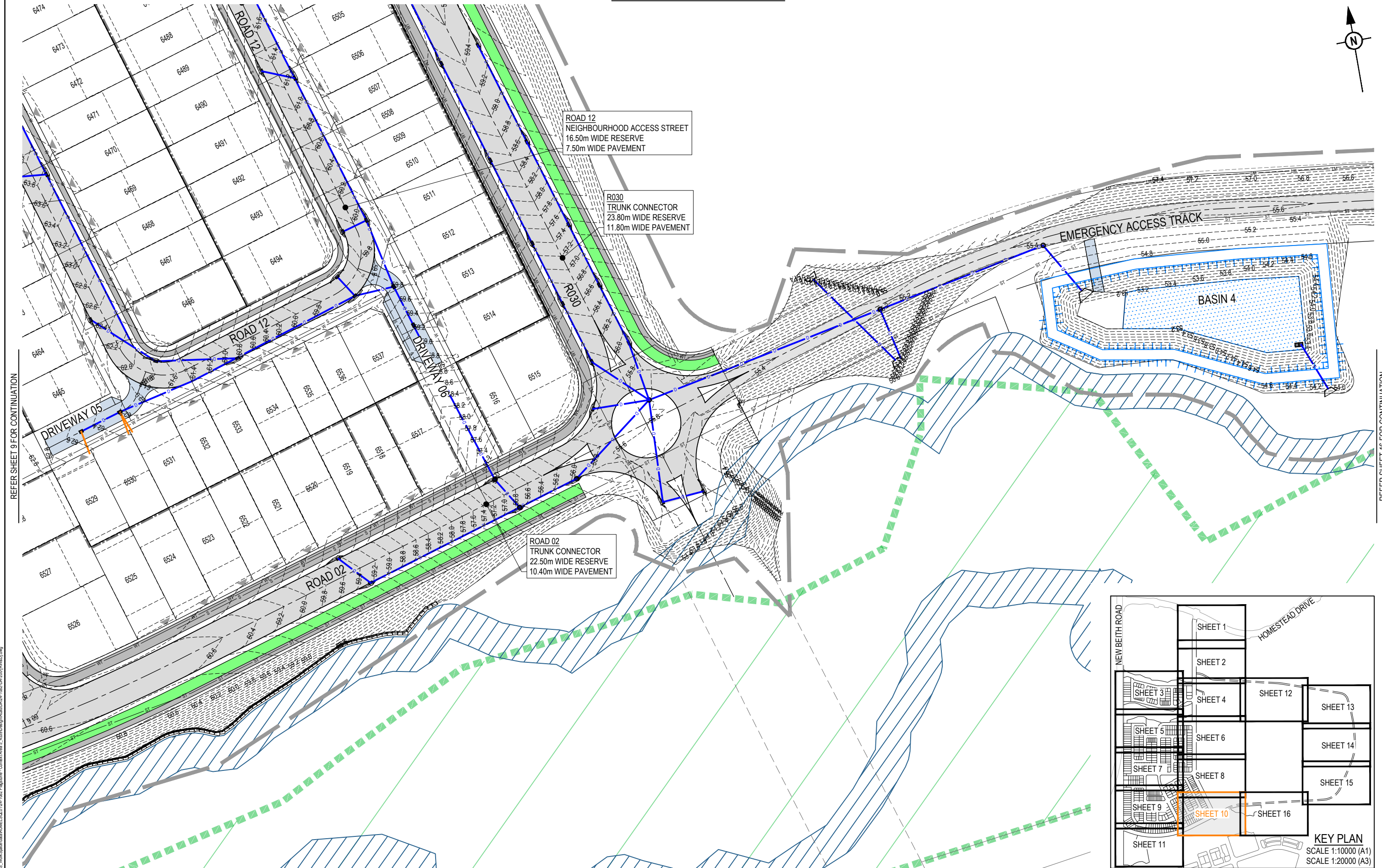
CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
**FLAGSTONE CONTEXT
AREA 4 and 5 (NORTH)**

DRAWING TITLE

**CONCEPT ROADWORKS AND
DRAINAGE LAYOUT PLAN**

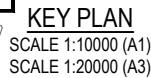
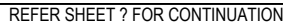
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0208	A



REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS			SCALE 1:500 10501020 A1 1:1000 A3 1:10000 1000100200300400500 A1 1:20000 A3	CLIENT PEET FLAGSTONE CITY Pty.Ltd. ASSOCIATED CONSULTANT	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 10 OF 16		
A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION		DESIGN APPROVED DATE 8.05.26					PROJECT No. 24-1082	DRAWING No. DA-0209	REVISION A
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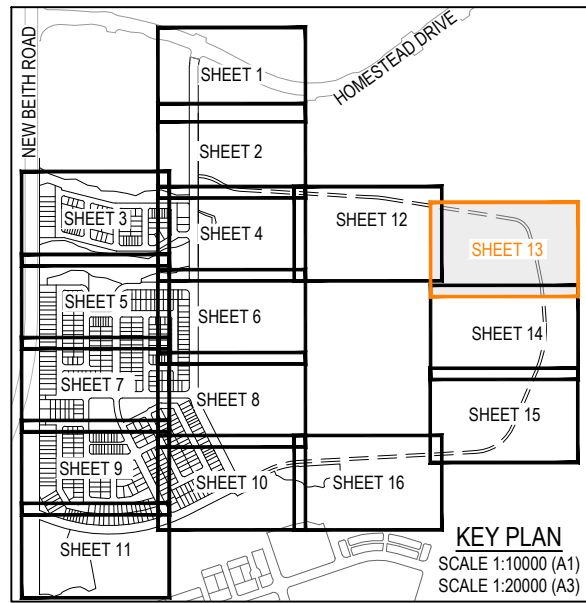
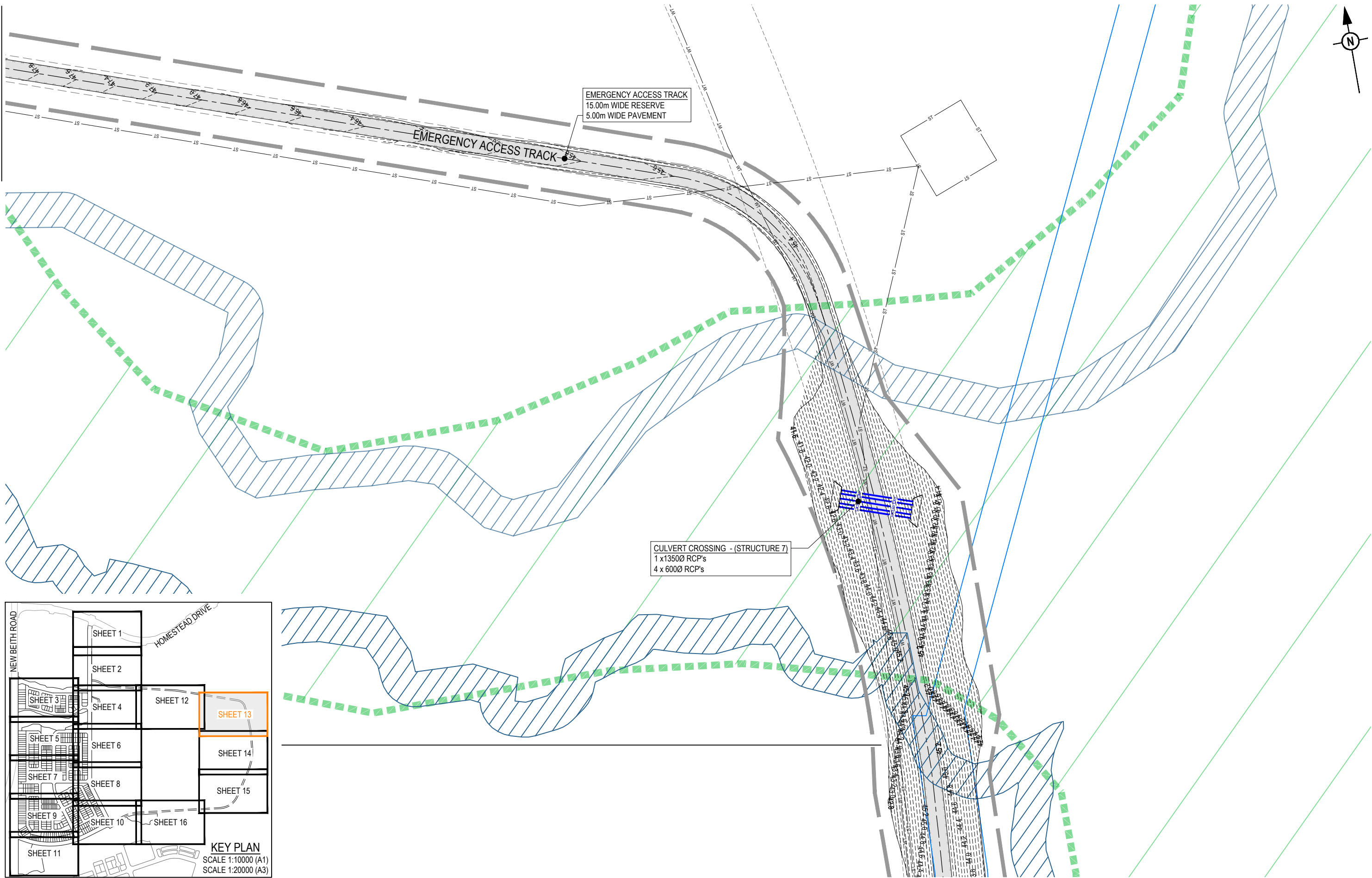


REFER SHEET 13 FOR CONTINUATION



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A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION								
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							FOR AND ON BEHALF OF COLLIERIES INTERNATIONAL ENGINEERING & DESIGN PTY LTD							

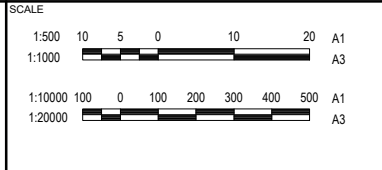
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PLOT: 08 May 2026 02:22 PM LOCATION: C:\1925 - Work\Special\da\A\ME\SQL\104-102-Flagstone - Context Area 5 - 4330\Design\Acad\DA\04-102-3-DA-200\RWAD3.dwg

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

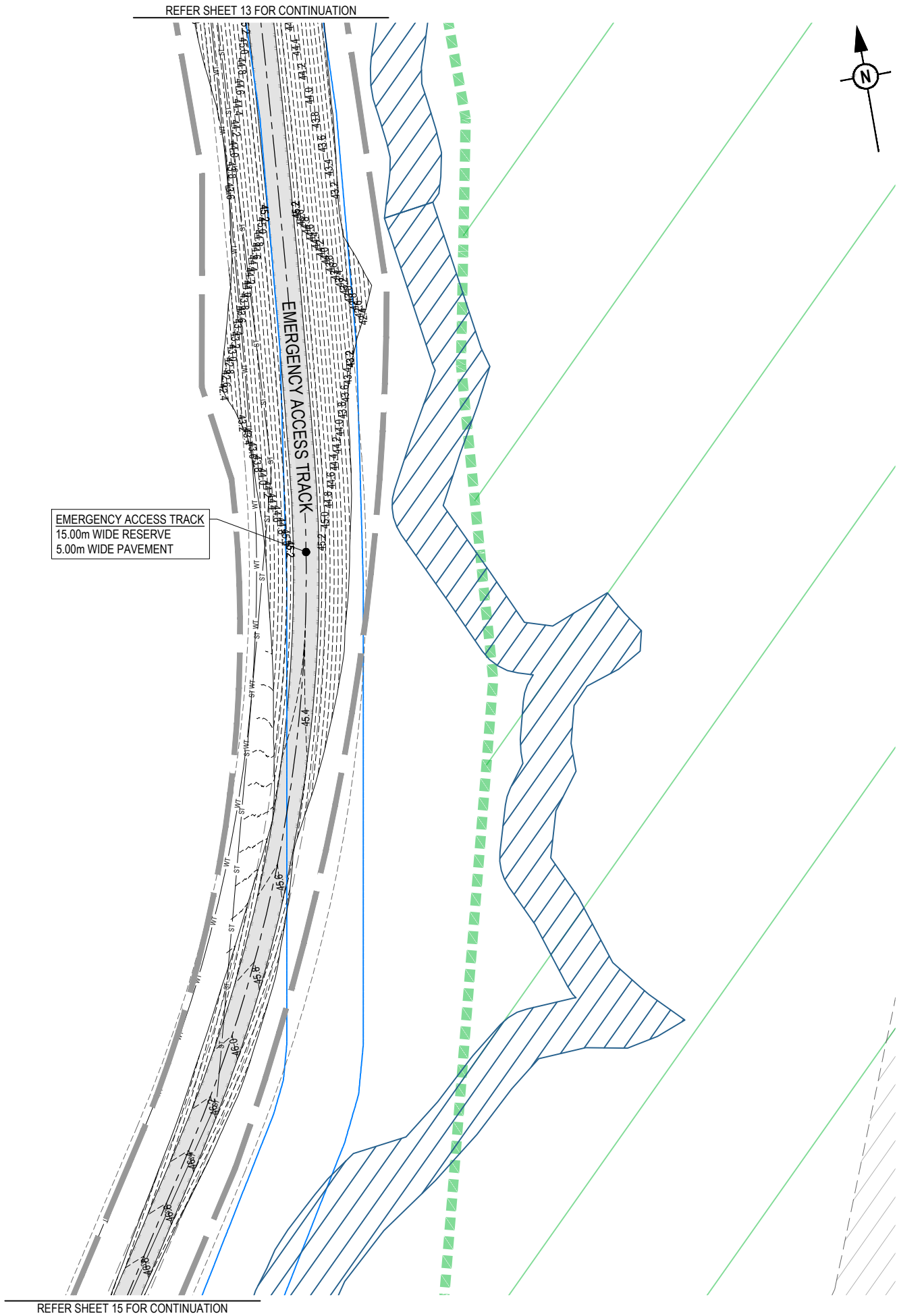
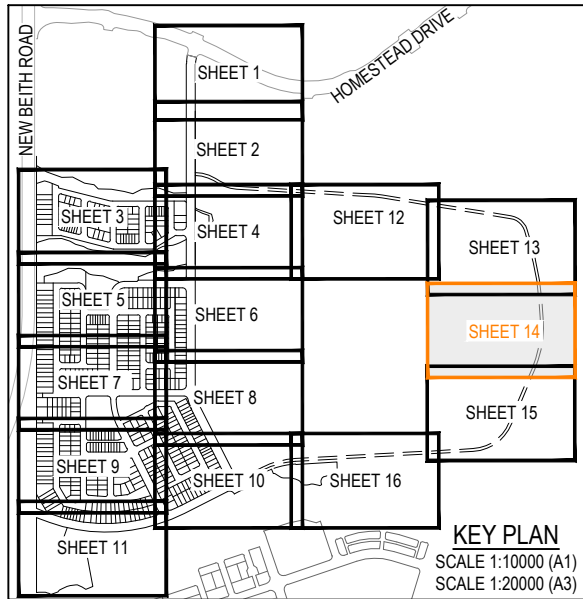


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

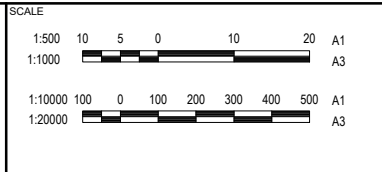
DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 13 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0212	A

PLOT: 08 May 2026 02:22 PM LOCATION: C:\11035_WorkSpace\da\A\ME\SQL\11035_102_Flags\Stone - Context Area 5_4330\Design\A\ad\DA24-1082-DA-200[RWAD].dwg



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
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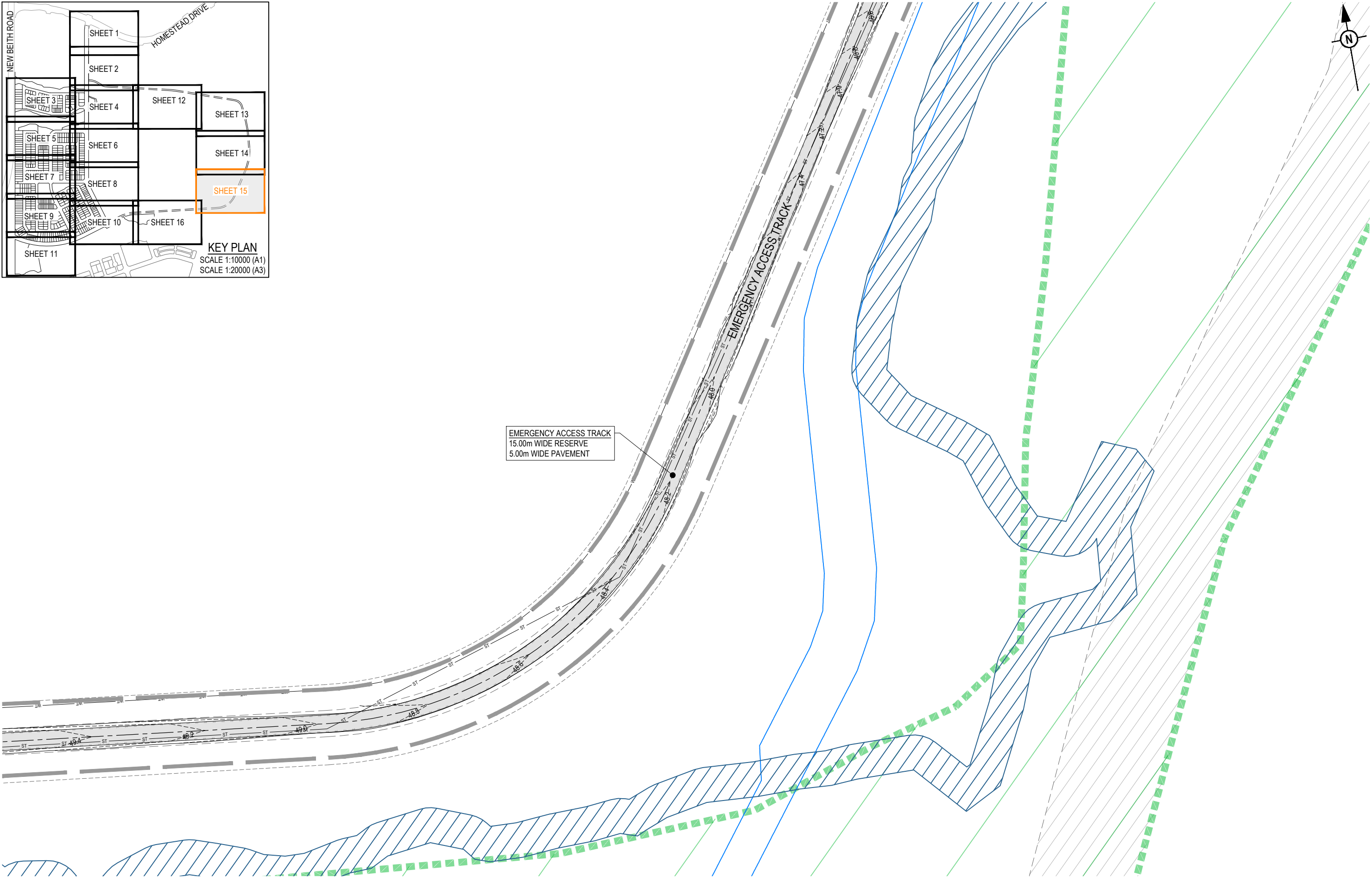
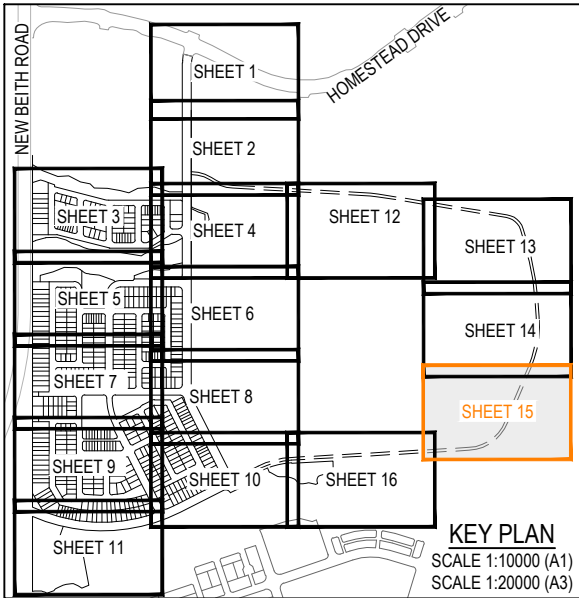
DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

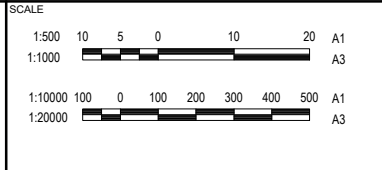
DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 14 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0213	A



REFER SHEET 16 FOR CONTINUATION

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	DATE
APPROVED	8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 15 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0214	A

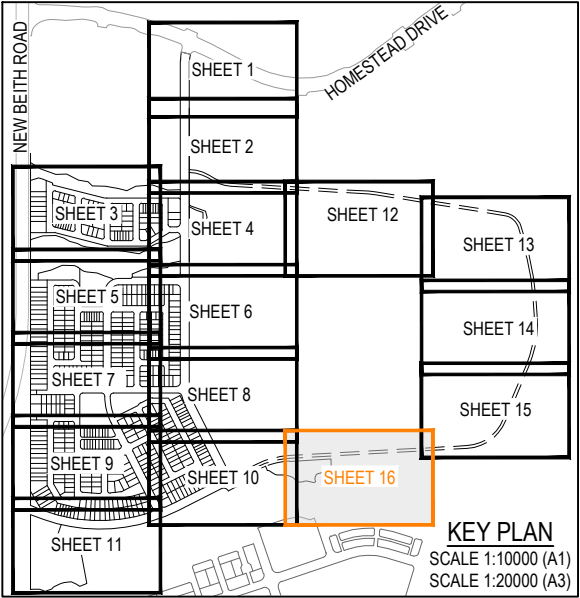


REFER SHEET 15 FOR CONTINUATION

EMERGENCY ACCESS TRACK
15.00m WIDE RESERVE
5.00m WIDE PAVEMENT

EMERGENCY ACCESS TRACK

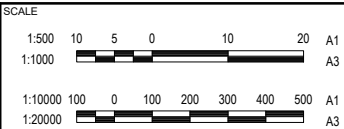
REFER SHEET 10 FOR CONTINUATION



KEY PLAN
SCALE 1:10000 (A1)
SCALE 1:20000 (A3)

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

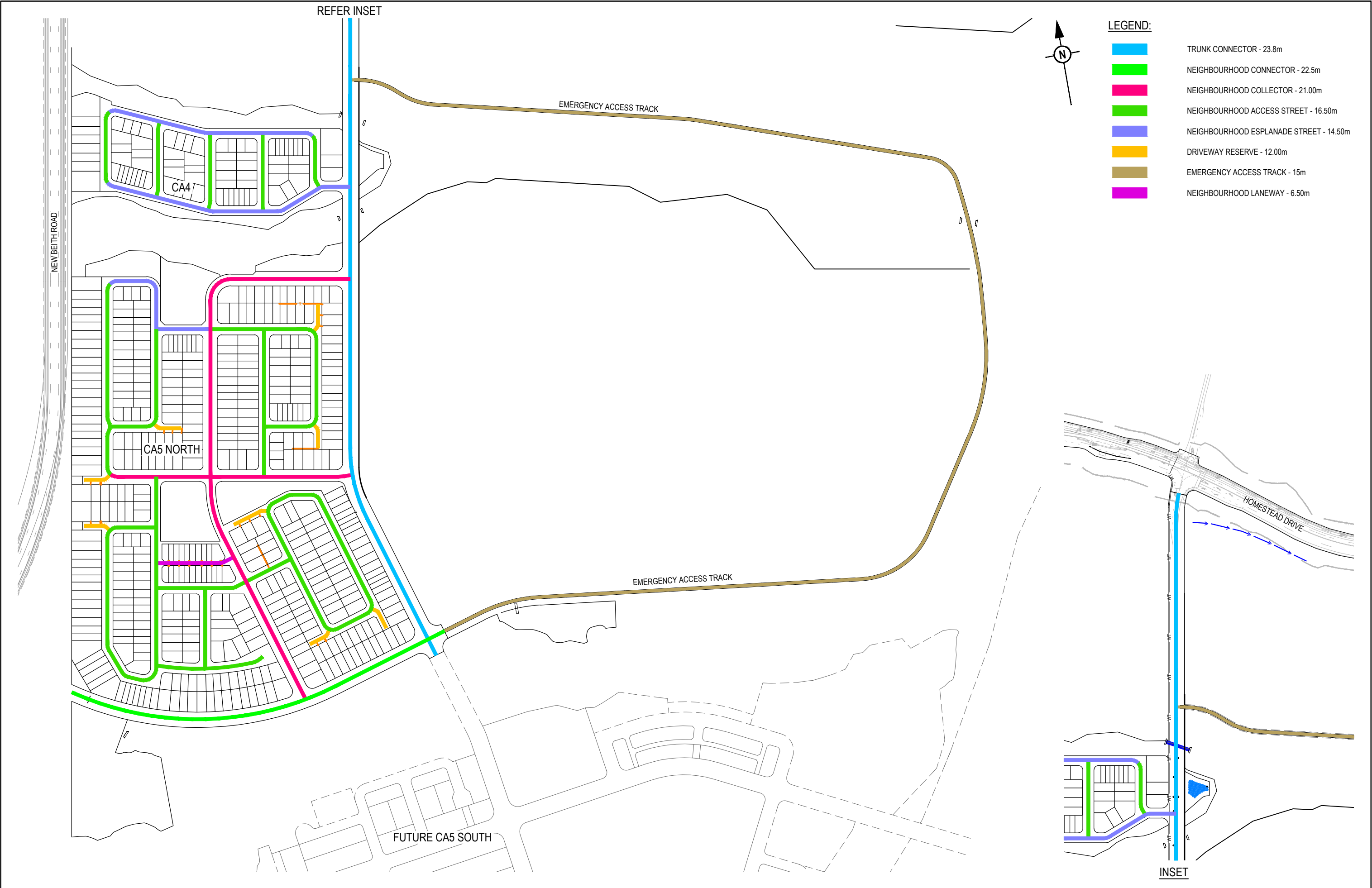


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

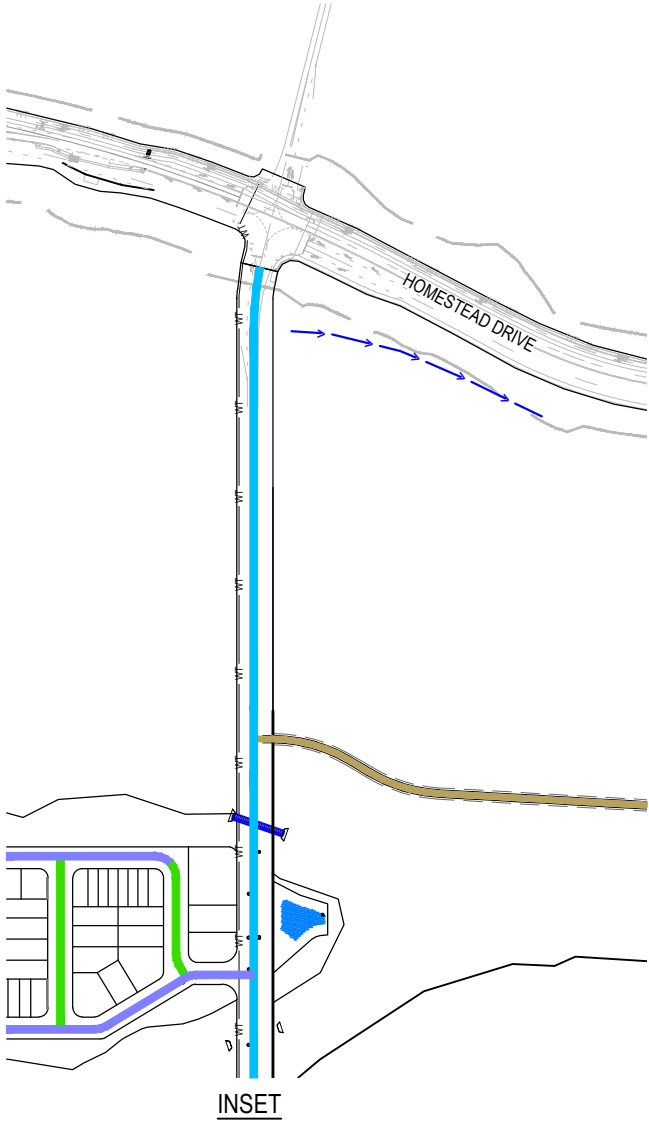
PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT ROADWORKS AND DRAINAGE LAYOUT PLAN SHEET 16 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0215	A

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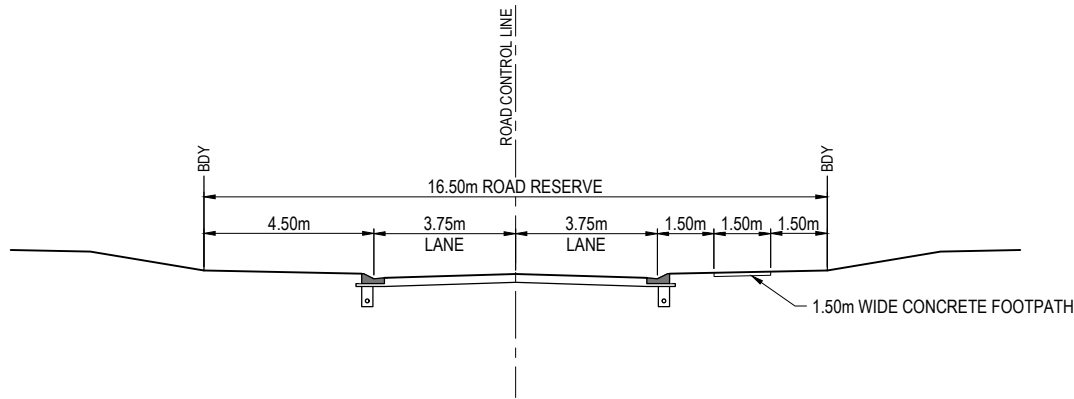
- LEGEND:
- TRUNK CONNECTOR - 23.8m
 - NEIGHBOURHOOD CONNECTOR - 22.5m
 - NEIGHBOURHOOD COLLECTOR - 21.00m
 - NEIGHBOURHOOD ACCESS STREET - 16.50m
 - NEIGHBOURHOOD ESPLANADE STREET - 14.50m
 - DRIVEWAY RESERVE - 12.00m
 - EMERGENCY ACCESS TRACK - 15m
 - NEIGHBOURHOOD LANEWAY - 6.50m



REVISION DETAILS					DRAWN	STATUS	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION	DATE 8.05.26	FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD	CLIENT PEET FLAGSTONE CITY Pty.Ltd.	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE CONCEPT ROAD HIERARCHY LAYOUT PLAN		
REV	DATE	DESIGN	DRAWN	ORIGINAL ISSUE								PROJECT No.	DRAWING No.	REVISION
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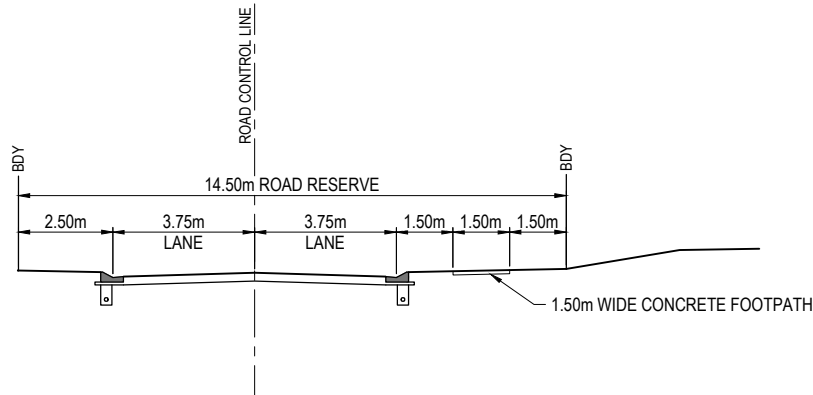
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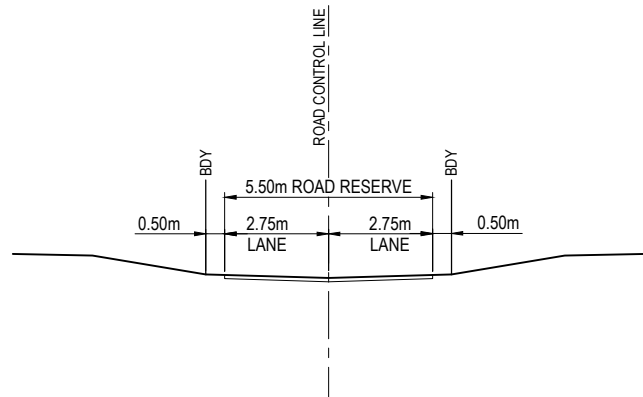
16.50m ROAD RESERVE - TYPICAL SECTION

1:100 (A1)
1:200 (A3)



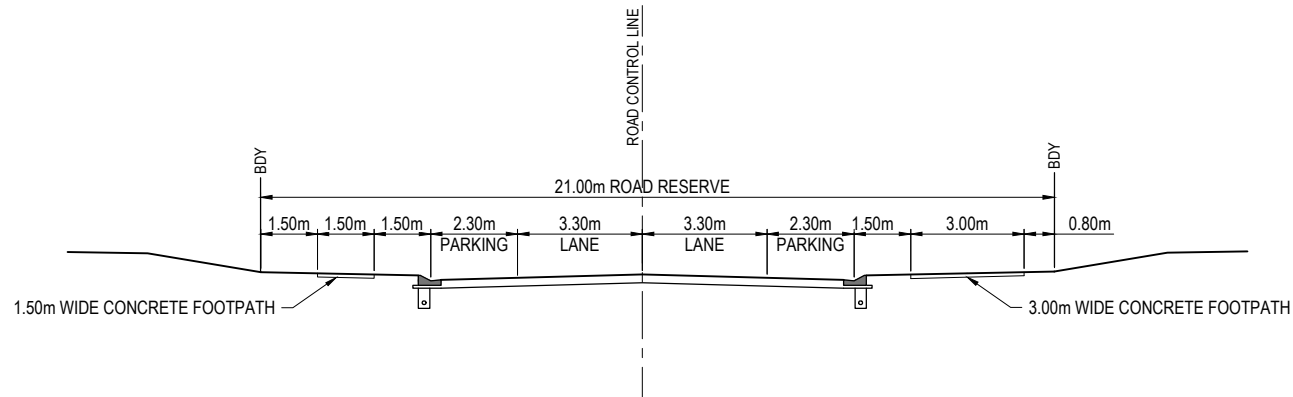
14.50m ROAD RESERVE - TYPICAL SECTION

1:100 (A1)
1:200 (A3)



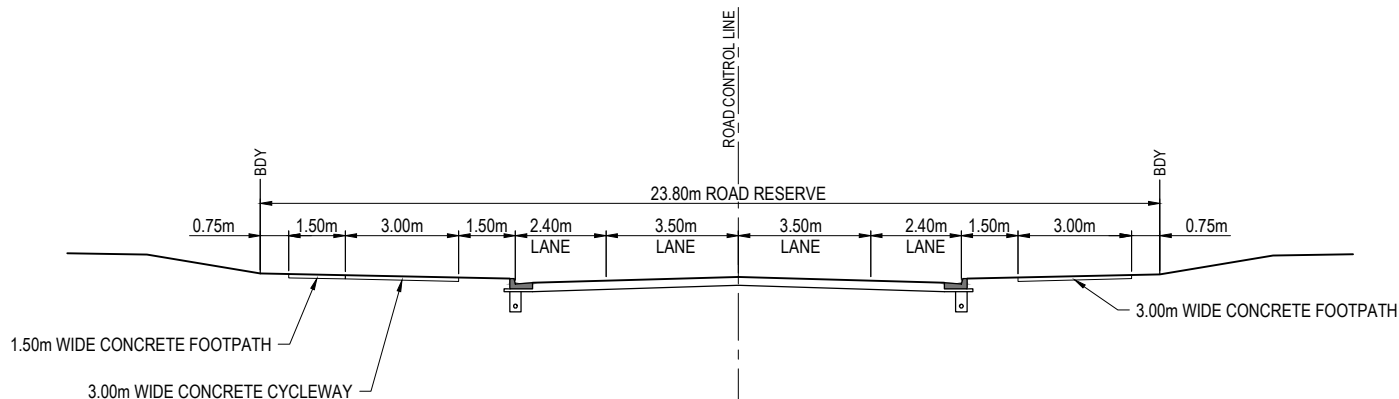
6.50m LANEWAY RESERVE - TYPICAL SECTION

1:100 (A1)
1:200 (A3)



21.0m ROAD RESERVE - TYPICAL SECTION

1:100 (A1)
1:200 (A3)

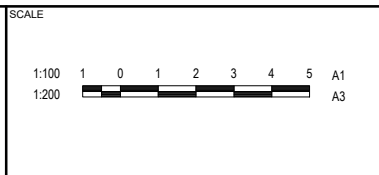


23.80m ROAD RESERVE - TYPICAL SECTION

1:100 (A1)
1:200 (A3)

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	DATE
	8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

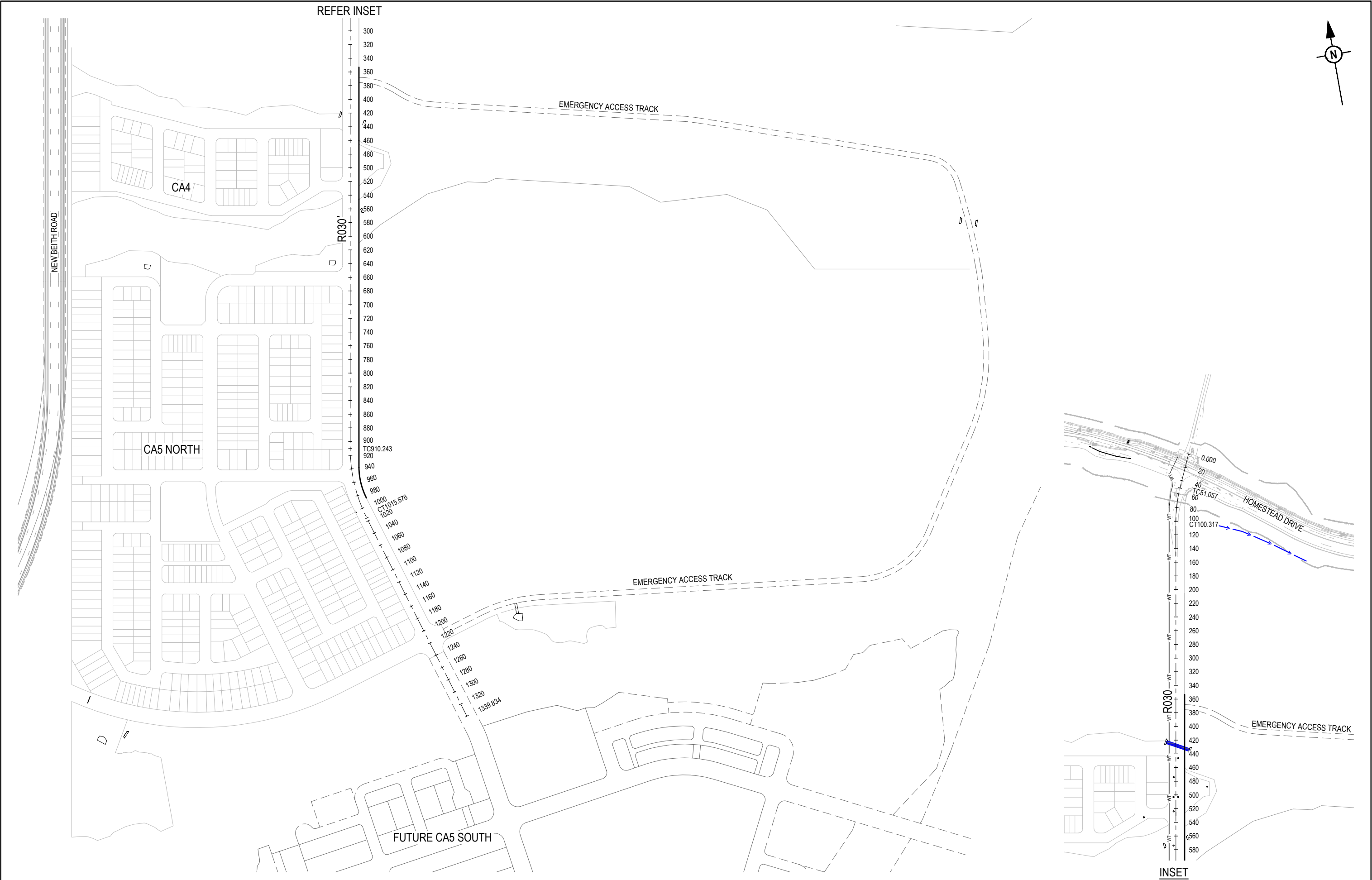


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT ROAD TYPICAL CROSS SECTION		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0230	A

PLOT: 08 May 2026 02:23 PM LOCATION: C:\11525 - Work\Special\Area\ME\SQL\11524-11524-Flagstone - Context Area 5 - 4330\Design\Area\DA\24-11524-CA-200\RWAD3.dwg



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

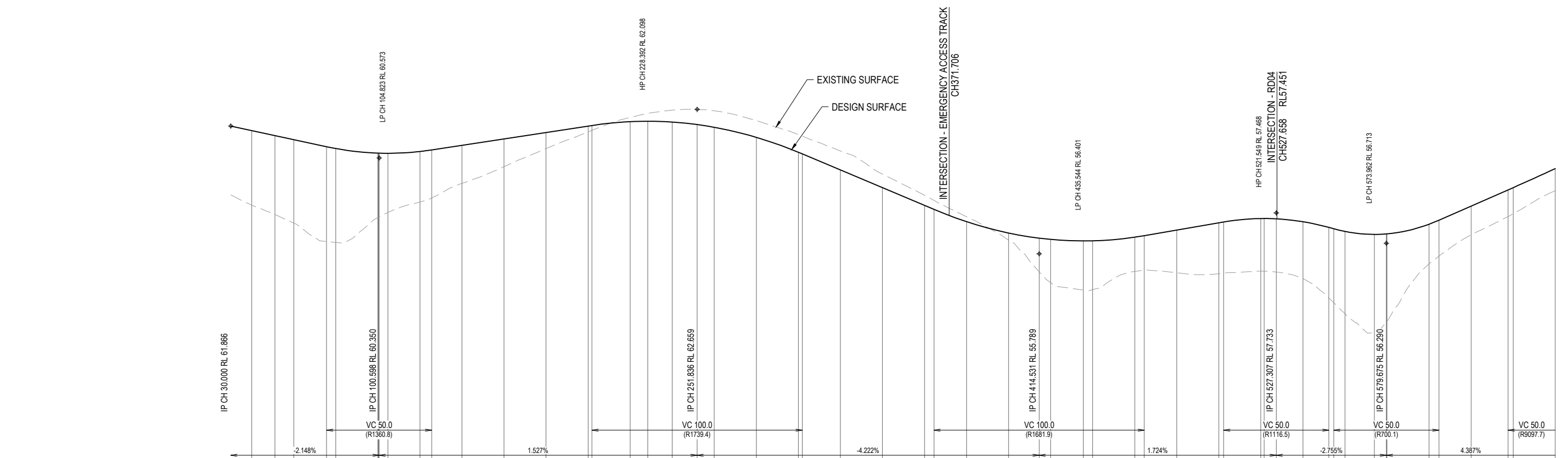


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1:2500 50 0 50 100 A1 1:5000 A3

CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

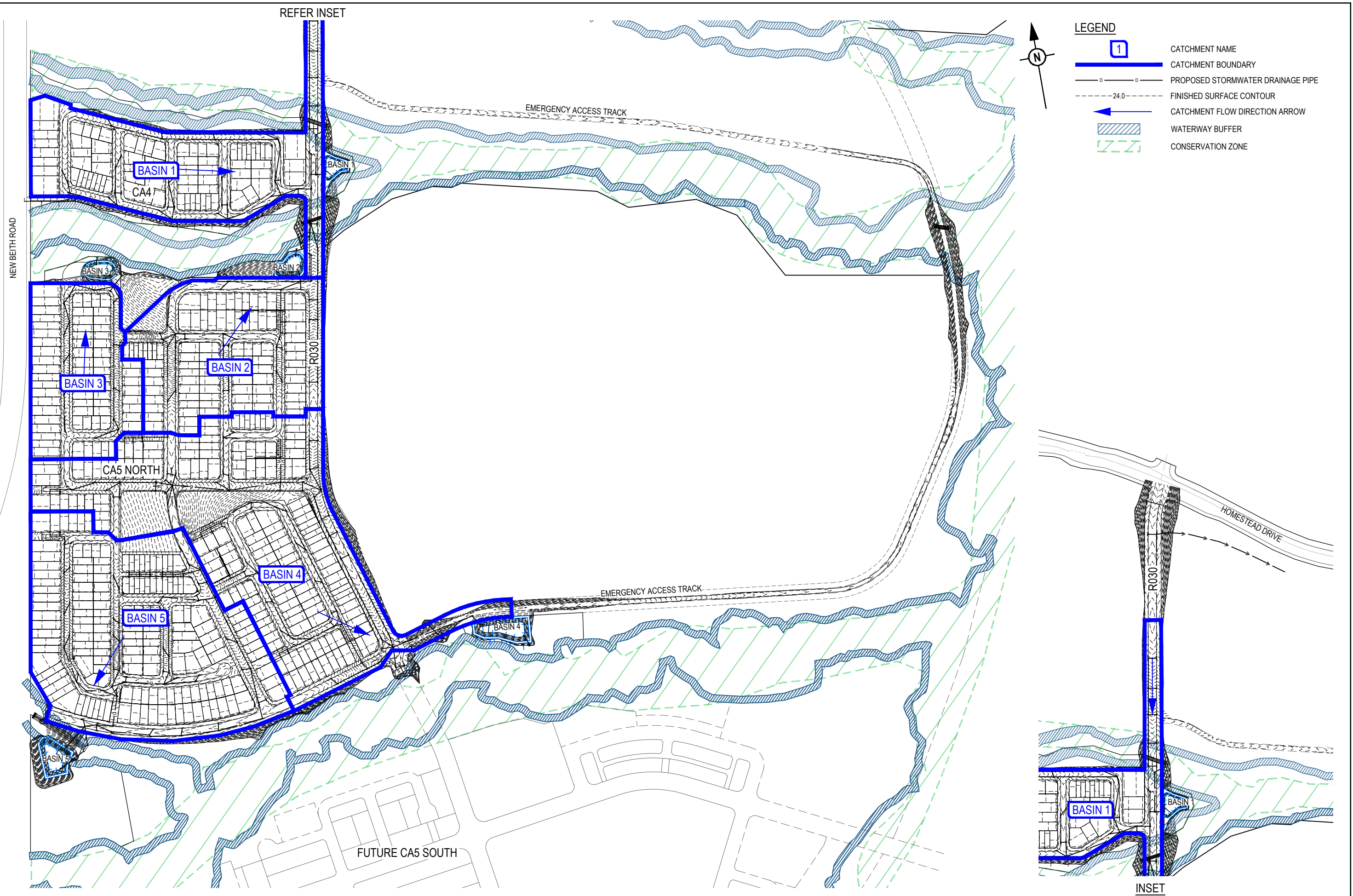
PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
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PROJECT No. 24-1082	DRAWING No. DA-0235	REVISION A

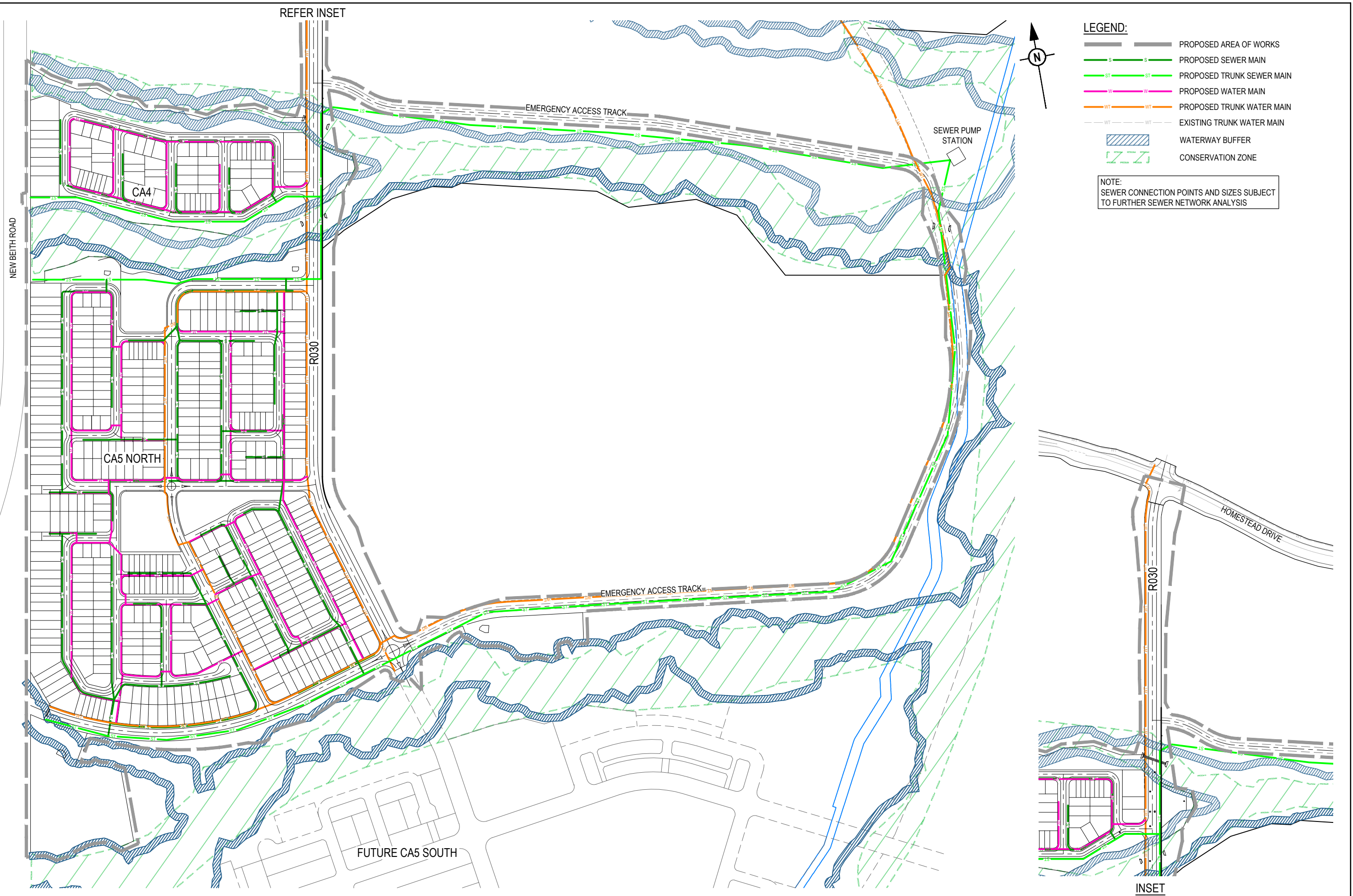


R030

REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS			SCALE 1:1000 10 0 10 20 30 40 50 A1 1:2000 HORIZONTAL A3 1:100 2 1 0 2 4 A1 1:200 VERTICAL A3	CLIENT PEET FLAGSTONE CITY Pty.Ltd.	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE		
A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION						CONCEPT R030 LONGITUDINAL SECTION SHEET 1 OF 3		
													PROJECT No.	DRAWING No.	REVISION
													24-1082	DA-0240	A



REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS		SCALE 1:2500 50 0 50 100 A1 1:5000  A3	CLIENT PEET FLAGSTONE CITY Pty.Ltd.	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE		
A	06.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION					PROJECT No. 24-1082	DRAWING No. DA-0300	REVISION A
							APPROVED DATE 8.05.26							
							FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD							



REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS			SCALE 1:500  A1 1:1000  A3 1:10000  A1 1:20000  A3	CLIENT PEET FLAGSTONE CITY Pty.Ltd. ASSOCIATED CONSULTANT	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE CONCEPT SEWERAGE AND WATER RETICULATION OVERALL LAYOUT		
A	08.05.26	TR	BA	ORIGINAL ISSUE			FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION								
							DESIGN APPROVED DATE 8.05.26					PROJECT No. 24-1082		DRAWING No. DA-0500	REVISION A
						FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD									

EXTREME CARE SHOULD BE TAKEN WHEN EXCAVATING IN THIS AREA. THE FOLLOWING EXISTING SERVICES ARE LIKELY TO BE PRESENT IN THE VICINITY OF THE SITE:

- ELECTRICAL CABLES
- TELECOMMUNICATIONS CABLES
- GAS MAINS
- WATER MAINS
- SEWER MAINS

THE CONTRACTOR SHOULD CONTACT THE SERVICE PROVIDER FOR FURTHER INFORMATION AND SATISFY THEMSELVES OF ANY SPECIFIC TREATMENT OR REQUIREMENTS.



-
- This topographic map shows a residential lot with a proposed driveway. The lot is bounded by a dashed line. The driveway is shown as a solid line with a dashed centerline, starting from the street and leading to a building. The map includes various elevation points and contour lines. The street is labeled 'HOMESTEAD DRIVE'. The lot is labeled 'R030'. The map also shows a 'W1' line, likely a water line, and a 'W2' line, likely a sewer line. The map is oriented with North at the top.
- FOR FURTHER INFORMATION AND SATISFY THEMSELVES OF ANY SPECIFIC TREATMENT OR REQUIREMENTS.

NEW BEITH ROAD

HOMESTEAD DRIVE

SHEET 1

SHEET 2

SHEET 3

SHEET 4

SHEET 5

SHEET 6

SHEET 7

SHEET 8

SHEET 9

SHEET 10

SHEET 11

SHEET 12

SHEET 13

SHEET 14

SHEET 15

SHEET 16

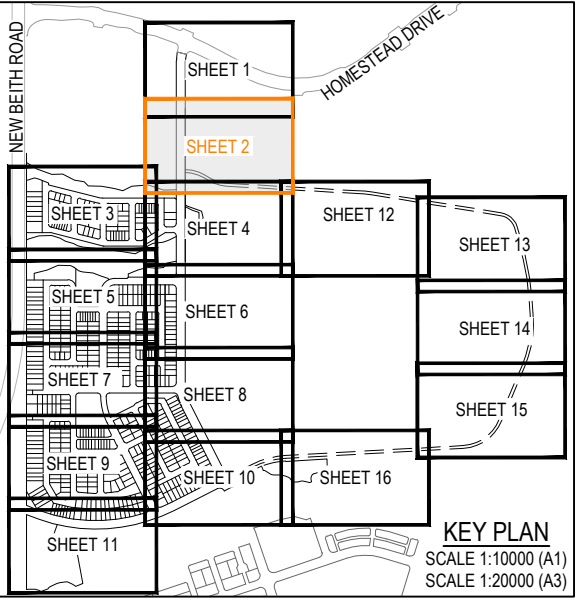
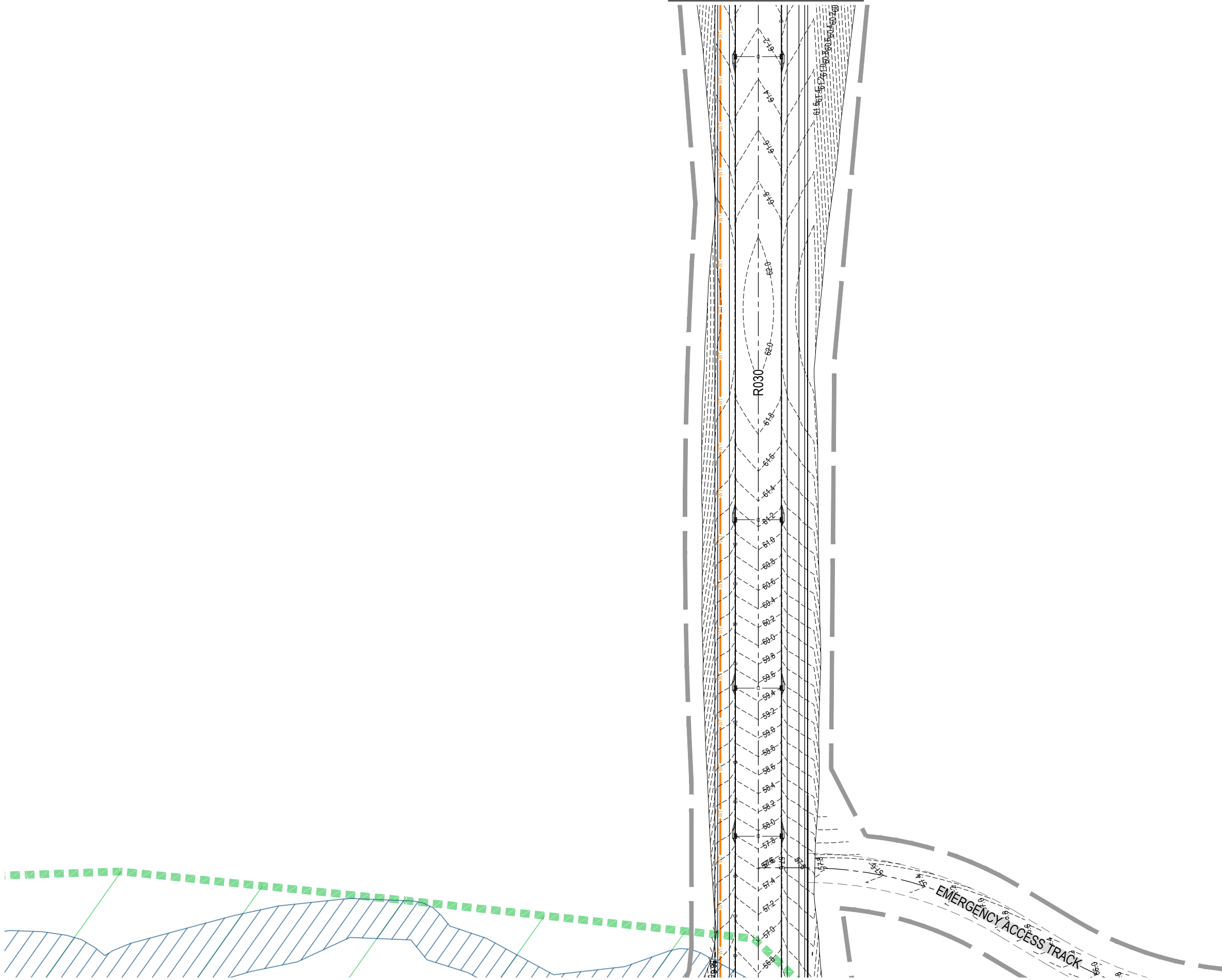
KEY PLAN
 SCALE 1:10000 (A1)
 SCALE 1:20000 (A3)

REV	DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS		SCALE 1:500 105020 A1 1:1000 A3 1:10000 1000100200300400500 A1 1:20000 A3	CLIENT PEET FLAGSTONE CITY Pty.Ltd. ASSOCIATED CONSULTANT	PROJECT NAME FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)	DRAWING TITLE		
A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION	CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 1 OF 16							
						DESIGN	APPROVED	DATE 8.05.26						
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD														

PLOT - 08 May 2026 02:25 PM LOCATION - C:\12d5_WorkSpace\data\AUM\ELSQL01\24-1082 Design\Acad\DA\24-1082-DA-500\SEWER_WATER.dwg



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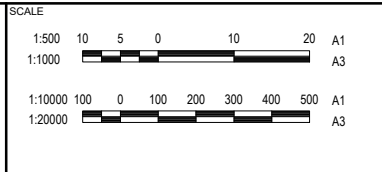


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REFER SHEET 4 FOR CONTINUATION

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
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DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
	FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 2 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0502	A

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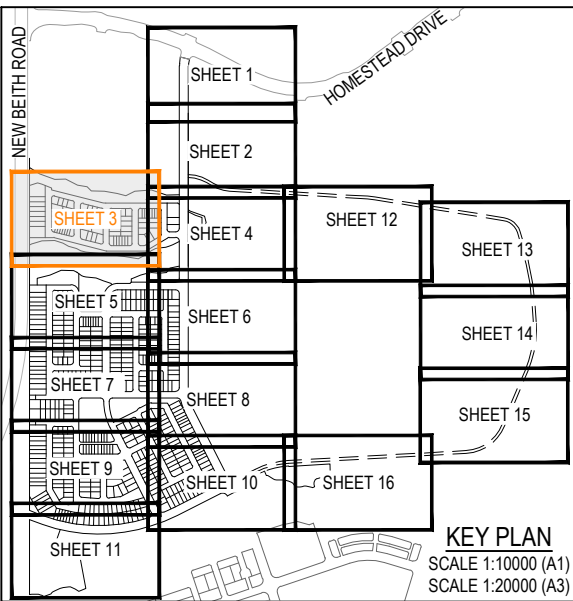
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NEW BEITH ROAD



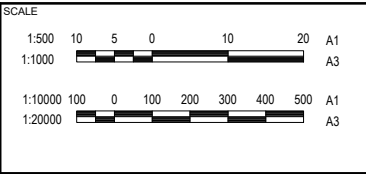
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REFER SHEET 5 FOR CONTINUATION

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
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DRAWN	STATUS
DESIGN	APPROVED
DATE	8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 3 OF 16
PROJECT No.
24-1082
DRAWING No.
DA-0503
REVISION
A

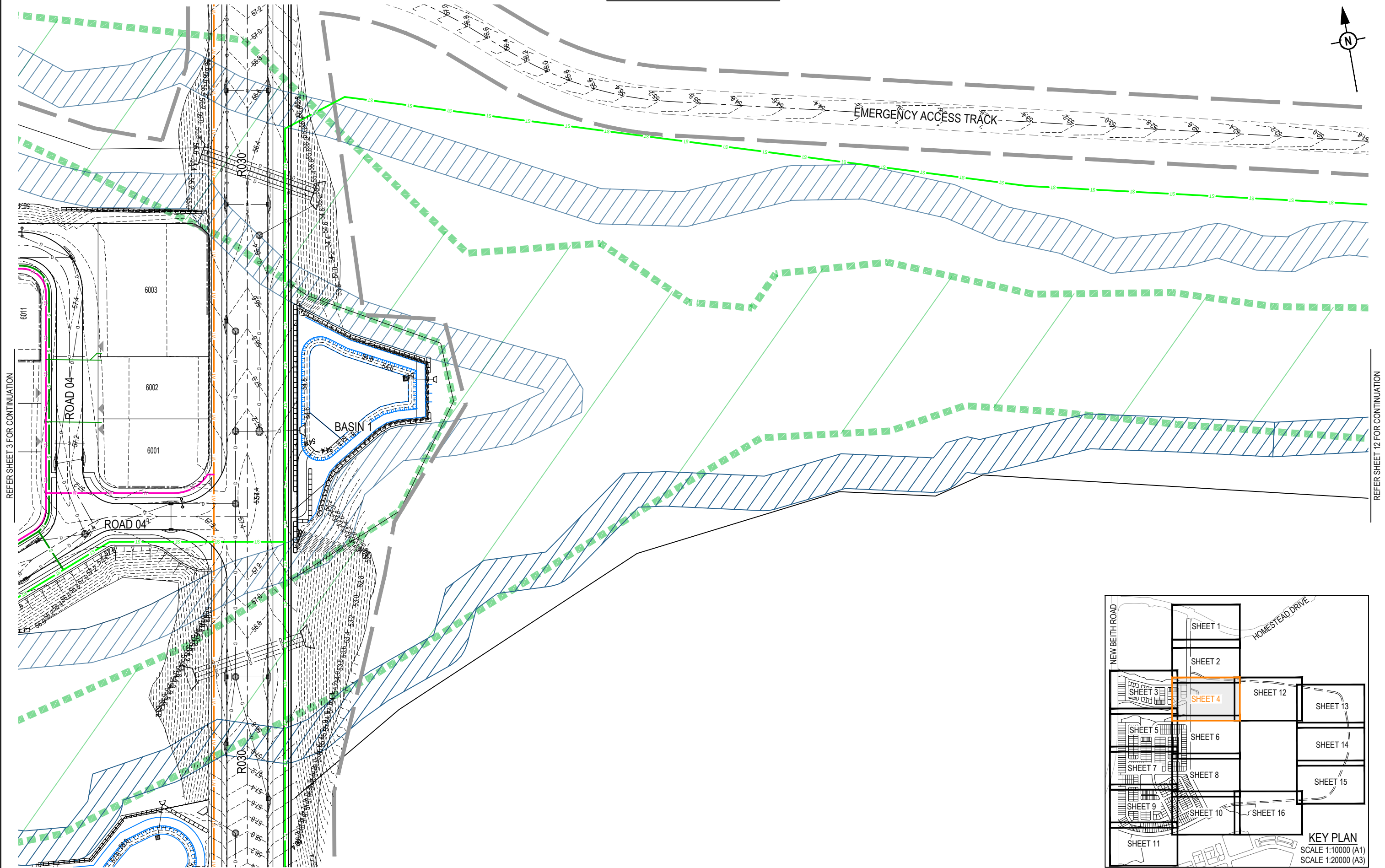
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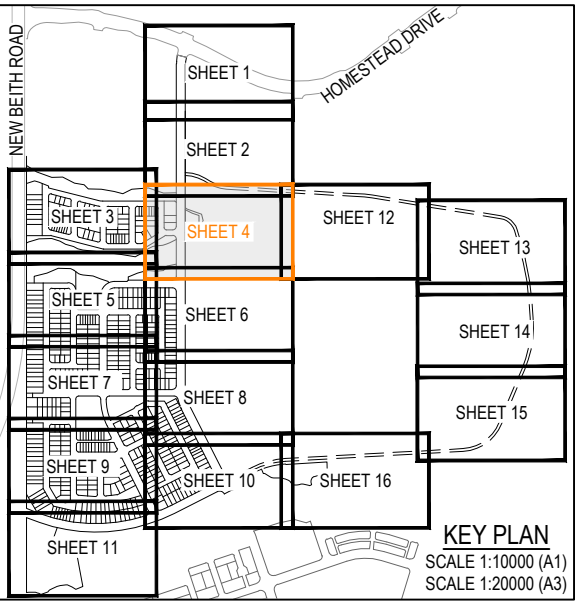


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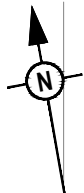
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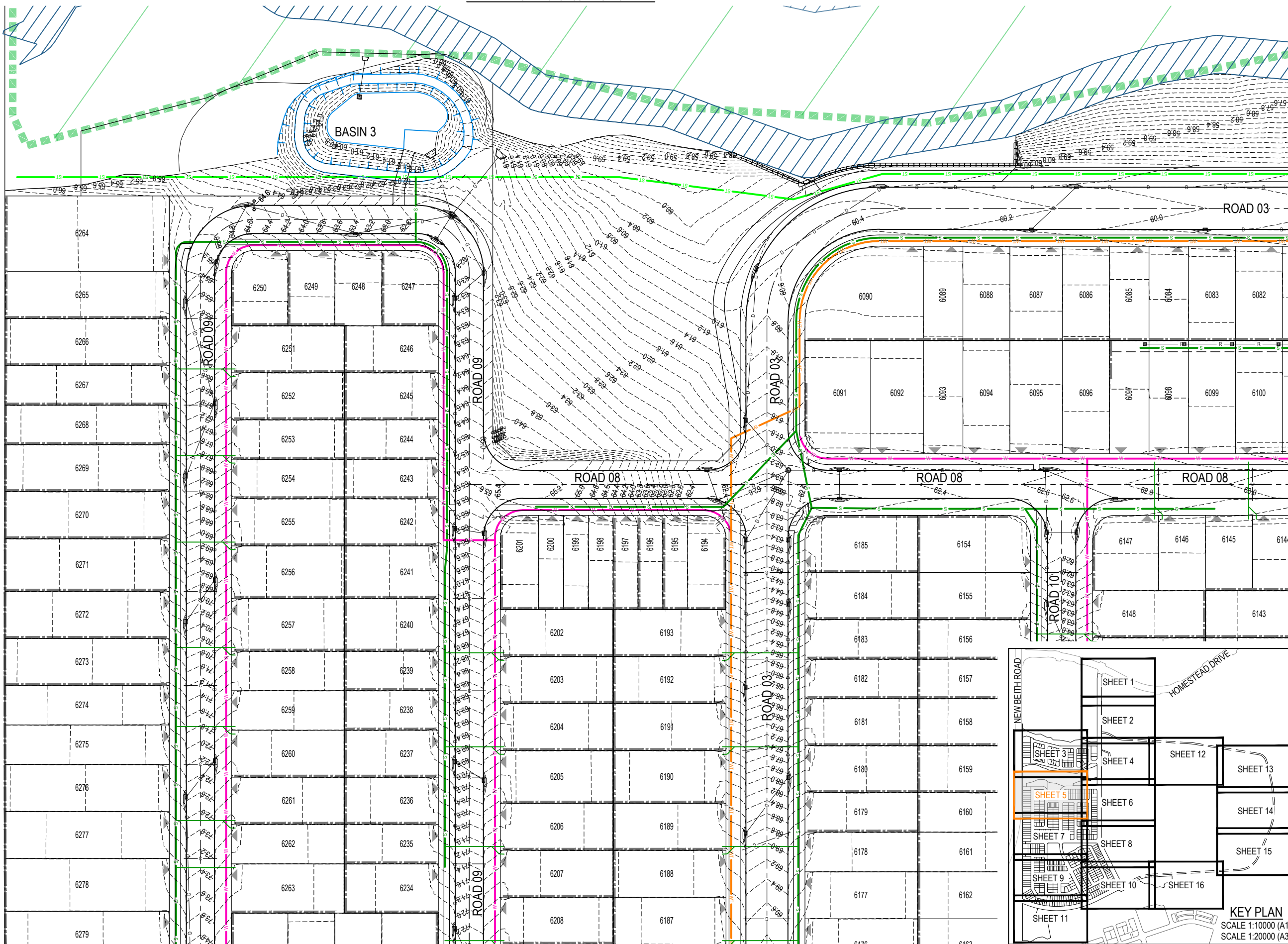


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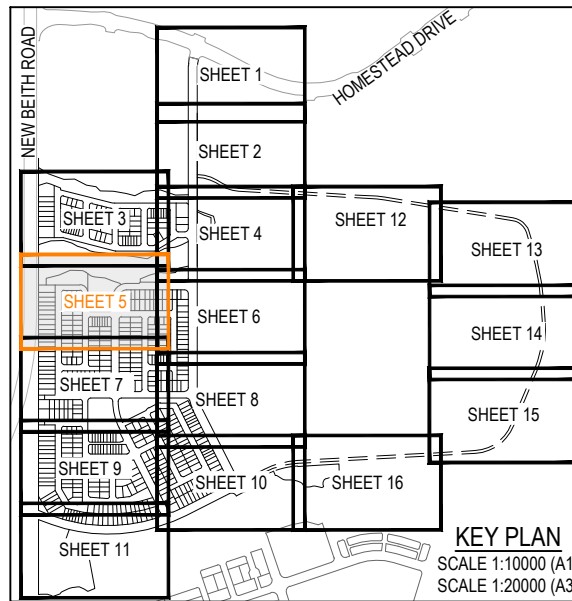
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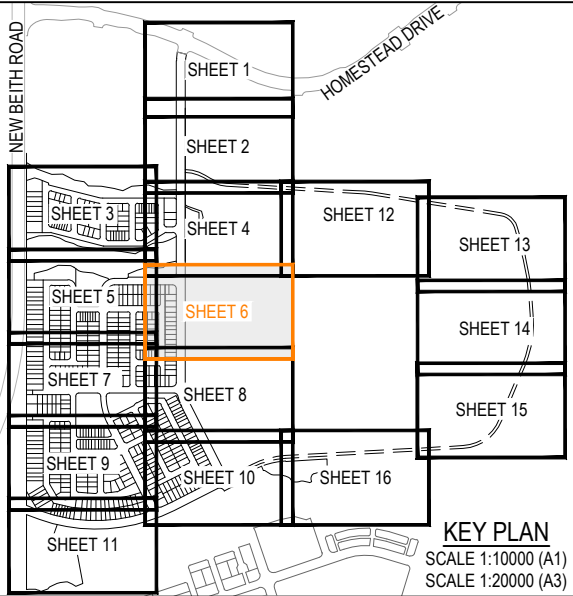
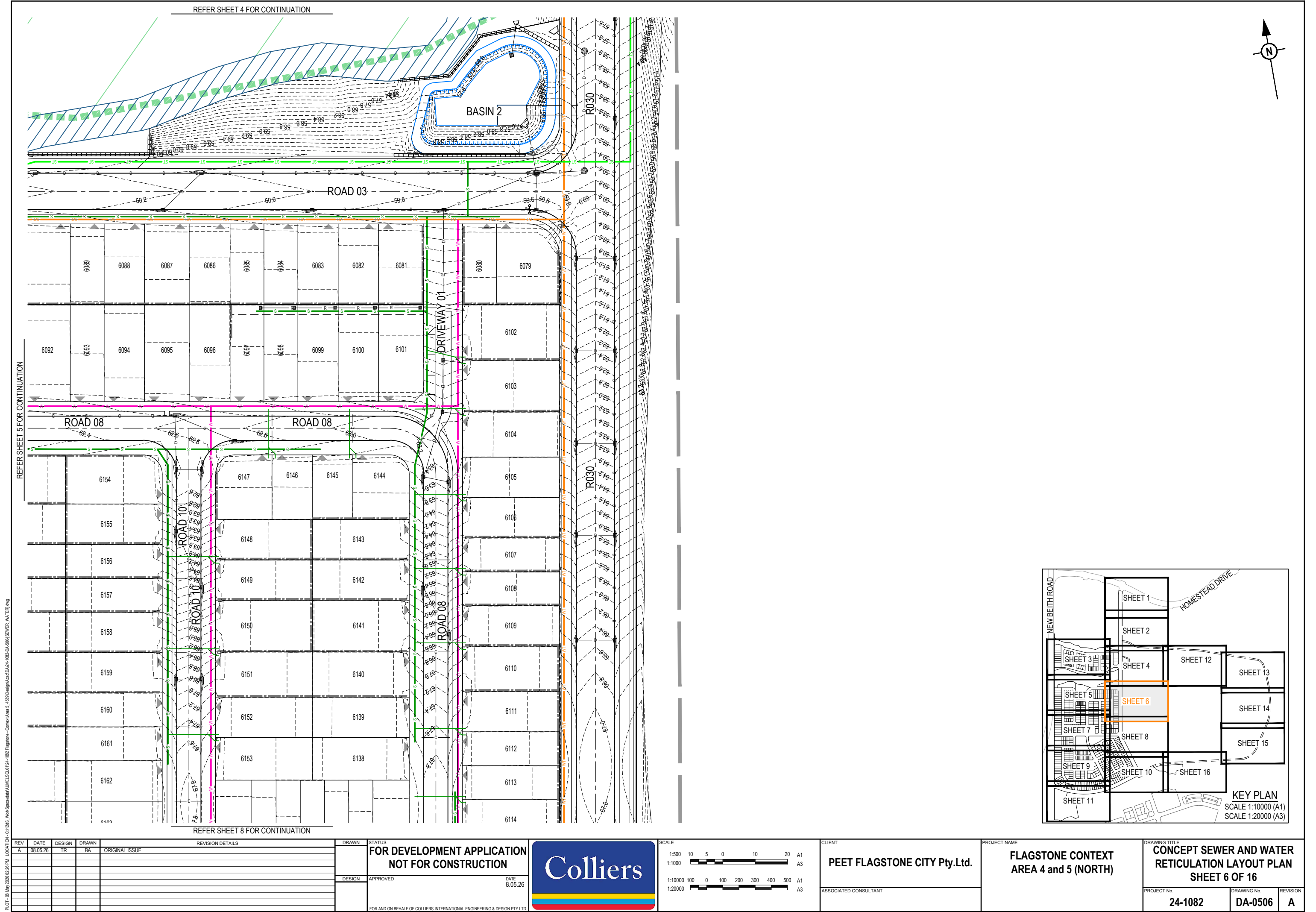


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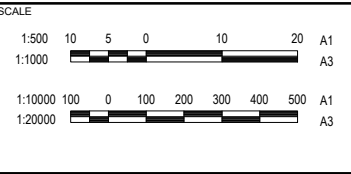


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REV	DATE	DESIGN	DRAWN	DESIGN		APPROVED						DATE	PROJECT No.	DRAWING No.	REVISION			
A	08.05.26	TR	BA	ORIGINAL ISSUE								8.05.26	24-1082	DA-0505	A			
FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION								PEET FLAGSTONE CITY Pty.Ltd.					FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)			CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 5 OF 16		
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD								ASSOCIATED CONSULTANT										



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 08.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

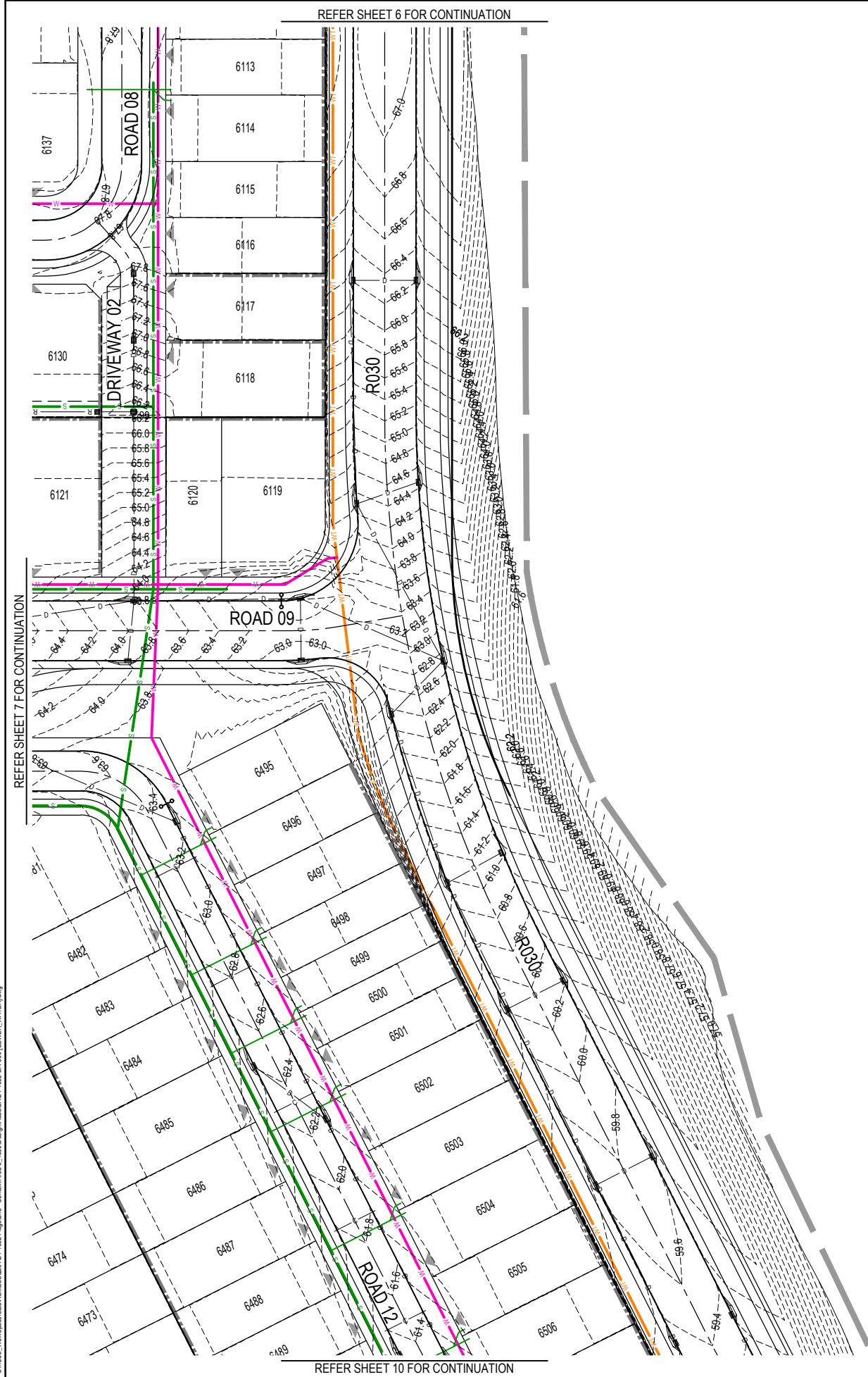
PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 6 OF 16
PROJECT No.
24-1082
DRAWING No.
DA-0506
REVISION
A



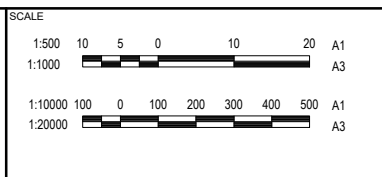
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CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 7 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0507	A

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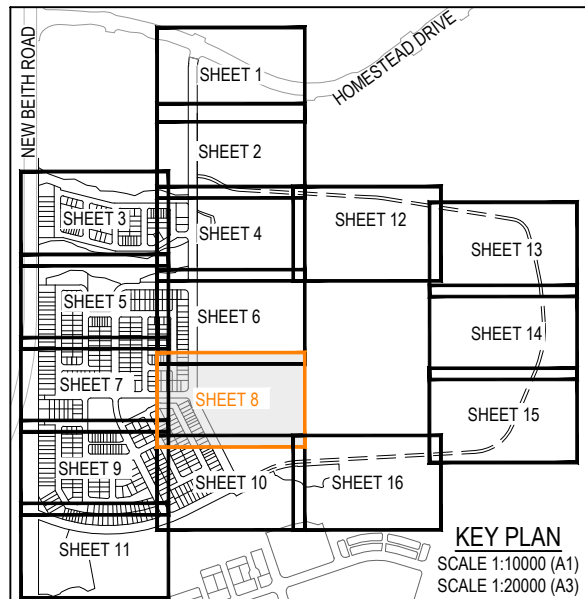
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DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

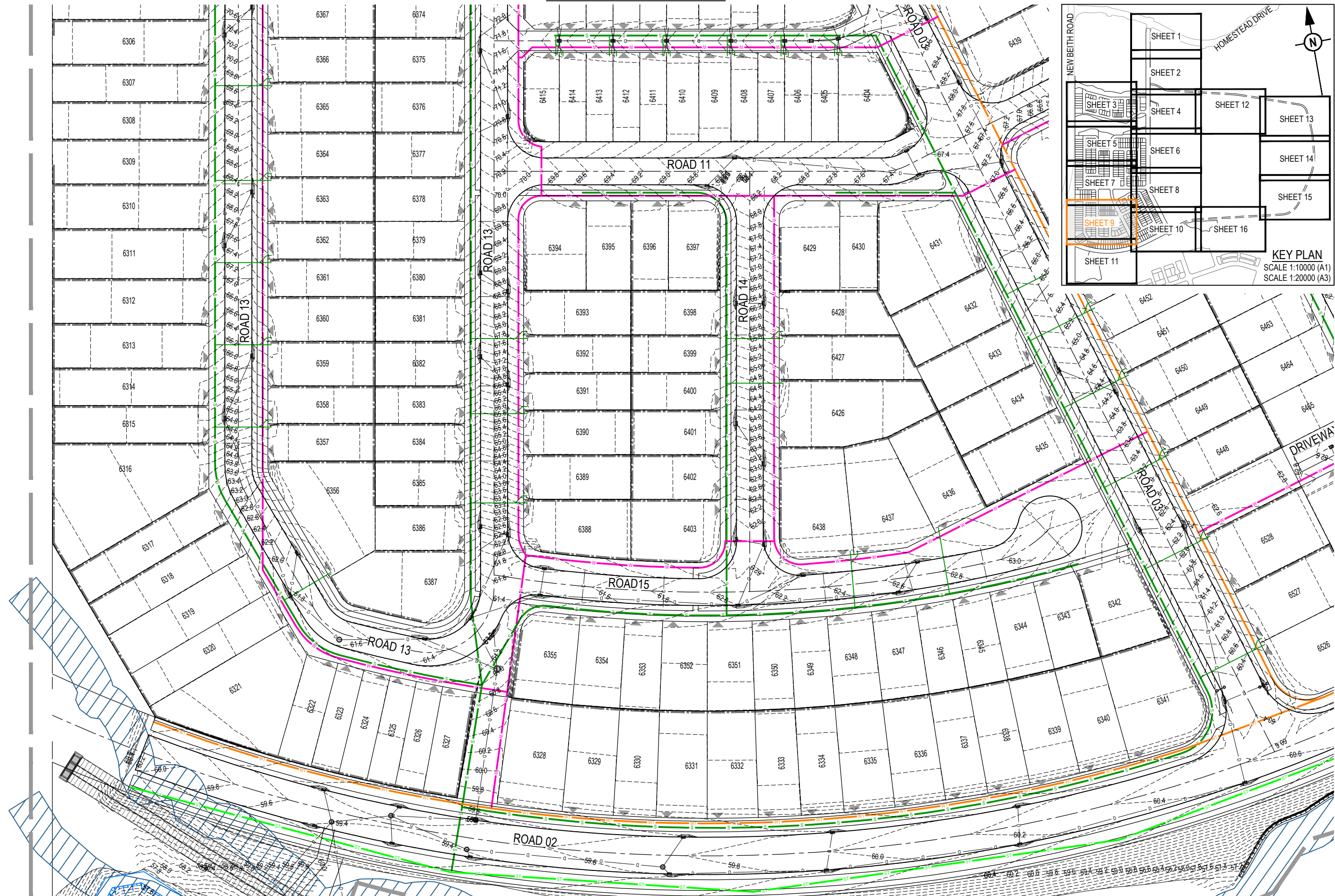


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

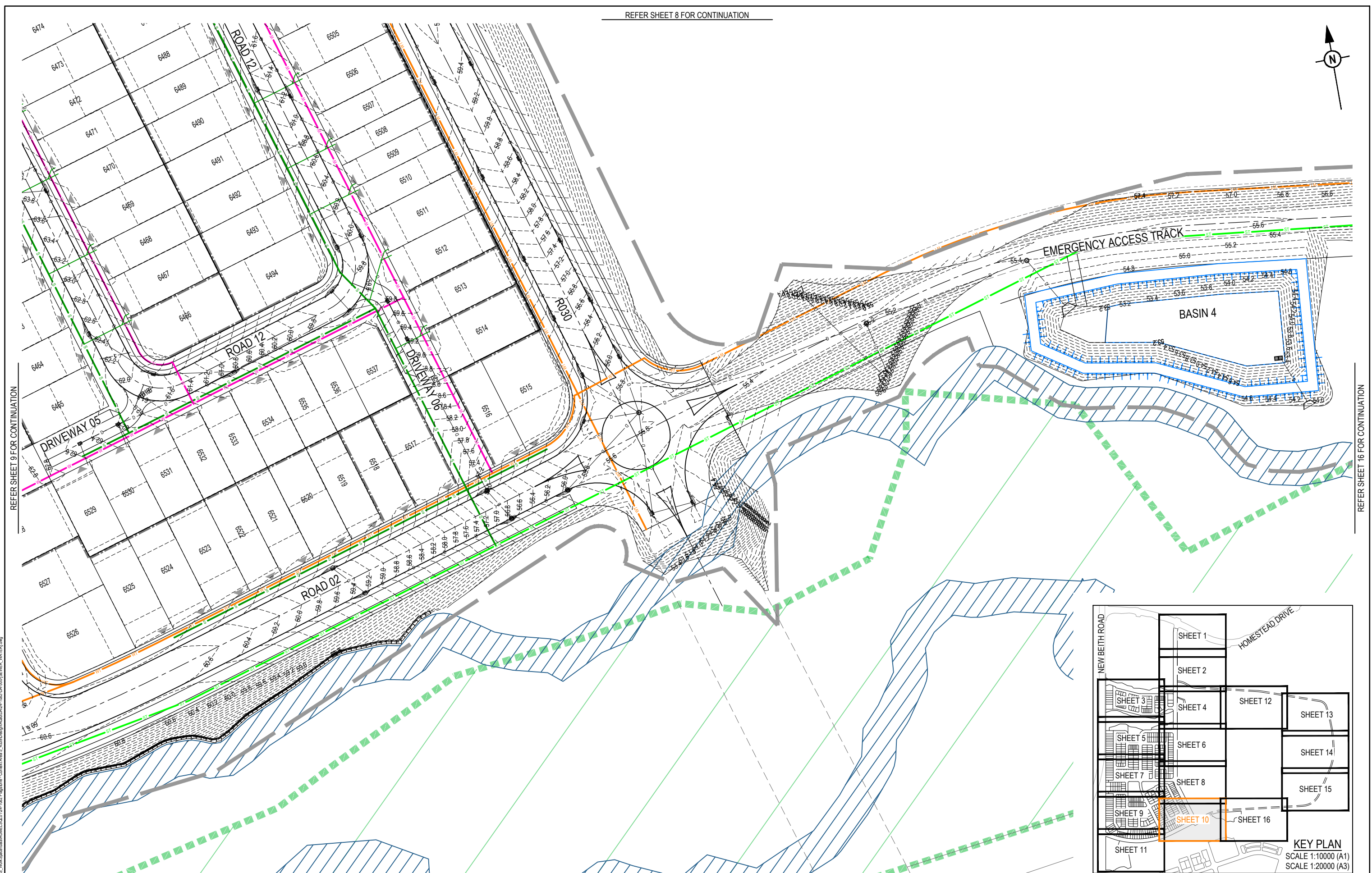
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CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 8 OF 16
PROJECT No.
24-1082
DRAWING No.
DA-0508
REVISION
A

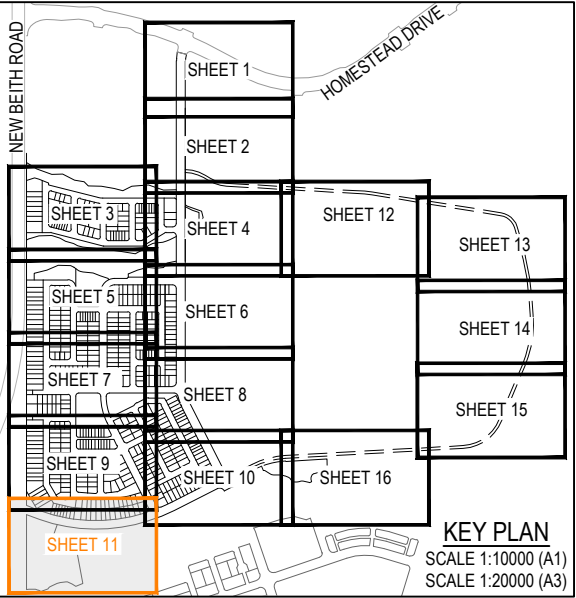
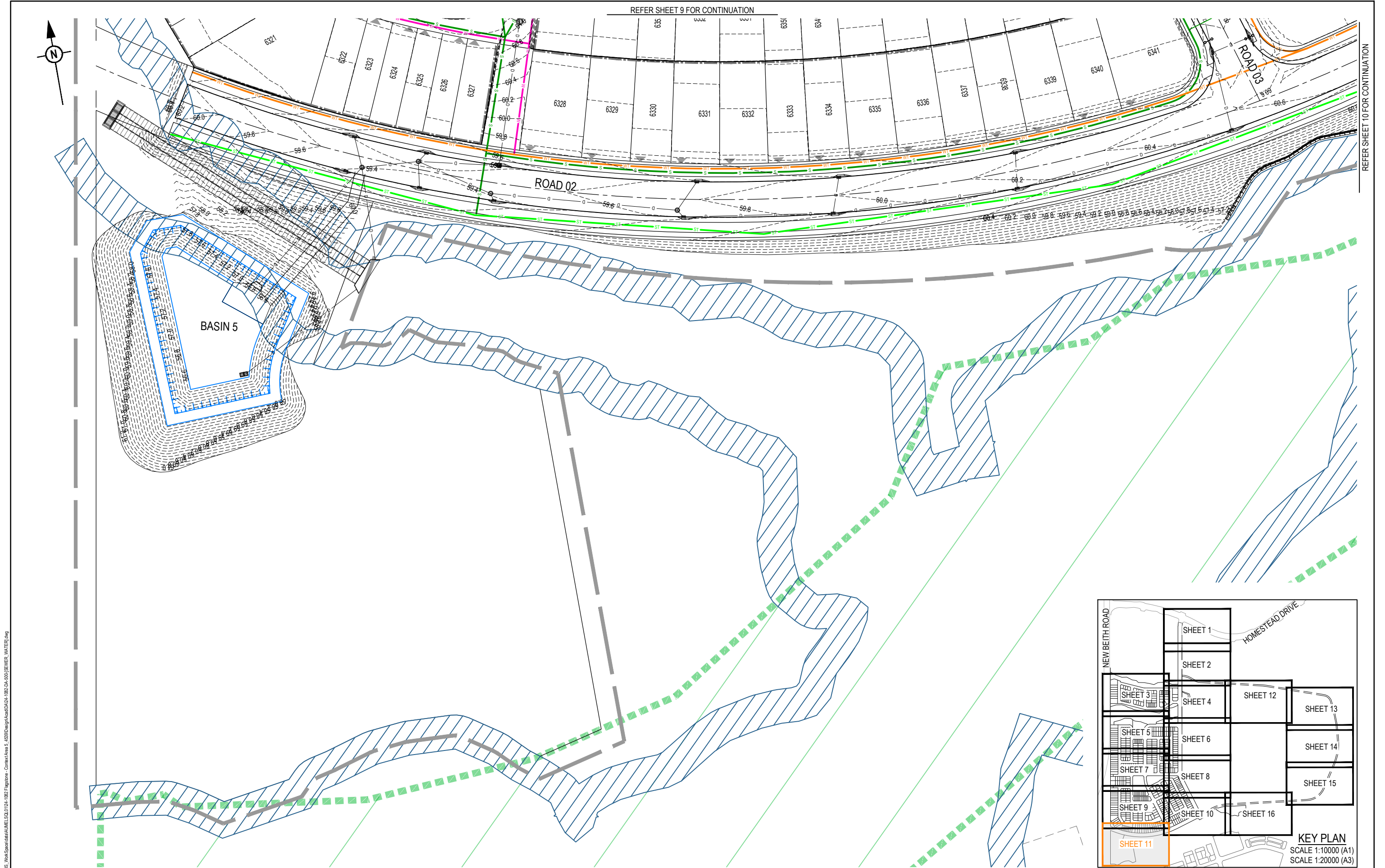




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A	08.05.26	TR	BA	ORIGINAL ISSUE		FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION								CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 9 OF 16		
						DESIGN	APPROVED						PROJECT No.	DRAWING No.	REVISION	
							DATE 8.05.26						24-1082	DA-0509	A	
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD																

[illegible]



REV		DATE	DESIGN	DRAWN	REVISION DETAILS		DRAWN	STATUS		SCALE	CLIENT	PROJECT NAME	DRAWING TITLE		
A	08.05.26	TR	BA	ORIGINAL ISSUE				FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION					CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 11 OF 16		
							DESIGN	APPROVED	DATE 8.05.26						
FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD															

1:500

105020

A1

1:1000

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A3

1:10000

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A3

ASSOCIATED CONSULTANT

PROJECT No.

24-1082

DRAWING No.

DA-0511

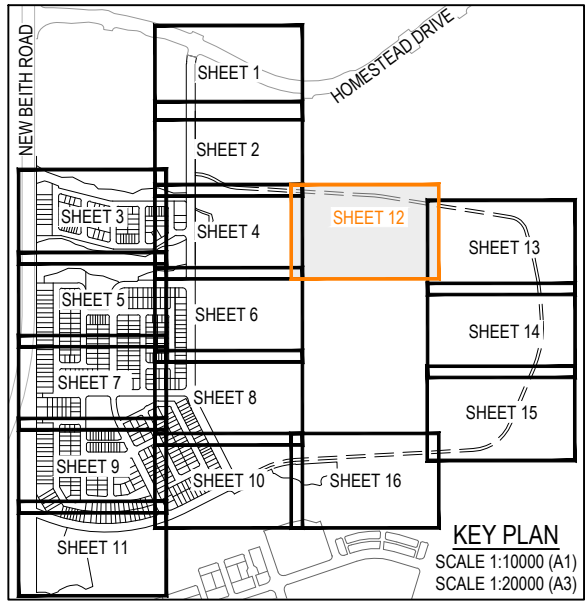
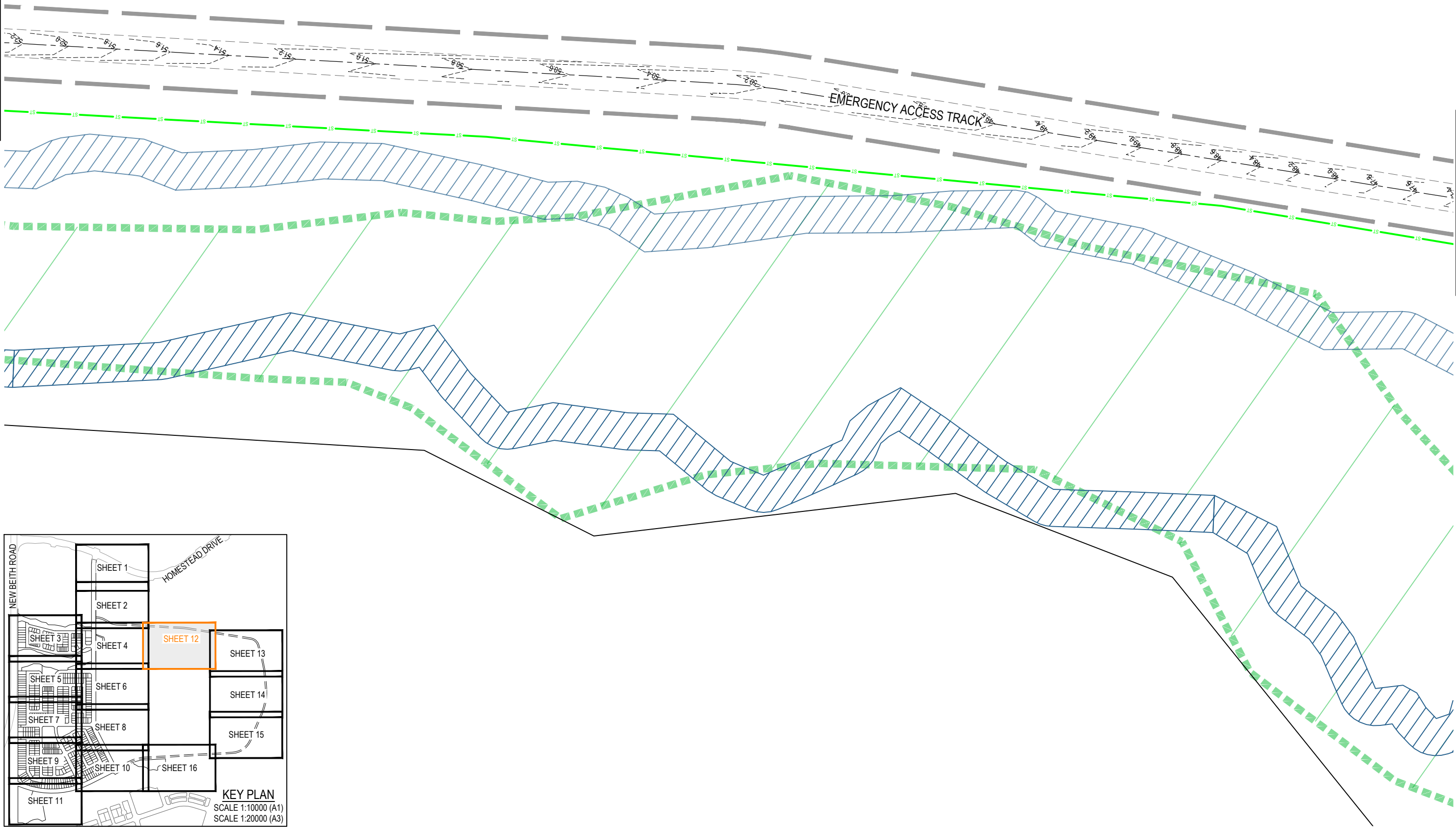
REVISION

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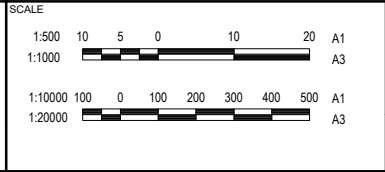
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DRAWN	STATUS
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DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

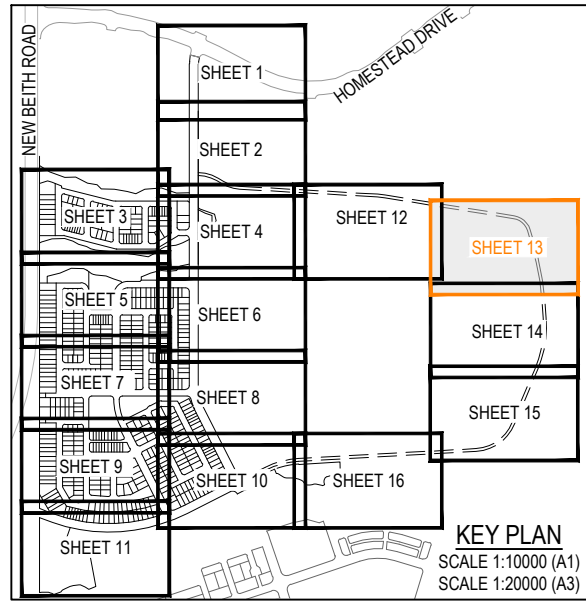
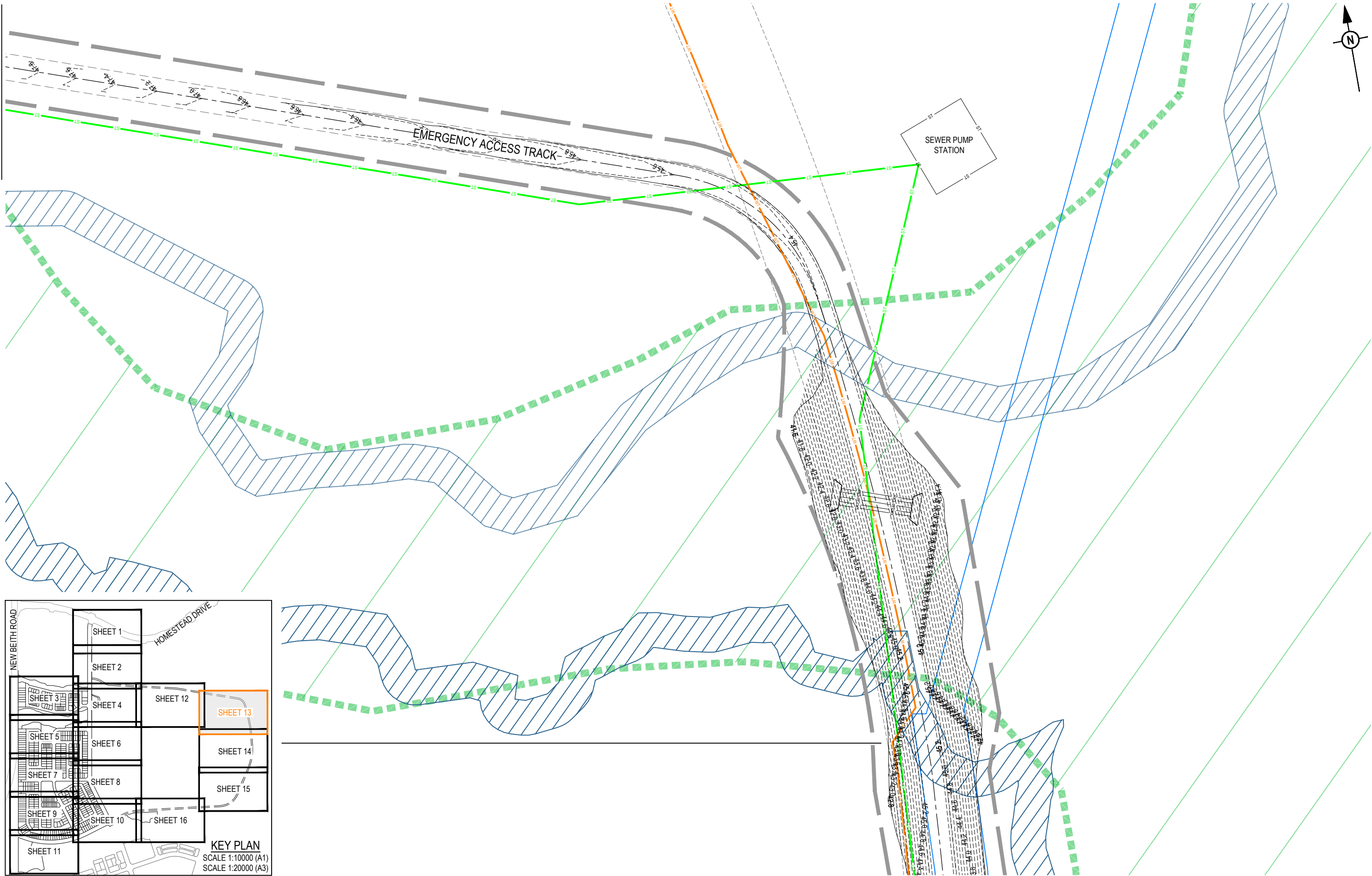


CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 12 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0512	A

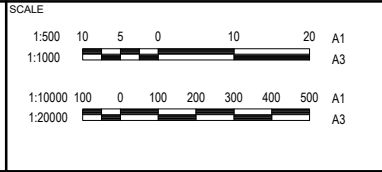
REFER SHEET 12 FOR CONTINUATION



REFER SHEET 14 FOR CONTINUATION

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



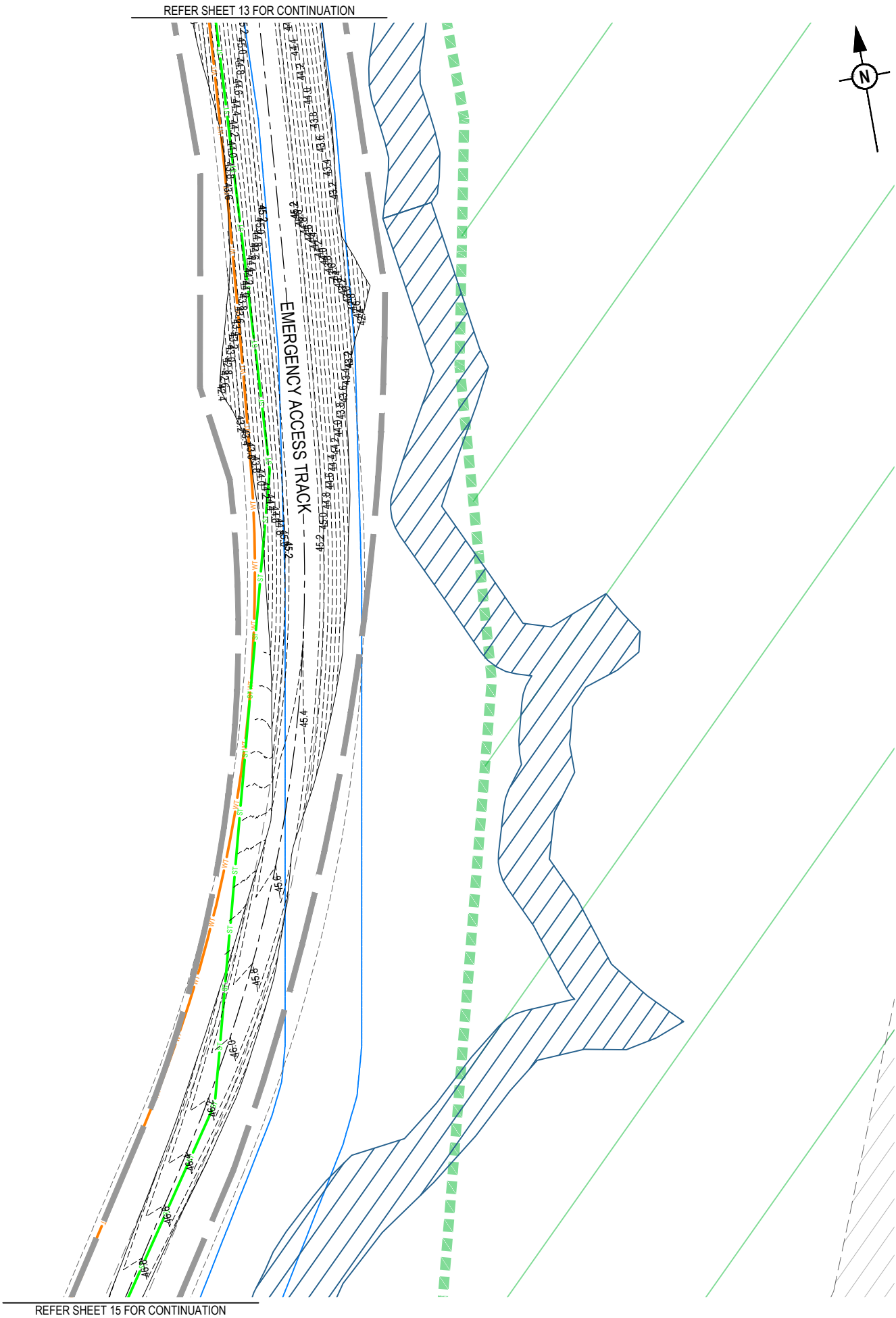
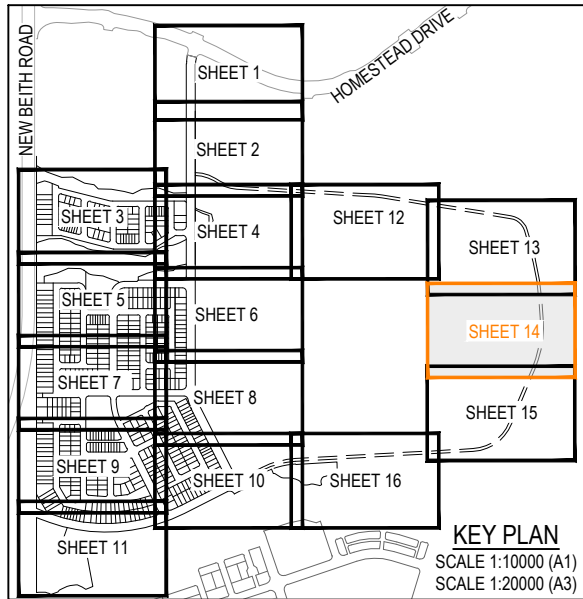
CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 13 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0513	A

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PLOT: 08 May 2026 02:27 PM LOCATION: C:\11035_WorkSpace\da\A\ME\SQL\11035_102_Flags\08_24-1082\DA-5001\SEWER_WATER.dwg



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	

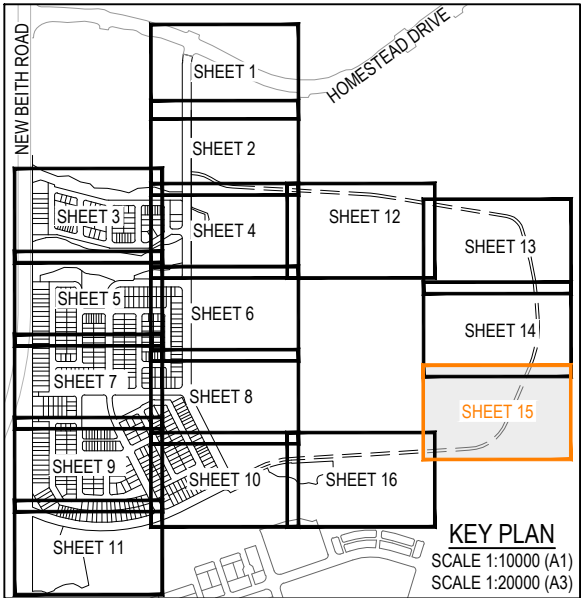


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CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 14 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0514	A



REFER SHEET 14 FOR CONTINUATION



REFER SHEET 16 FOR CONTINUATION

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
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DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



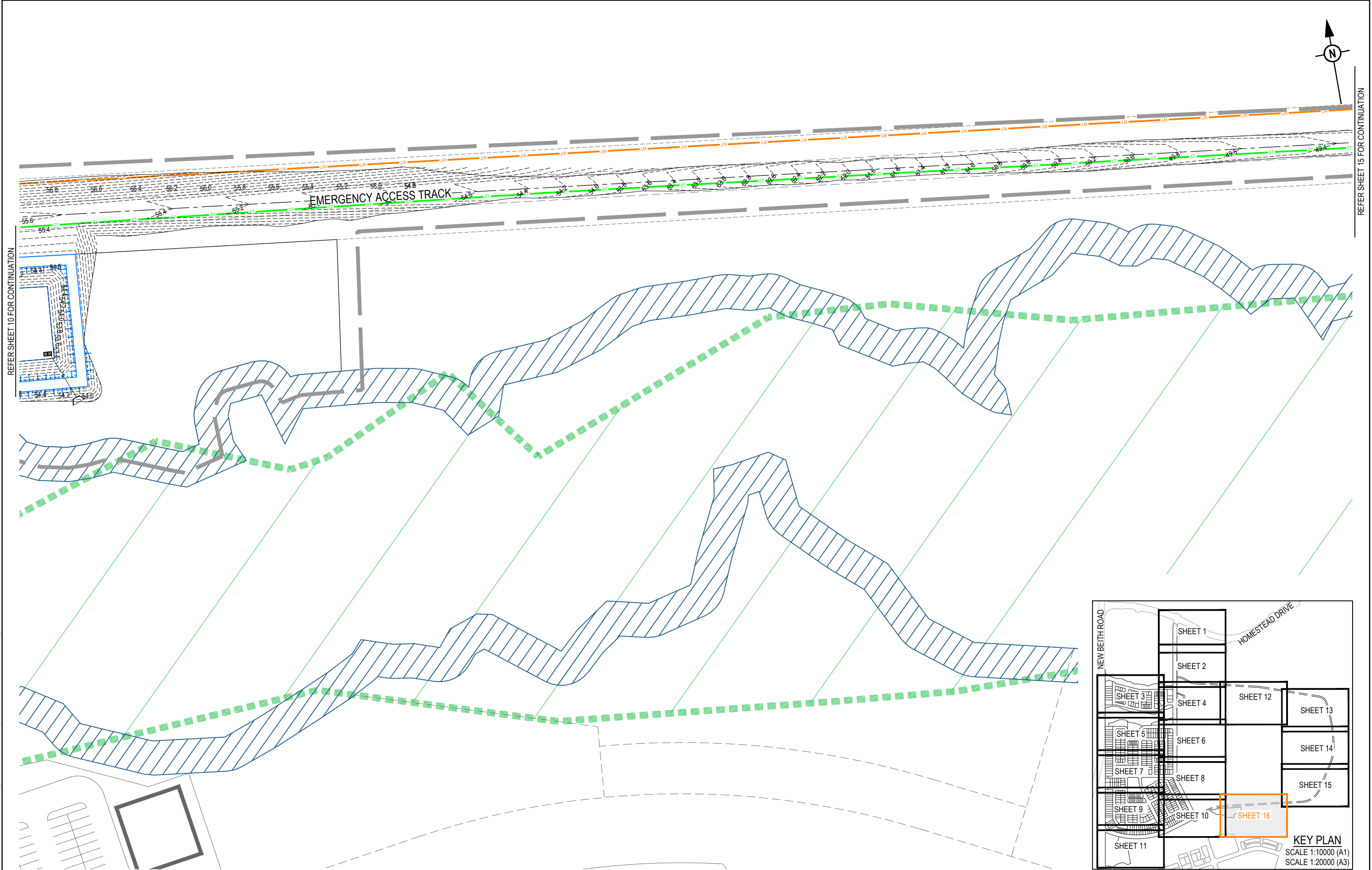
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CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

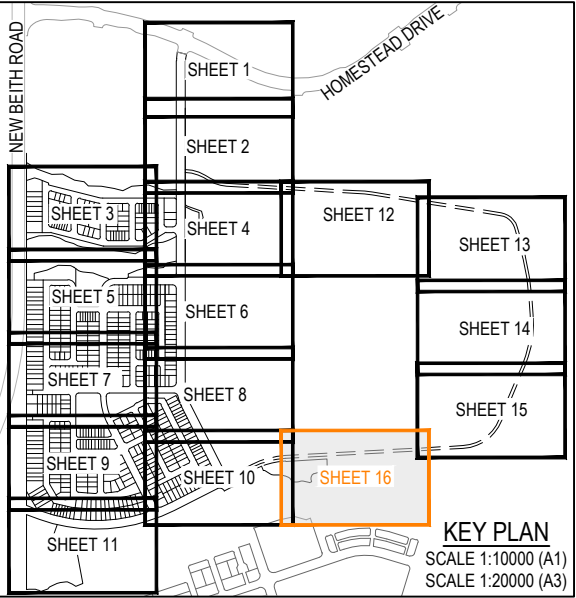
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CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 15 OF 16
PROJECT No.
24-1082
DRAWING No.
DA-0515
REVISION
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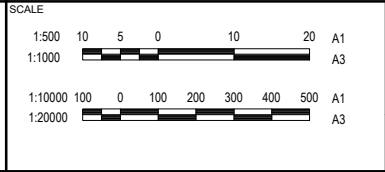
REFER SHEET 10 FOR CONTINUATION

REFER SHEET 15 FOR CONTINUATION



REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	08.05.26	TR	BA	ORIGINAL ISSUE

DRAWN	STATUS
	FOR DEVELOPMENT APPLICATION NOT FOR CONSTRUCTION
DESIGN	APPROVED
	DATE 8.05.26
FOR AND ON BEHALF OF COLLIER'S INTERNATIONAL ENGINEERING & DESIGN PTY LTD	



CLIENT
PEET FLAGSTONE CITY Pty.Ltd.
ASSOCIATED CONSULTANT

PROJECT NAME
FLAGSTONE CONTEXT AREA 4 and 5 (NORTH)

DRAWING TITLE		
CONCEPT SEWER AND WATER RETICULATION LAYOUT PLAN SHEET 16 OF 16		
PROJECT No.	DRAWING No.	REVISION
24-1082	DA-0516	A

PLOT: 08 May 2026 02:27 PM LOCATION: C:\GIS\5 - Work\SpatialData\AUM\SQL\1024-1024-Flagstone - Context Area 5_4330\Design\Acd\1024-1024-DA-500\SEWER_WATER.dwg



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We maximise the potential of property to accelerate the success of our clients and our people.

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