

Rev	Date	Description	CP	DT	Appr
1	17/03/2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL			
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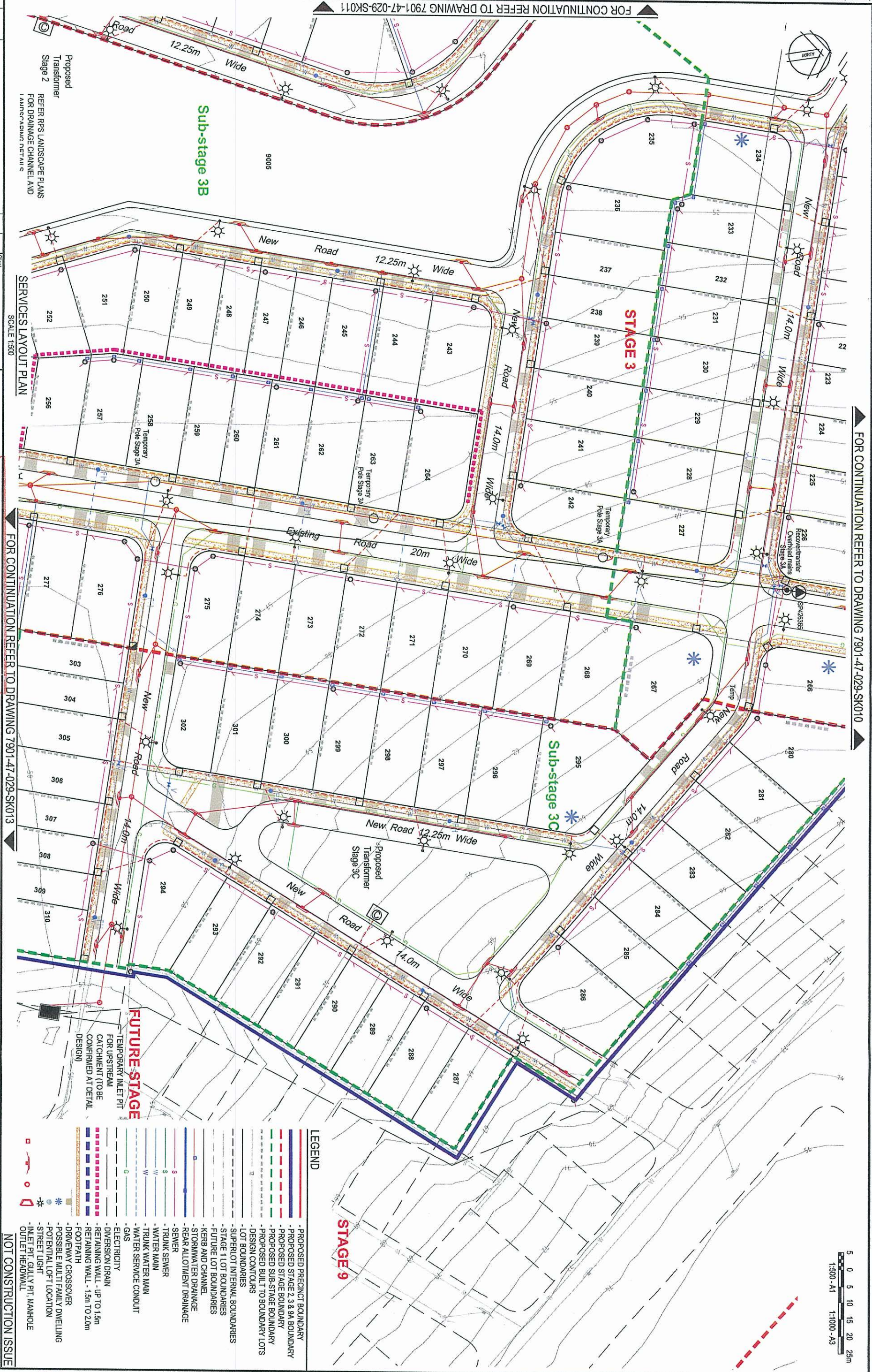


PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16 / 5 / 12

Drawn	Check	Date	By	Date
BV		17.03.2011		
CP		17.03.2011		
DT		17.03.2011		
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AMEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
SERVICES LAYOUT PLAN - SHEET 3 OF 4

Date	Drawn	Scale	Size
17.03.2011	A.H.D.	AS SHOWN	A1
7901-47-029-SK012			



LEGEND			
—	PROPOSED PRECINCT BOUNDARY		
—	PROPOSED STAGE 2, 3 & 9A BOUNDARY		
—	PROPOSED SUB-STAGE BOUNDARY		
—	PROPOSED BUILT TO BOUNDARY LOTS		
—	DESIGN CONTOURS		
—	LOT BOUNDARIES		
—	SUPERLOT INTERNAL BOUNDARIES		
—	STAGE 1 LOT BOUNDARIES		
—	FUTURE LOT BOUNDARIES		
—	KERB AND CHANNEL		
—	STORMWATER DRAINAGE		
—	REAR ALLOTMENT DRAINAGE		
—	SEWER		
—	TRUNK SEWER		
—	WATER MAIN		
—	TRUNK WATER MAIN		
—	WATER SERVICE CONDUIT		
—	GAS		
—	ELECTRICITY		
—	DIVERSION DRAIN		
—	RETAINING WALL - UP TO 1.5m		
—	RETAINING WALL - 1.5m TO 2.0m		
—	FOOTPATH		
—	DRIVEWAY CROSSOVER		
—	POSSIBLE MULTI-FAMILY DWELLING		
—	POTENTIAL LOT LOCATION		
—	STREET LIGHT		
—	INLET PIT, GULLY PIT, MANHOLE		
—	OUTLET HEADWALL		

NOT CONSTRUCTION ISSUE

Rev	Date	Description	Drawn	Appr.
1	17/03/2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL	CP	DT
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SERVICES LAYOUT PLAN
SCALE 1:500

PLANS AND DOCUMENTS

referred to in the ULDA
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Drawn	By	Date
BV	17.03.2011	
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CP	17.03.2011	
Designed	By	Date
CP	17.03.2011	
Verified	By	Date
DT	17.03.2011	
Approved	By	Date
DT	17.03.2011	

AMEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
SERVICES LAYOUT PLAN - SHEET 4 OF 4

FOR APPROVAL

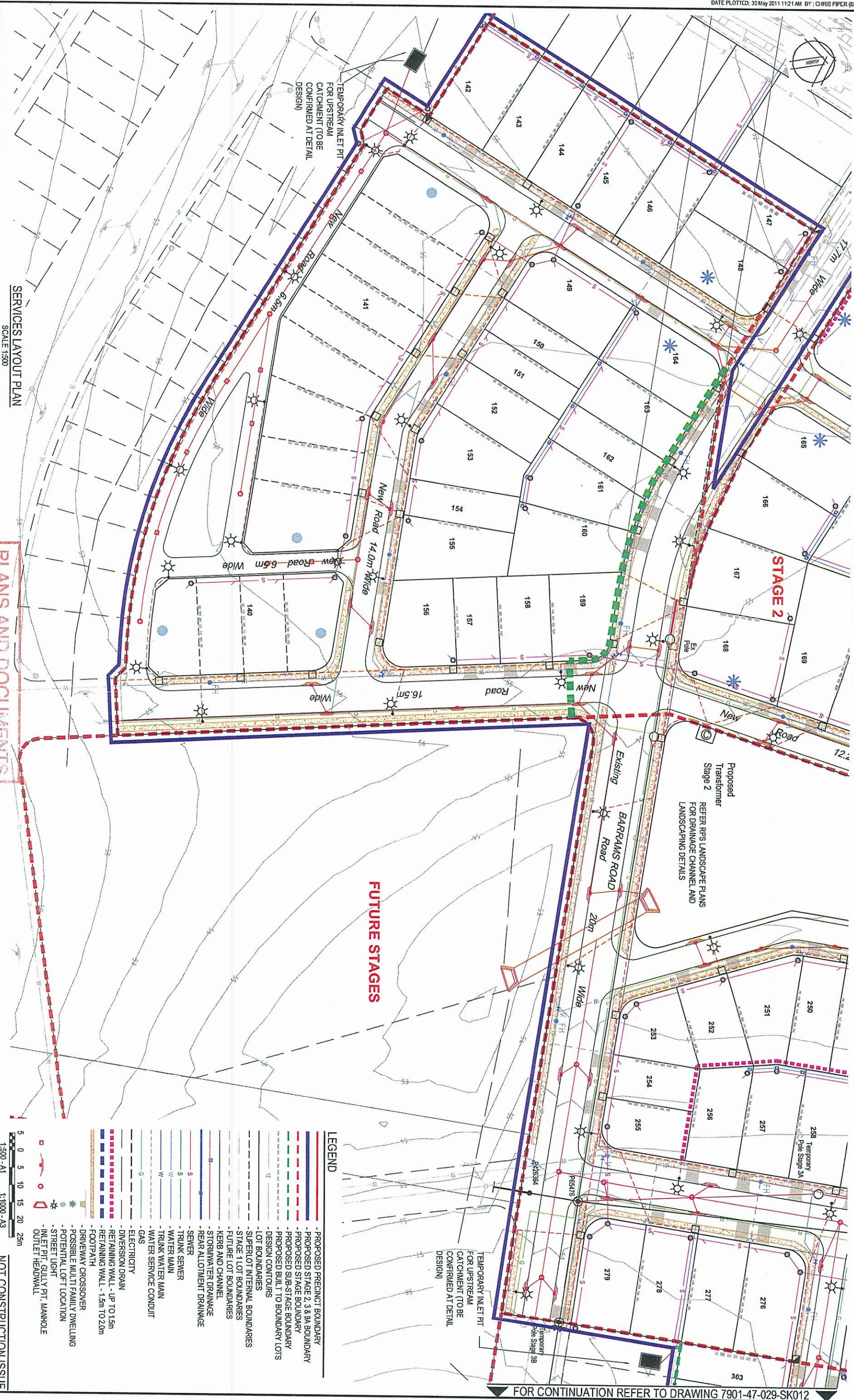
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17.03.2011	A.H.D.	AS SHOWN	A1
Drawing Number	Revision		
7901-47-029-SK013	-		

NOT CONSTRUCTION ISSUE

1:500 - A1
1:1000 - A3

5 0 5 10 15 20 25m

- LEGEND**
- PROPOSED PRECINCT BOUNDARY
 - PROPOSED STAGE 2 & 3A BOUNDARY
 - PROPOSED STAGE BOUNDARY
 - PROPOSED SUB-STAGE BOUNDARY
 - PROPOSED BUILT TO BOUNDARY LOTS
 - DESIGN CONTOURS
 - LOT BOUNDARIES
 - SUPERLOT INTERNAL BOUNDARIES
 - STAGE 1 LOT BOUNDARIES
 - FUTURE LOT BOUNDARIES
 - KERB AND CHANNEL
 - STORMWATER DRAINAGE
 - REAR ALLIOTMENT DRAINAGE
 - SEWER
 - TRUNK SEWER
 - WATER MAIN
 - TRUNK WATER MAIN
 - WATER SERVICE CONDUIT
 - GAS
 - ELECTRICITY
 - DIVERSION DRAIN
 - RETAINING WALL - UP TO 1.5m
 - RETAINING WALL - 1.5m TO 2.0m
 - FOOTPATH
 - DRIVEWAY CROSSOVER
 - POSSIBLE MULTI-FAMILY DWELLING
 - POTENTIAL LOT LOCATION
 - STREET LIGHT
 - INLET PIT, GULLY PIT, MANHOLE
 - OUTLET HEADWALL



FOR CONTINUATION REFER TO DRAWING 7901-47-029-SK011
FOR CONTINUATION REFER TO DRAWING 7901-47-029-SK012

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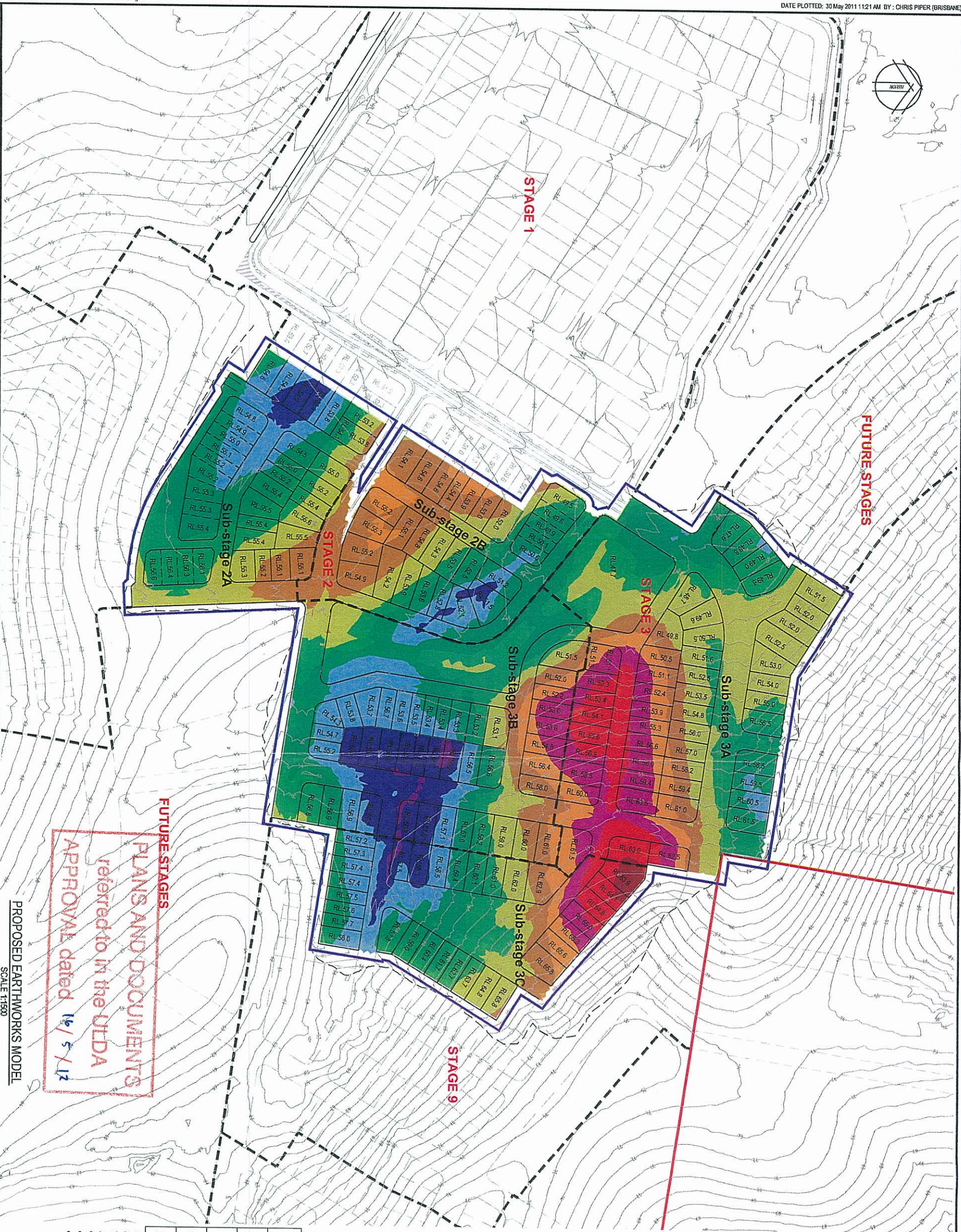
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BV	CP	CP	DT	17/03/2011
CP	DT	DT	DT	17/03/2011
DT	DT	DT	DT	17/03/2011

AMEX CORPORATION PTY LTD
 RIPLEY VALLEY - DEVELOPMENT APPLICATION
 STAGE 2 & 3
 PROPOSED EARTHWORKS MODEL LAYOUT PLAN

FOR APPROVAL
 Date: 17/03/2011
 Drawing Number: 7901-47-029-SK020



PROPOSED EARTHWORKS MODEL
 SCALE 1:1500

FUTURE STAGES
 PLANS AND DOCUMENTS
 referred to in the ULDA
 APPROVAL dated 16/5/12

PRELIMINARY EARTHWORKS VOLUMES				
	STAGE 2	STAGE 3A	STAGE 3B	STAGE 3C
CUT VOLUME (m³)	21,744	80,770	14,982	19,619
FILL VOLUME (m³)	41,338	15,135	57,883	24,134
BALANCE (m³)	-19,594	45,635	-42,901	-4,515
				117,095
				138,470
				-21,375

CONTRACTOR TO ALLOW FOR AN ADDITIONAL 20,000m³ - 50,000m³ OF MATERIAL TO BE CUT, REMOVED FROM SITE AND REPLACED WITH SUITABLE TOPSOIL AND SUBSOIL FOR LANDSCAPING. APPROXIMATE TOTAL DEPTHS OF TOPSOIL AND SUBSOIL TO BE:

- 300MM FOR TURF
- 600MM FOR SHRUBS
- 1000MM FOR TREES

EARTHWORKS DEPTH LEGEND	
FILL DEPTH +5M	
FILL DEPTH 4M TO 5M	
FILL DEPTH 3M TO 4M	
FILL DEPTH 2M TO 3M	
FILL DEPTH 1M TO 2M	
FILL DEPTH 0M TO 1M	
CUT DEPTH -1M TO 0M	
CUT DEPTH -2M TO -1M	
CUT DEPTH -3M TO -2M	
CUT DEPTH -4M TO -3M	
CUT DEPTH -5M TO -4M	
CUT DEPTH -5M	

- LEGEND**
- PROPOSED PRECINCT BOUNDARY
 - PROPOSED STAGE 2, 3 & 9A BOUNDARY
 - PROPOSED SUB-STAGE BOUNDARY
 - DESIGN CONTOURS
 - LOT BOUNDARIES
 - SUPERLOT INTERNAL BOUNDARIES
 - STAGE 1 LOT BOUNDARIES
 - FUTURE LOT BOUNDARIES
 - KERB AND CHANNEL
 - EXTENT OF BATTER WORKS @ 1:5

Rev	Date	Description	Drawn	Adt
1	17/03/2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL	CP	DT
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BV	CP	CP	DT	DT
17/03/2011	17/03/2011	17/03/2011	17/03/2011	17/03/2011

AMXEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
EROSION AND SEDIMENT CONTROL
LAYOUT PLAN - SHEET 1 OF 2

FOR APPROVAL
Date: 17/03/2011
Drawing Number: 7901-47-029-SK061
Scale: AS SHOWN
Size: A1



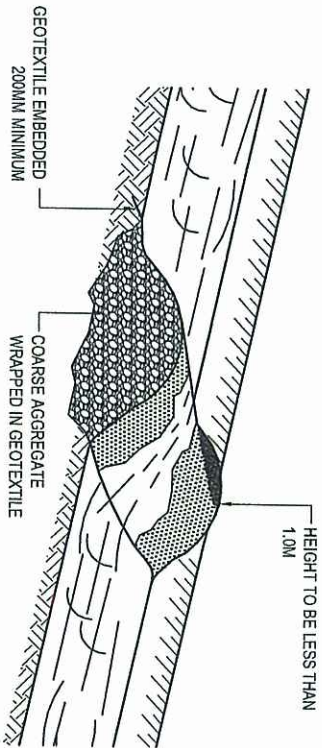
- LEGEND**
- PROPOSED PRECINCT BOUNDARY
 - PROPOSED STAGE 2 & 3 9A BOUNDARY
 - PROPOSED STAGE BOUNDARY
 - PROPOSED SUB-STAGE BOUNDARIES
 - DESIGN CONTOURS
 - LOT BOUNDARIES
 - SUPERLOT INTERNAL BOUNDARIES
 - STAGE 1 LOT BOUNDARIES
 - FUTURE LOT BOUNDARIES
 - DIVERSION DRAIN
 - TYPE 2 CONTROL DEVICE (SILT FENCE)
 - STORMWATER DRAINAGE
 - REAR ALLOTMENT DRAINAGE
 - INLET PIT, GULLY PIT, MANHOLE
 - OUTLET HEADWALL
 - DIRECTION OF STORMWATER FLOW
 - TEMPORARY STOCKPILE

PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16/5/12

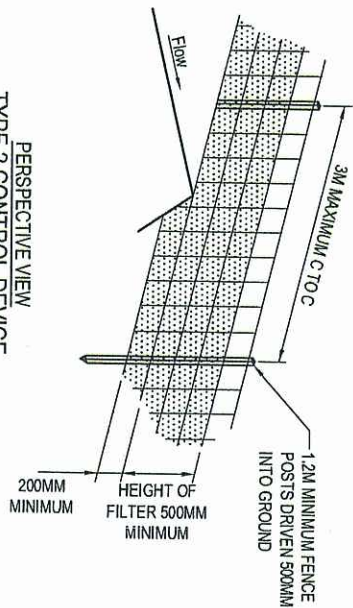
10 0 10 20 30 40 50m
1:1000 - A1 1:2000 - A3

AMEX CORPORATION PTY LTD RIPLEY VALLEY - DEVELOPMENT APPLICATION STAGE 2 & 3				
FOR APPROVAL				
Status				
Date 17.03.2011	Datum A.H.D.	Scale AS SHOWN	Size A1	
Drawing Number 7901-47-029-SK062				
Revision -				

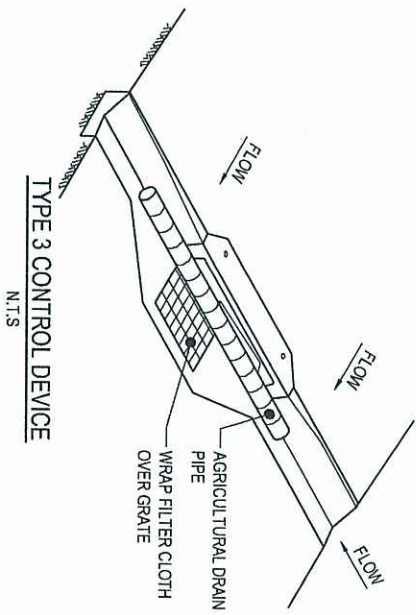




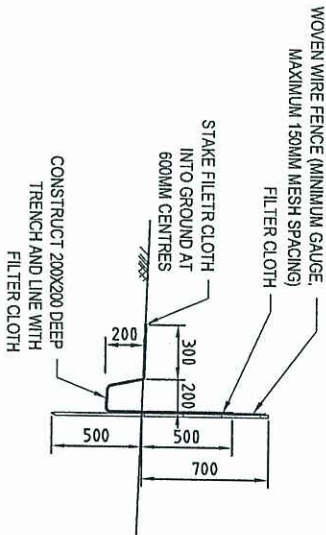
TYPE 1 CONTROL DEVICE
N.T.S



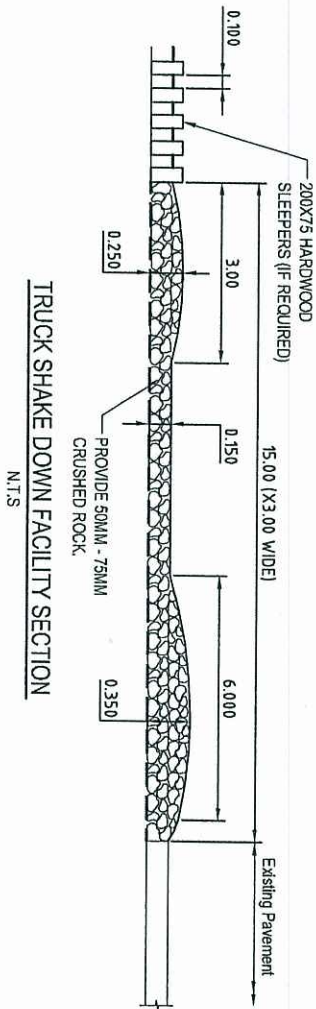
PERSPECTIVE VIEW
TYPE 2 CONTROL DEVICE
N.T.S



TYPE 3 CONTROL DEVICE
N.T.S



SILT FENCE DETAIL
N.T.S



TRUCK SHAKE DOWN FACILITY SECTION
N.T.S

NOTES:

1. THE EROSION AND SEDIMENT CONTROL WILL COMPLY WITH:
 - ICC PLANNING SCHEME POLICY 3 PART 6
 - BEST PRACTICE SEDIMENT AND EROSION CONTROL, INTERNATIONAL EROSION CONTROL ASSOCIATION, NOVEMBER 2008
 - THE INSTITUTE OF ENGINEERS AUSTRALIA'S EROSION AND SEDIMENT CONTROL, ENGINEERING GUIDELINES FOR QUEENSLAND CONSTRUCTION SITES - JUNE 1996.
2. EXISTING GRASSSED AREAS CLEAR OF EARTHWORKS TO BE MAINTAINED DURING CONSTRUCTION.
3. PROVIDE TYPE 1 CONTROL DEVICE 3M (MAXIMUM) DOWNSTREAM OF ALL STORMWATER DRAINAGE OUTLETS.
4. ADDITIONAL CONTROL DEVICES SHALL BE PLACED, WHERE DIRECTED BY THE SUPERINTENDENT, ALTERNATIVE DESIGNS TO BE APPROVED BY THE SUPERINTENDENT PRIOR TO CONSTRUCTION.
5. REVEGETATION OF DISTURBED AREAS IS TO BE IN ACCORDANCE WITH LANDSCAPE ARCHITECT'S PLANS. SEEDING OF DISTURBED AREAS TO BE IN ACCORDANCE WITH ICC PLANNING SCHEME POLICY 3 PART 6:
 - SEEDING IS TO CONSIST OF DEHUSKED COUGH SEED MIXED WITH OTHER SEEDS AND FERTILISERS IN ACCORDANCE WITH THE FOLLOWING CRITERIA:
 - A. THE SEED IS TO BE THOROUGHLY MIXED WITH FERTILISER AND LOAM IN THE FOLLOWING PROPORTIONS:
 - (i) 200G, DEHUSKED COUGH SEED;
 - (ii) 10KG, SUPER PHOSPHATE FERTILISER OR EQUIVALENT; AND
 - (iii) 12KG, LOAM;
 - B. THE RESULTANT MIXTURE IS TO BE SPREAD EVENLY OVER THE SURFACE AT THE RATE OF 21KG OF MIXTURE TO 100 SQUARE METRES; AND
 - C. THE MIX IS TO ALSO INCLUDE A NURSERY GRASS (E.G. MILLET).

TYPE 2 CONTROL DEVICE NOTES:

1. WOVEN WIRE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.
 2. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 600MM AT TOP OF MID SECTION.
 3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY 150MM AND FOLDED.
- POSTS: STAR PICKETS OR 50MM X 50MM HARDWOOD
FENCE: WOVEN WIRE 14 GAUGE, 150MM MAXIMUM MESH OPENING.
FILTER CLOTH: FILTER AS SPECIFIED (TERRAM 1000, POLYFELT 500 BIDIM U24 OR EQUIVALENT).
- PREFABRICATED UNIT: GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.

NOTE:

THE SERVICES INFORMATION SHOWN ON THE DRAWINGS HAS BEEN DERIVED FROM THE FOLLOWING SOURCES:

- PLAN DATA PROVIDED BY SERVICE AUTHORITY
- FIELD SERVICE DATA INFORMATION REQUESTS

THE CONTRACTOR IS TO VERIFY THE LOCATION OF ALL EXISTING UNDERGROUND SERVICES PRIOR TO COMMENCEMENT OF CONSTRUCTION

STAGING NOTES:

1. CLEARING/EARTHWORKS
INSTALL TYPE 1 AND TYPE 2 DEVICES DOWNSTREAM OF ALL DISTURBED AREAS PRIOR TO START OF WORKS.
2. TRENCHING/SERVICES
MAINTAIN TYPE 1 AND TYPE 2 DEVICES DOWNSTREAM OF ALL TRENCHES. TRENCH MATERIAL TO BE REMOVED OR REPLACED IN TRENCH AS SOON AS POSSIBLE.
3. ROADWORKS AND EXISTING ROADS
USE TYPE 3 DEVICE ON GULLIES.
4. FINAL
LEAVE ALL DEVICES IN PLACE UNTIL GRASS COVER IS SUFFICIENT TO PREVENT SCOURING.

PHASE 1

1. WHERE NATURAL AND CONSTRUCTED EARTHWORKS DISCHARGE TOWARDS EXISTING PROPERTIES THE CONTRACTOR SHALL INSTALL TYPE 2 DEVICES PRIOR TO COMMENCEMENT OF WORKS. MAINTAIN THE DEVICES OR USE TEMPORARY BUNDLS TO DIVERT FLOW THROUGHOUT THE CONSTRUCTION PHASE.

PHASE 2

1. ON COMPLETION OF PHASE 1 CLEARING, THE BALANCE OF THE CLEARING, STRIPPING OF TOPSOIL AND SITE EARTHWORKS SHALL BE CARRIED OUT. TEMPORARY AND PERMANENT SEDIMENT MANAGEMENT/EROSION CONTROL DEVICES SHALL BE MAINTAINED AT A SUITABLE CONDITION THROUGHOUT THE CLEARING AND EARTHWORKS OPERATIONS TO THE SATISFACTION OF COUNCIL'S SUBDIVISION ENGINEER.

PHASE 3

1. TOPSOILING, GRASS SEEDING AND PLACING OF TURF STRIPS, SHALL BE CARRIED OUT BY THE CONTRACTOR IMMEDIATELY FOLLOWING FINAL TRIMMING.
2. SEDIMENT AND EROSION CONTROL DEVICES SHALL NOT BE REMOVED UNTIL A SATISFACTORY GRASS COVER HAS BEEN ACHIEVED OR SUCH PRIOR TIME AS MAY BE DETERMINED BY COUNCIL'S SUPERVISOR.

MONITORING

1. MONITORING OF EROSION CONTROL DEVICES AND THE SEDIMENT BASINS SHALL BE EXECUTED IN ACCORDANCE WITH THE REQUIREMENTS OF BEST PRACTICE SEDIMENT AND EROSION CONTROL, INTERNATIONAL EROSION CONTROL ASSOCIATION, NOVEMBER 2008
2. ALL EROSION, SEDIMENT CONTROL DEVICES ARE TO BE INSPECTED AT LEAST WEEKLY, PRIOR TO EXPECTED RAINFALL AND AFTER RAINFALL. ANY DAMAGE OR EXCESS EROSION/SEDIMENT IS TO BE REPAIRED/MANAGED AS REQUIRED TO MAINTAIN CONTROL DEVICES.

PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16 / 5 / 12

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1	17/03/2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL	CP	DT



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17/03/2011	17/03/2011	17/03/2011	17/03/2011

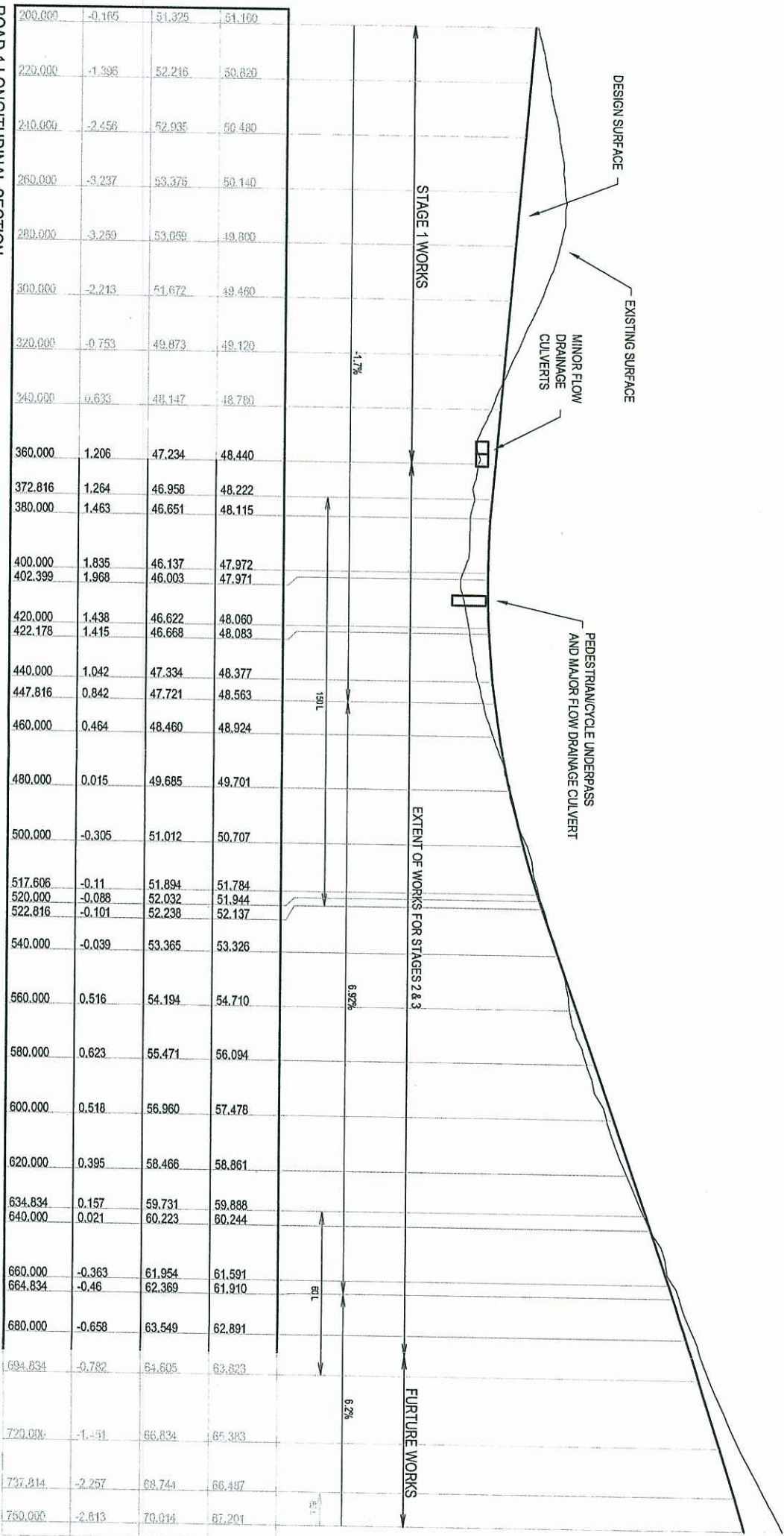
AMEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
EROSION AND SEDIMENT CONTROL DETAILS

Date	Drawn	Checked	Approved
17/03/2011	CP	CP	DT
17/03/2011	CP	CP	DT

FOR APPROVAL
7901-47-029-SK063

DESIGN LEVELS ROAD CENTRELINE
EXISTING SURFACE LEVELS ROAD CENTRELINE
CUT/FILL DEPTH TO EXISTING SURFACE
CONTROL LINE CHAINAGE ROAD CENTRELINE

ROAD 1 LONGITUDINAL SECTION
SCALE: HORIZONTAL - 1:100
VERTICAL - 1:200



PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16 / 5 / 12

HOR. 10 0 10 20 30 40 50m 1:100
VERT. 2 0 2 4 6 8 10m 1:200
SCALE @ A1

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1	17.03.2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL	CP	DT



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BV	CP	CP	DT
Date	Date	Date	Date
17.03.2011	17.03.2011	17.03.2011	17.03.2011

AMEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
ROAD 1 LONGITUDINAL SECTION

FOR APPROVAL
Drawing Number 7901-47-029-SK131

Scale AS SHOWN
Revision A1

Rev	Date	Description	Drawn	Asm
1	17/03/2011	ORIGINAL ISSUE - DEVELOPMENT APPROVAL	CP	DT
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FOR CONTINUATION REFER TO DRAWING 7901-47-029-SK302

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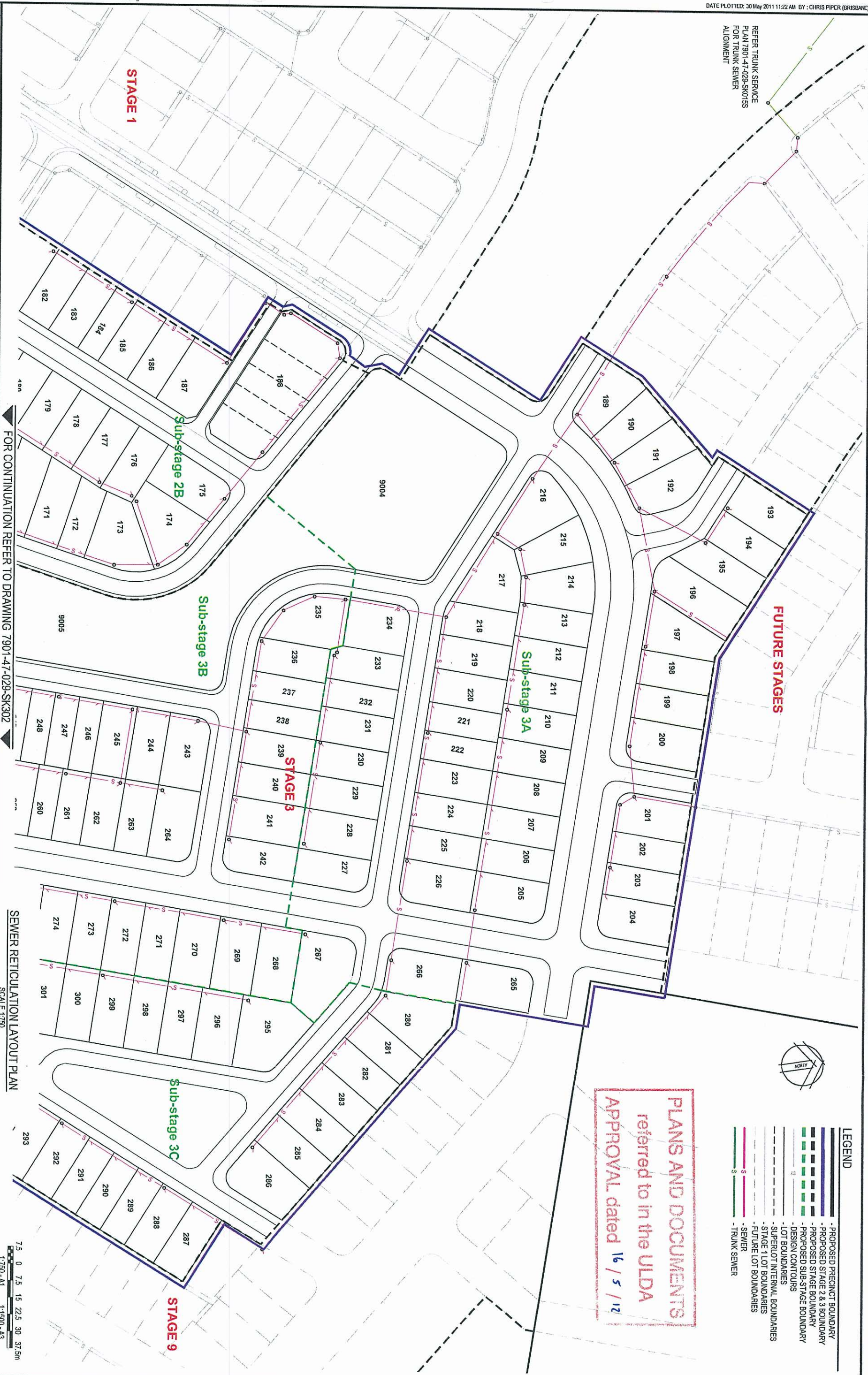
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BY	CP	17.03.2011
CP	DT	17.03.2011
DT	DT	17.03.2011
DT	DT	17.03.2011

AMEX CORPORATION PTY LTD
RIPLEY VALLEY - DEVELOPMENT APPLICATION
STAGE 2 & 3
SEWER RETICULATION LAYOUT PLAN -
SHEET 1 OF 2

Date	Drawn	Scale	Rev
17.03.2011	A.H.D.	AS SHOWN	A1
7901-47-029-SK301			



REFER TRUNK SERVICE
PLAN 7901-47-029-SK055
FOR TRUNK SEWER
ALIGNMENT



- LEGEND**
- PROPOSED PRECINCT BOUNDARY
 - PROPOSED STAGE 2 & 3 BOUNDARY
 - PROPOSED STAGE BOUNDARY
 - PROPOSED SUB-STAGE BOUNDARY
 - DESIGN CONTOURS
 - LOT BOUNDARIES
 - SUPERLOT INTERNAL BOUNDARIES
 - STAGE 1 LOT BOUNDARIES
 - FUTURE LOT BOUNDARIES
 - SEWER
 - TRUNK SEWER

PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16 / 5 / 12

SEWER RETICULATION LAYOUT PLAN
SCALE 1:750

7.5 0 7.5 15 22.5 30 37.5m
1:750 - A1 1:1500 - A3



XREF's: XR-7901-47-TITLE-A1-SHT; XR-7901-47-TITLE-LOGO; XR-DESIGN CONTOURS; XR-BASE-RPS-790147-029; XR-BASE-SEWER-790147-029
CAD FILE: L:7901-47 AMEX SUCC029 SUCE - STAGE 2 Dwg\AutoCAD\K050-SK051 - SEW.dwg

No	Date	Description	Drawn	DT	Appr.
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BV	17.03.2011	17.03.2011	AMEX CORPORATION PTY LTD
CP	17.03.2011	17.03.2011	RIPLEY VALLEY - DEVELOPMENT APPLICATION
CP	17.03.2011	17.03.2011	STAGE 2 & 3
DT	17.03.2011	17.03.2011	SEWER RETICULATION LAYOUT PLAN - SHEET 2 OF 2
DT	17.03.2011	17.03.2011	

FOR APPROVAL

Date: 17.03.2011
Drawing Number: 7901-47-029-SK302

Scale: A.S. SHOWN
Sheet: A1
Revision: -



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EXISTING
CULVERT

CENTENARY
HIGHWAY

FUTURE
TREATMENT
AREA

FUTURE SPORTSGROUND
(Q10 IMMUNITY)

FUTURE FACILITY AREA
AROUND BASINS ASSUMED
TO HAVE Q100 IMMUNITY

50m BUFFER

LOT FLOW
DRAINAGE
SWALE

BUNDAMBA CREEK

FUTURE
BIORETENTION
AREAS

STAGE 2/3
BIORETENTION AREA

STAGE 1

FUTURE
STAGE

FUTURE
STAGE

Sub-Stage 3A

STAGE 3

Sub-Stage 3B

STAGE 2

Sub-Stage 2B

Sub-Stage 2A

REFER SWALE

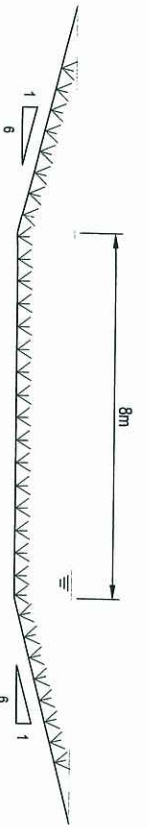
FUTURE
STAGE

FUTURE
STAGE

LEGEND

- 50m CREEK BUFFER
- LOT BOUNDARIES
- KERB AND CHANNEL
- VEGETATED SWALE DRAIN
- STORMWATER DRAINAGE
- PRECINCT BOUNDARY
- STAGE 2/3 BOUNDARY
- STAGE BOUNDARY
- SUB-STAGE BOUNDARY
- FUTURE STAGE BOUNDARY
- DIRECTION OF STORMWATER FLOW
- INLET PIT, GULLY PIT, MANHOLE
- OUTLET HEADWALL
- BERM

PLANS AND DOCUMENTS
referred to in the ULDA
APPROVAL dated 16 / 5 / 12



PRELIMINARY
Date: 27 March, 2012

DATE PLOTTED: 27 March, 2012 - 12:18pm

NO.	DATE	REVISIONS	REC.	APPR.
A	18/03/2012	GENERAL AMENDMENTS		
B	22/03/2012	DESIGN UPGRADE		
C	27/03/2012	CURRENT/FUTURE STAGES DIFFERENTIATED		

DESIGNED: N.G.	DRAWN: B.V.	CHECKED: D.T.	RECOMMENDED: PROJ. MAN.	APPROVED: PROJ. DIR.
A1	DATUM: A.H.D.			



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Central Coast	(02) 4323 2558		4323 3231
Rockhampton	(07) 4824 7500		4824 8333
Townsville	(07) 4837 8122		4837 8155

RIPELEY VALLEY - DRAFT	ONG. ISSUE DATE: OCTOBER 2010	Rv.
RIPELEY VALLEY	DRAWING NO:	
SUE STAGES 2 AND 3		
FLOOD STUDY		
APPENDIX A		C