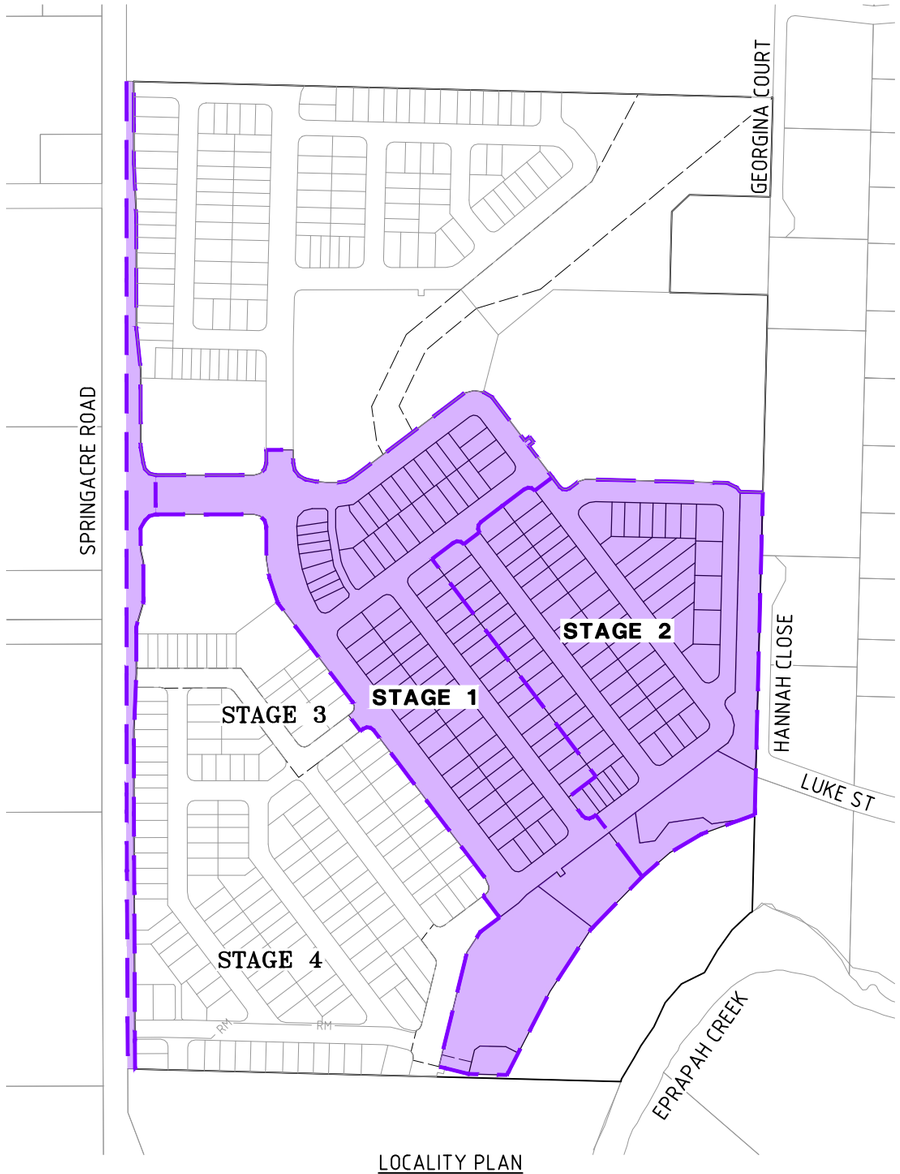
URBEX PTY LTD

SPRINGACRE RD, THORNLANDS, QLD, 4164

SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL APPLICATION

KEY PLAN

SCALE 1:25000 (A1)



LOCALITY PLAN

SCALE 1:2500 (A1)

DRAWING INDEX

SHEET NUMBER	REVISION	SHEET TITLE
GENERAL ARRANGEMENT		
B00702-DA-CG01	D	TITLE SHEET, LOCALITY PLAN AND DRAWING INDEX
B00702-DA-CG02	C	STAGING PLAN
B00702-DA-CG03	C	GENERAL ARRANGEMENT PLAN - SHEET 1 OF 2
B00702-DA-CG04	C	GENERAL ARRANGEMENT PLAN - SHEET 2 OF 2
B00702-DA-CG05	C	TYPICAL DETAILS
EXISTING FEATURES		
B00702-DA-EF01	C	EXISTING FEATURES LAYOUT PLAN
EARTHWORKS MANAGEMENT		
B00702-DA-CE01	F	OVERALL EARTHWORKS LAYOUT PLAN
B00702-DA-CE02	C	EARTHWORKS DETAILED LAYOUT PLAN - SHEET 1 OF 4
B00702-DA-CE03	C	EARTHWORKS DETAILED LAYOUT PLAN - SHEET 2 OF 4
B00702-DA-CE04	C	EARTHWORKS DETAILED LAYOUT PLAN - SHEET 3 OF 4
B00702-DA-CE05	C	EARTHWORKS DETAILED LAYOUT PLAN - SHEET 4 OF 4
B00702-DA-CE06	C	EARTHWORKS - CROSS SECTIONS - SHEET 1 OF 2
B00702-DA-CE07	C	EARTHWORKS - CROSS SECTIONS - SHEET 2 OF 2
B00702-DA-RW01	C	RETAINING WALL - TYPICAL DETAILS - SHEET 1 OF 2
B00702-DA-RW02	C	RETAINING WALL - TYPICAL DETAILS - SHEET 2 OF 2
ROADWORKS		
B00702-DA-CR01	D	ROAD NETWORK LAYOUT
B00702-DA-CR02	D	ROAD NETWORK SECTIONS
B00702-DA-CR03	C	ROAD AND DRAINAGE PLAN - SHEET 1 OF 2
B00702-DA-CR04	C	ROAD AND DRAINAGE PLAN - SHEET 2 OF 2
B00702-DA-CR06	D	ENTRY ROAD INTERSECTION DETAIL
B00702-DA-CR07	D	ENTRY ROAD SECTIONS
B00702-DA-CR08	C	ROAD LONGITUDINAL SECTION - SHEET 1 OF 6
B00702-DA-CR09	C	ROAD LONGITUDINAL SECTION - SHEET 2 OF 6
B00702-DA-CR10	C	ROAD LONGITUDINAL SECTION - SHEET 3 OF 6
B00702-DA-CR11	C	ROAD LONGITUDINAL SECTION - SHEET 4 OF 6
B00702-DA-CR12	C	ROAD LONGITUDINAL SECTION - SHEET 5 OF 6
B00702-DA-CR13	C	ROAD LONGITUDINAL SECTION - SHEET 6 OF 6
STORMWATER DRAINAGE		
B00702-DA-SW01	C	PRE DEVELOPMENT CATCHMENT PLAN
B00702-DA-SW02	C	POST DEVELOPMENT CATCHMENT PLAN
B00702-DA-SW03	C	STORMWATER QUALITY CATCHMENT PLAN
BIORETENTION DETAILS		
B00702-DA-CB01	C	BIORETENTION BASIN A2 AND A3 LAYOUT PLAN
B00702-DA-CB02	C	BIORETENTION BASIN A2 AND A3 CROSS SECTIONS
B00702-DA-CB03	C	BIORETENTION BASIN B2 LAYOUT PLAN
B00702-DA-CB04	C	BIORETENTION BASIN B2 CROSS SECTIONS
TURN TEMPLATE		
B00702-DA-CT01	C	TURNING TEMPLATE - DESIGN VEHICLE 14.5m BUS - SHEET 1 OF 4
B00702-DA-CT02	C	TURNING TEMPLATE - DESIGN VEHICLE 14.5m BUS - SHEET 2 OF 4
B00702-DA-CT03	C	TURNING TEMPLATE - DESIGN VEHICLE 14.5m BUS - SHEET 3 OF 4
B00702-DA-CT04	C	TURNING TEMPLATE - DESIGN VEHICLE 14.5m BUS - SHEET 4 OF 4
B00702-DA-CT05	C	TURNING TEMPLATE - CHECK VEHICLE 19m SEMI TRUCK - SHEET 1 OF 2
B00702-DA-CT06	C	TURNING TEMPLATE - CHECK VEHICLE 19m SEMI TRUCK - SHEET 2 OF 2
B00702-DA-CT07	C	TURNING TEMPLATE - SERVICE VEHICLE 10.3m TRUCK - SHEET 1 OF 4
B00702-DA-CT08	C	TURNING TEMPLATE - SERVICE VEHICLE 10.3m TRUCK - SHEET 2 OF 4
B00702-DA-CT09	C	TURNING TEMPLATE - SERVICE VEHICLE 10.3m TRUCK - SHEET 3 OF 4
B00702-DA-CT10	C	TURNING TEMPLATE - SERVICE VEHICLE 10.3m TRUCK - SHEET 4 OF 4
B00702-DA-CT11	C	TURNING TEMPLATE - DESIGN VEHICLE 5.2m CAR
SEWERAGE RETICULATION		
B00702-DA-CS01	C	CONCEPT SEWER RETICULATION PLAN - SHEET 1 OF 2
B00702-DA-CS02	C	CONCEPT SEWER RETICULATION PLAN - SHEET 2 OF 2
WATER RETICULATION		
B00702-DA-CW01	C	CONCEPT WATER RETICULATION PLAN - SHEET 1 OF 2
B00702-DA-CW02	C	CONCEPT WATER RETICULATION PLAN - SHEET 2 OF 2
COMBINED SERVICES		
B00702-DA-CM01	C	COMBINED SERVICES PLAN - SHEET 1 OF 2
B00702-DA-CM02	C	COMBINED SERVICES PLAN - SHEET 2 OF 2
B00702-DA-CM03	C	COMBINED SERVICES PLAN - TYPICAL DETAILS

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

DEVELOPMENT SUMMARY

ESTATE NAME: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

LOCATION: SPRINGACRE RD, THORNLANDS, QLD, 4164

TOTAL AREA: 10.6 Ha

NAME OF AUTHORITY REF. No.

LOCAL AUTHORITY : REDLAND CITY COUNCIL

PROPERTY DESCRIPTION

LOTS 12-14 &16 on RP53653

LOT 2 on RP128089

PARISH OF CLEVELAND

COUNTY OF STANLEY

SURVEY ORIGIN

PSM 79006 RL 67.474

DATUM AHD

SURVEYOR

REFER TO THE RPS GROUP CONTROL PLAN-AU011113-2A

REDLAND CC LEVELLING 2012-16 LEAD 161

REVISION: D DATE: 29/07/26

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User: LYKA SOL

Plot Date: 29/07/2026 10:33:52 AM

URBEX

NOTE:

INDICATIVE STAGING ORDER SHOWN. ORDER MAY CHANGE DEPENDING ON TIMING OF EXTERNAL INFRASTRUCTURE REQUIREMENTS.

0 50 100 150 200 250m

50 37.5 25 12.5

SCALE 1:2500 (A1) 1:5000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

0 500 1000 1500 2000 2500m

500 375 250 125

SCALE 1:25000 (A1) 1:50000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

EMPOWER

Datum
AHD
PSM 79006
RL 67.474
(RCC) COORD

N

NOT FOR CONSTRUCTION

Project No. Drawing No. Rev

B00702-DA-CG01 D

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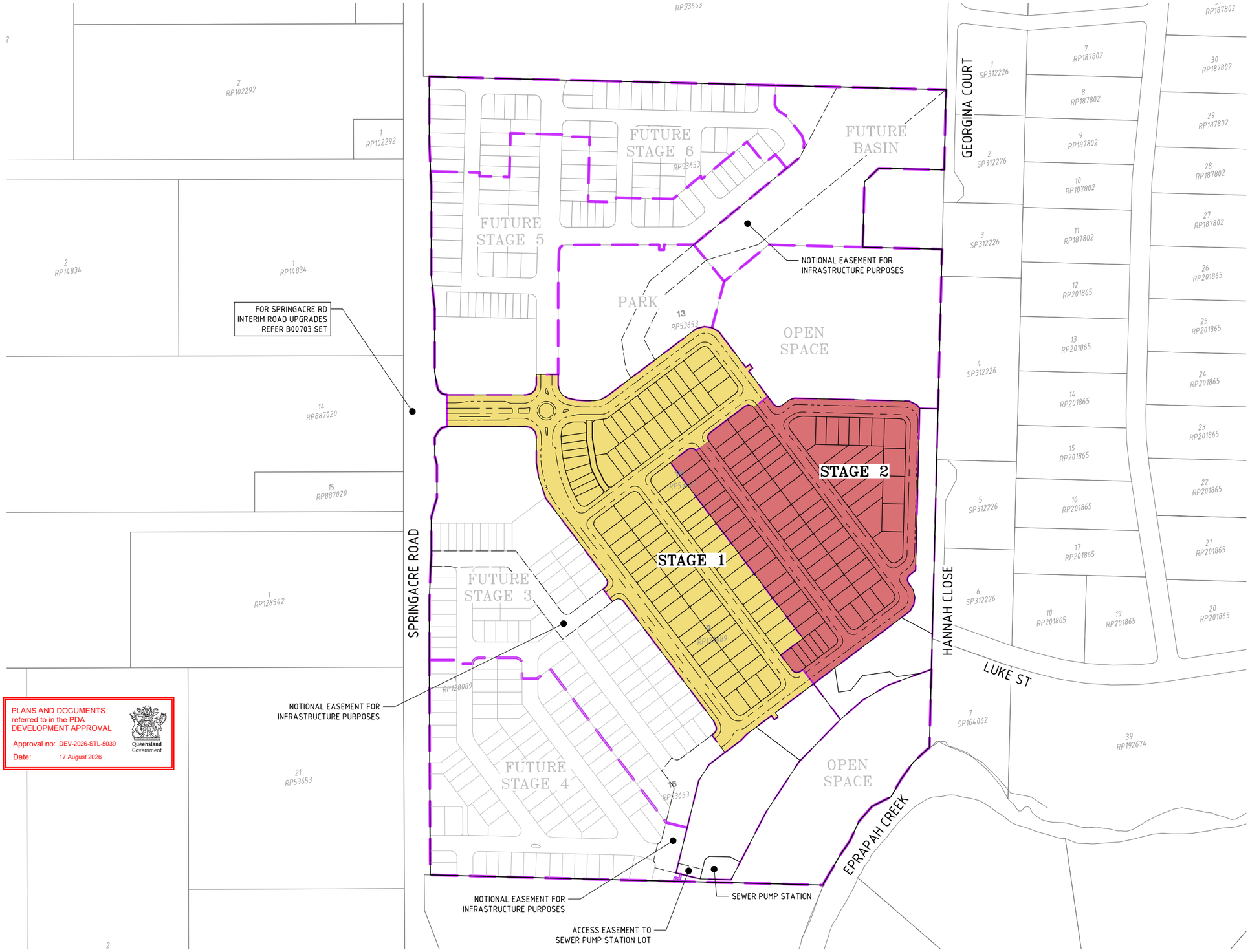

LEGEND

- STAGE BOUNDARY
- LOT BOUNDARY
- EXISTING BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- INDICATIVE FUTURE LOT BOUNDARY

TOTAL LOTS	
STAGE 1	90
STAGE 2	79
TOTAL	169

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: STAGING PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CG02 Rev C

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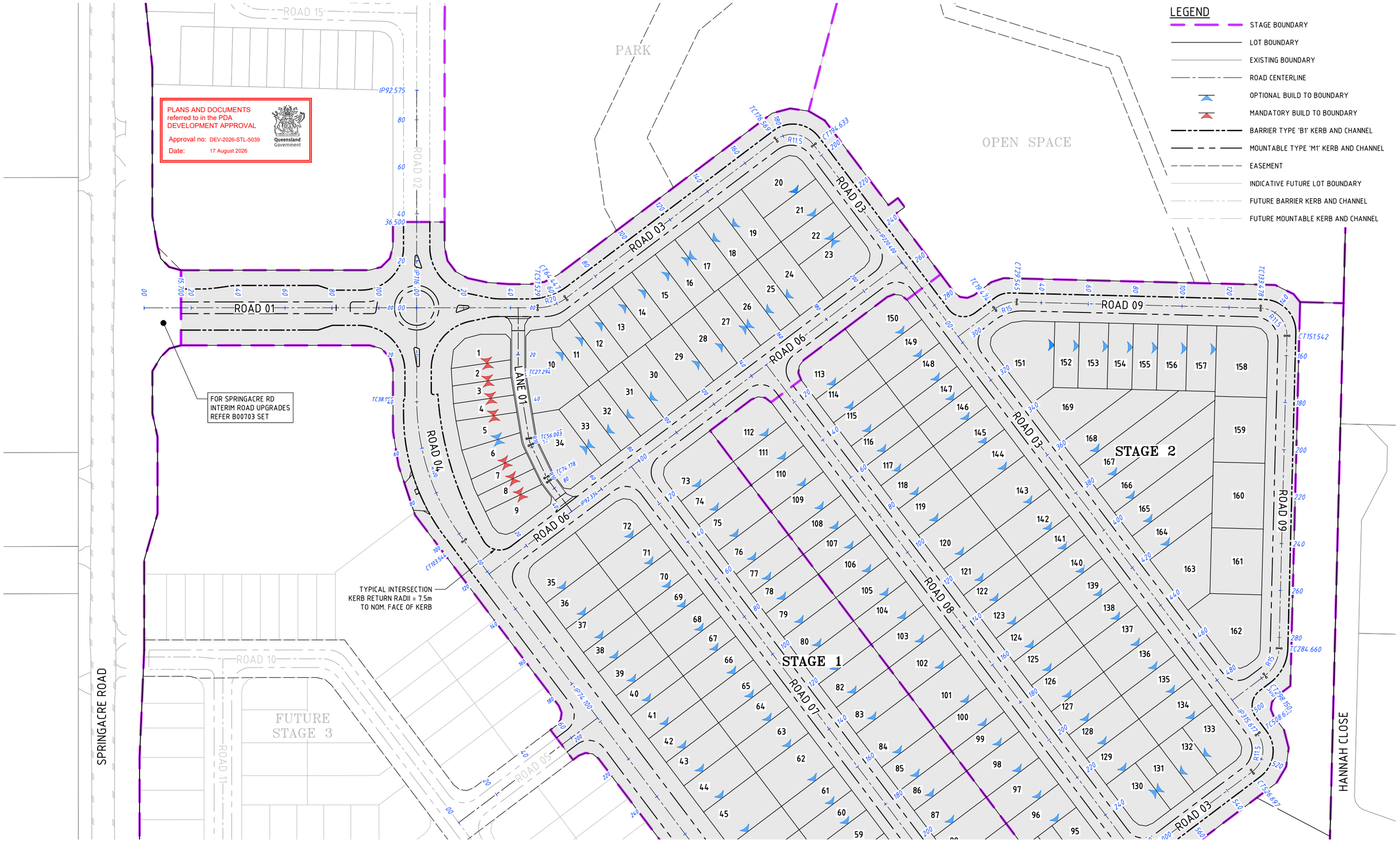
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

LEGEND

- STAGE BOUNDARY
- LOT BOUNDARY
- EXISTING BOUNDARY
- ROAD CENTERLINE
- OPTIONAL BUILD TO BOUNDARY
- MANDATORY BUILD TO BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- INDICATIVE FUTURE LOT BOUNDARY
- FUTURE BARRIER KERB AND CHANNEL
- FUTURE MOUNTABLE KERB AND CHANNEL



JOINS TO DRAWING No. B00702-DA-CG04

SCALE 1:750 (A1) 1:1500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: GENERAL ARRANGEMENT PLAN SHEET 1 OF 2

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CG03
Rev: C

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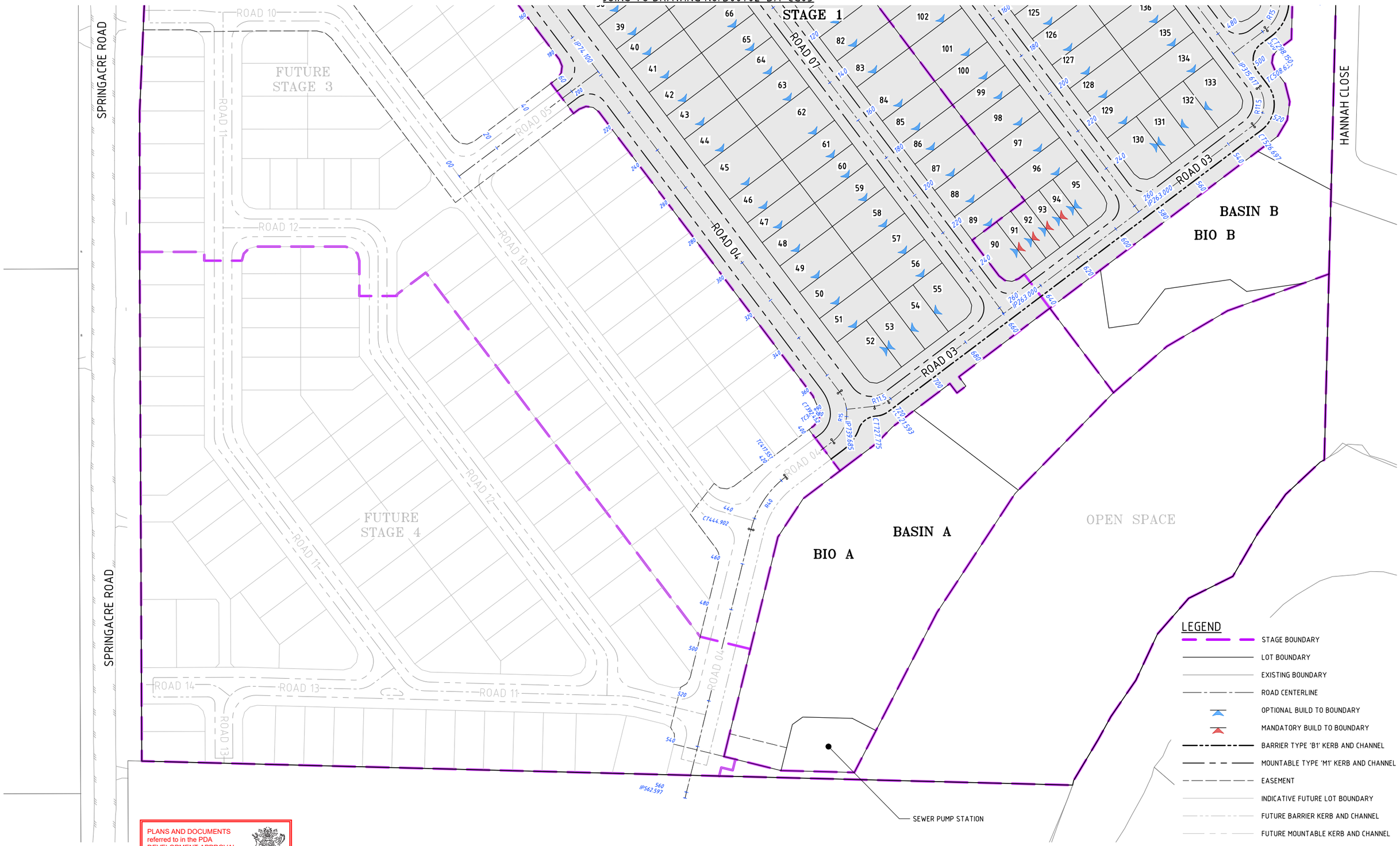

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: GENERAL ARRANGEMENT PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CG04
Rev: C

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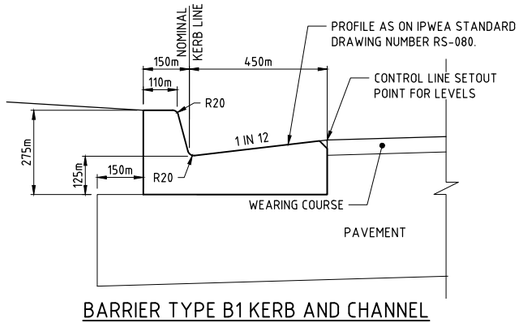
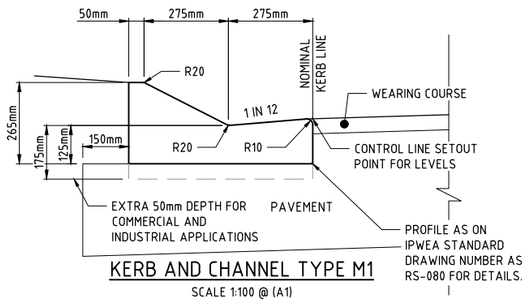


BARRIER TYPE B1 KERB AND CHANNEL

AS PER IPWEA STD DWG RS-080 (AS ADOPTED BY REDLAND CITY COUNCIL'S PS POLICY)
N.T.S.



KERB AND CHANNEL TYPE M1

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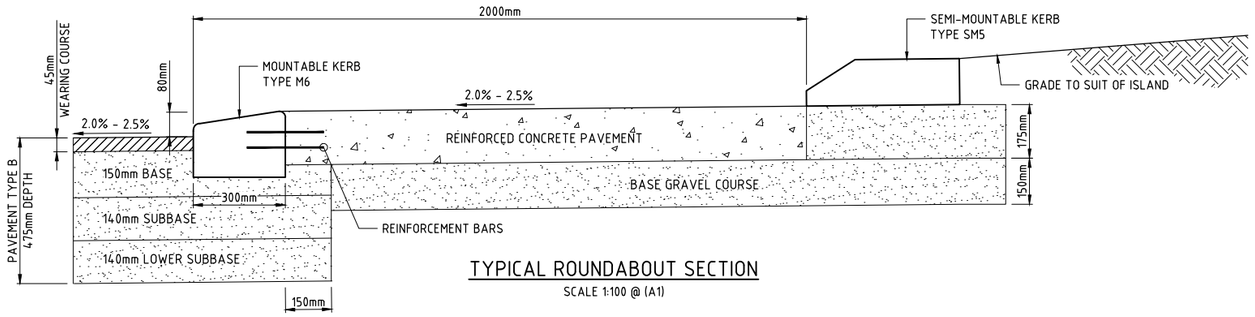

TYPICAL ROUNDABOUT SECTION

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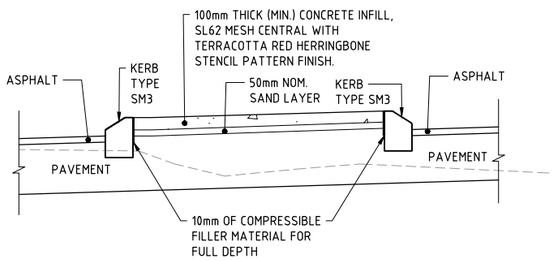

CONCRETE ISLAND DETAIL

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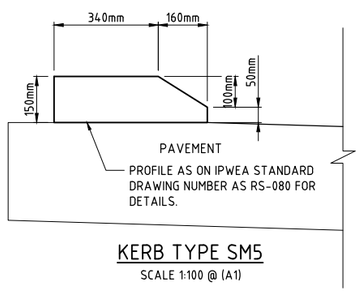

KERB TYPE SM5

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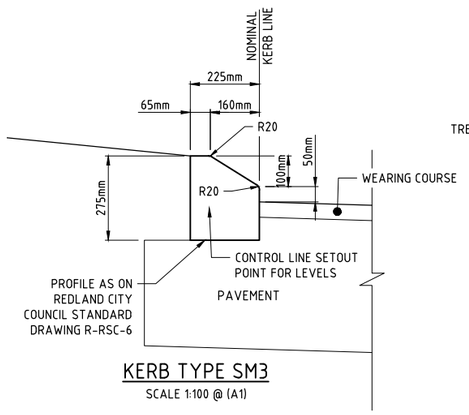

KERB TYPE SM3

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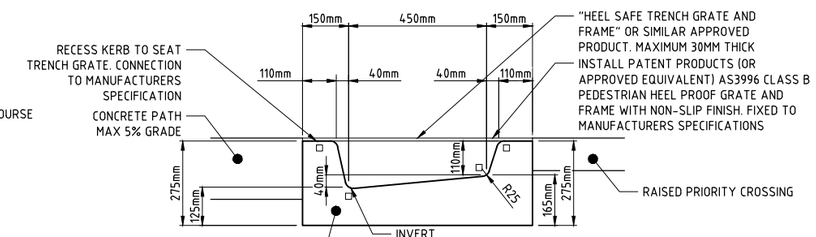

BOX DRAIN

SCALE 1:100 @ (A1)

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

0 2 4 6 8 10m
2.0 1.5 1.0 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: TYPICAL DETAILS

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CG05 | Rev C

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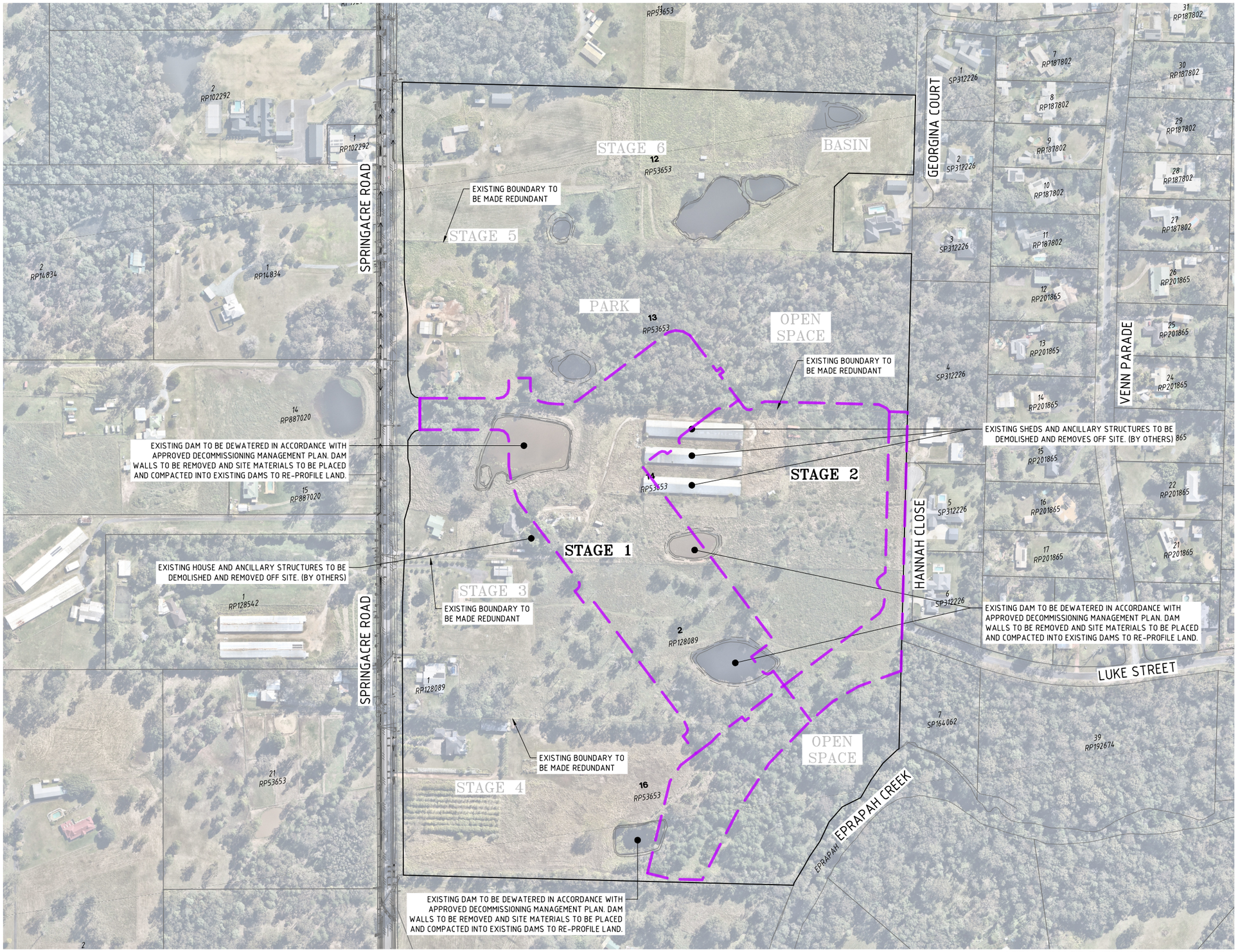

LEGEND

- STAGE BOUNDARY
- EXISTING BOUNDARY
- REDUNDANT BOUNDARY
- PRECINCT 1 BOUNDARY

AERIAL IMAGE SUPPLIED BY NEARMAP

0 40 80 120 160 200m

40 30 20 10

SCALE 1:2000 (A1) 1:4000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: EXISTING FEATURES LAYOUT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-EF01

Rev: C

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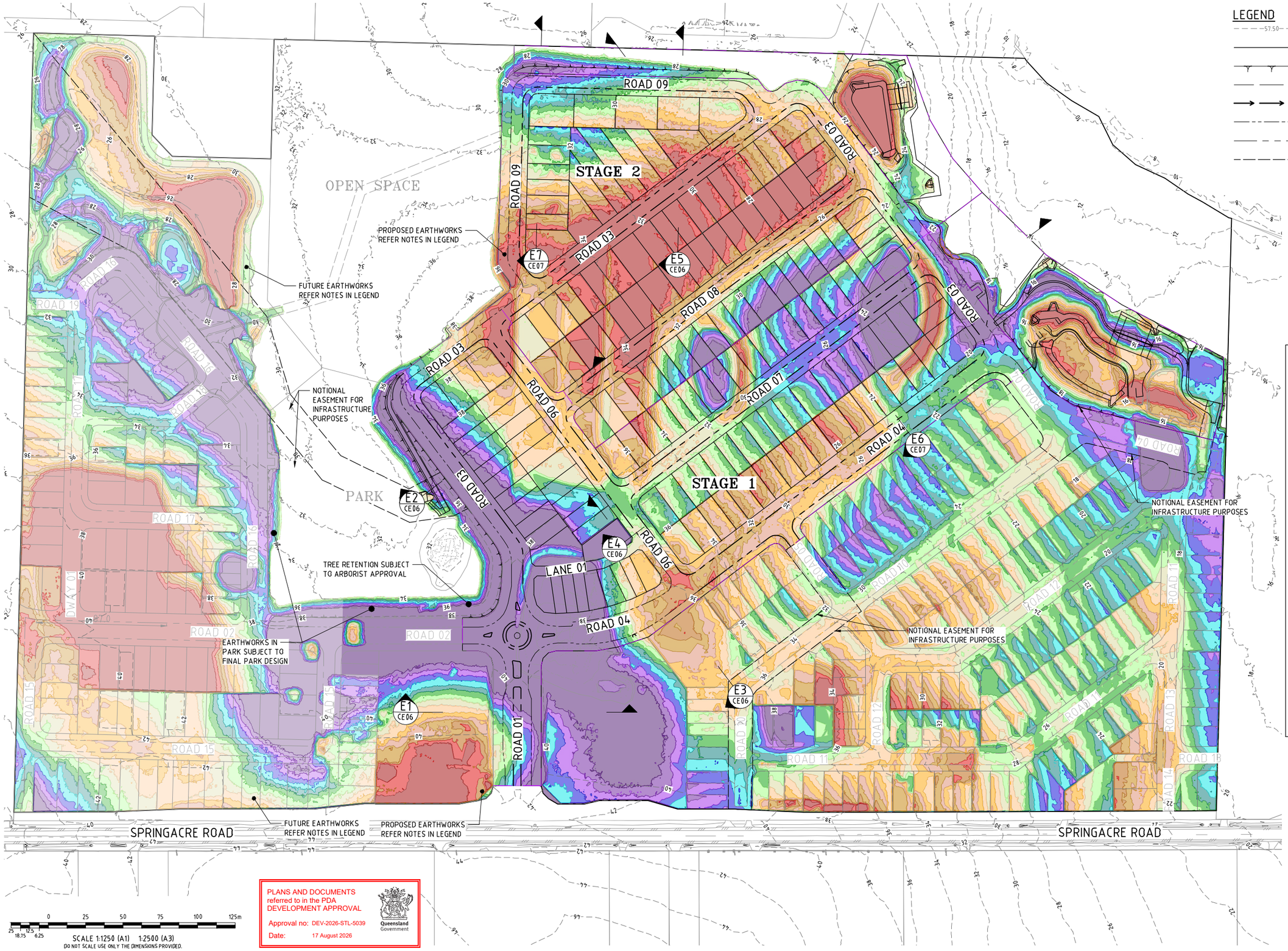

LEGEND

- FINISHED SURFACE CONTOURS (0.25m INTERVALS) — 57.50
- LOT BOUNDARY
- TOP OF BATTER
- TOE OF BATTER
- OPEN CHANNEL
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT

PROPOSED EARTHWORKS

EARTHWORKS DEPTH RANGE
tin EXISTING TO tin DESIGN (0.25m INTERVALS)

- FILL 1.75m +
- FILL 1.50m - 1.75m
- FILL 1.25m - 1.50m
- FILL 1.00m - 1.25m
- FILL 0.75m - 1.00m
- FILL 0.50m - 0.75m
- FILL 0.25m - 0.50m
- FILL 0.00m - 0.25m
- CUT 0.00m - 0.25m
- CUT 0.25m - 0.50m
- CUT 0.50m - 0.75m
- CUT 0.75m - 1.00m
- CUT 1.00m - 1.25m
- CUT 1.25m - 1.50m
- CUT 1.50m - 1.75m
- CUT 1.75m +

FUTURE EARTHWORKS

BULK EARTHWORKS OPERATIONS MAY OCCUR IN THESE AREAS AS REQUIRED WITH FINAL LEVELS SUBJECT TO DETAILED DESIGN

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
F	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
E	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	PDW	PDW	PI	PI	18/06/26
D	CLEARING EXTENTS AMENDED WITHIN PARK	PDW	PDW	PI	PI	01/06/26
C	CLEARING EXTENTS AMENDED	PDW	PDW	PI	PI	07/05/26
B	RESPONSE TO EDQ RFI	PDW	PDW	PDW	PI	02/04/26

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: EARTHWORKS OVERALL LAYOUT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE01
Rev: F

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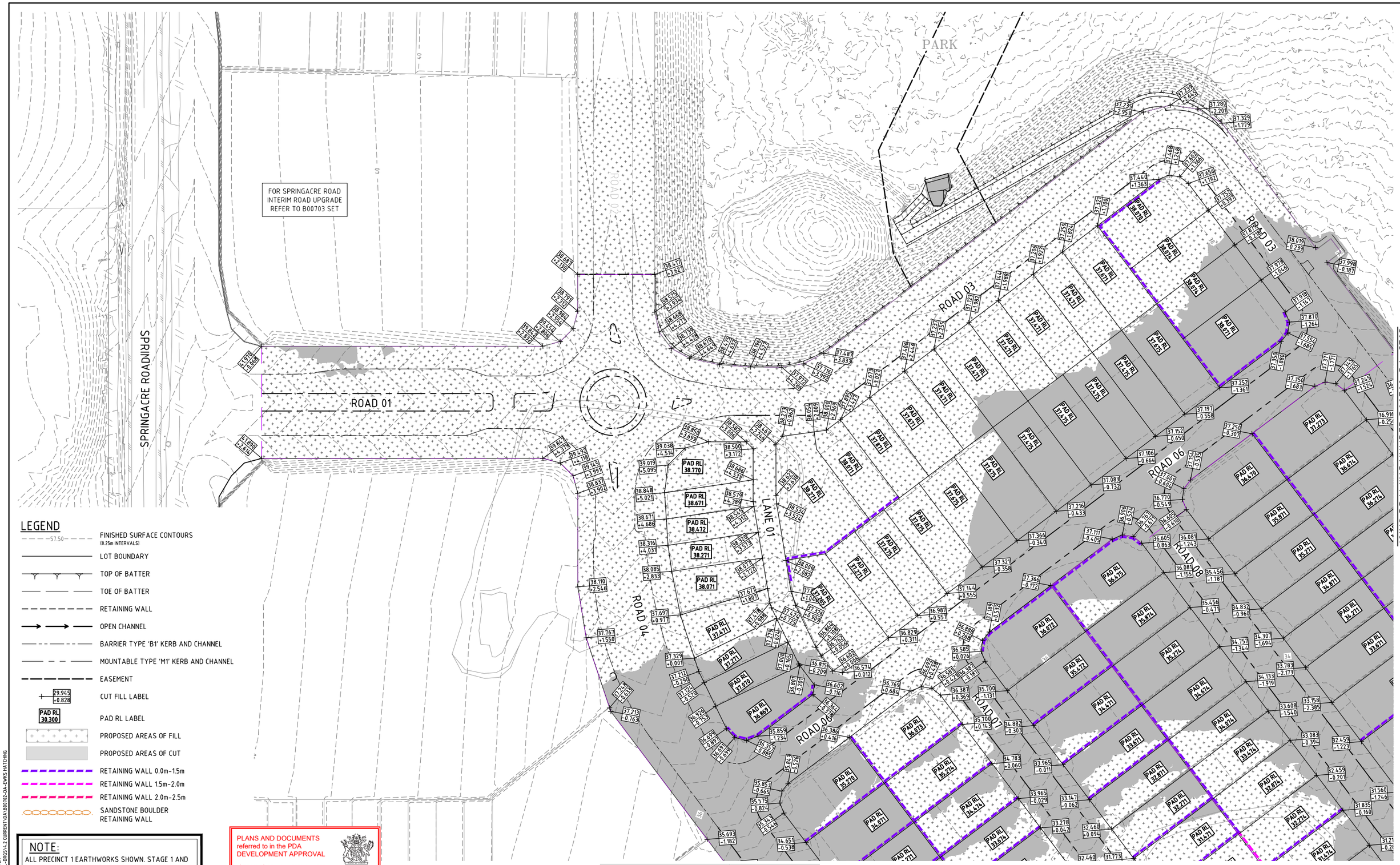

LEGEND

- FINISHED SURFACE CONTOURS (0.25m INTERVALS) — 57.50
- LOT BOUNDARY
- TOP OF BATTER
- TOE OF BATTER
- RETAINING WALL
- OPEN CHANNEL
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- CUT FILL LABEL — 29.945 / +0.828
- PAD RL LABEL — PAD RL 30.300
- PROPOSED AREAS OF FILL
- PROPOSED AREAS OF CUT
- RETAINING WALL 0.0m-1.5m
- RETAINING WALL 1.5m-2.0m
- RETAINING WALL 2.0m-2.5m
- SANDSTONE BOULDER RETAINING WALL

NOTE:
ALL PRECINCT 1 EARTHWORKS SHOWN. STAGE 1 AND 2 WORKS PROPOSED WITH TEMPORARY EARTHWORKS TO TIE INTO EXISTING AS DETERMINED AT THE DETAIL DESIGN PHASE OF THE PROJECT

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

SCALE 1:500 (A1) 1:1000 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: EARTHWORKS DETAILED LAYOUT PLAN SHEET 1 OF 4

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No. / Rev: B00702-DA-CE02 / C

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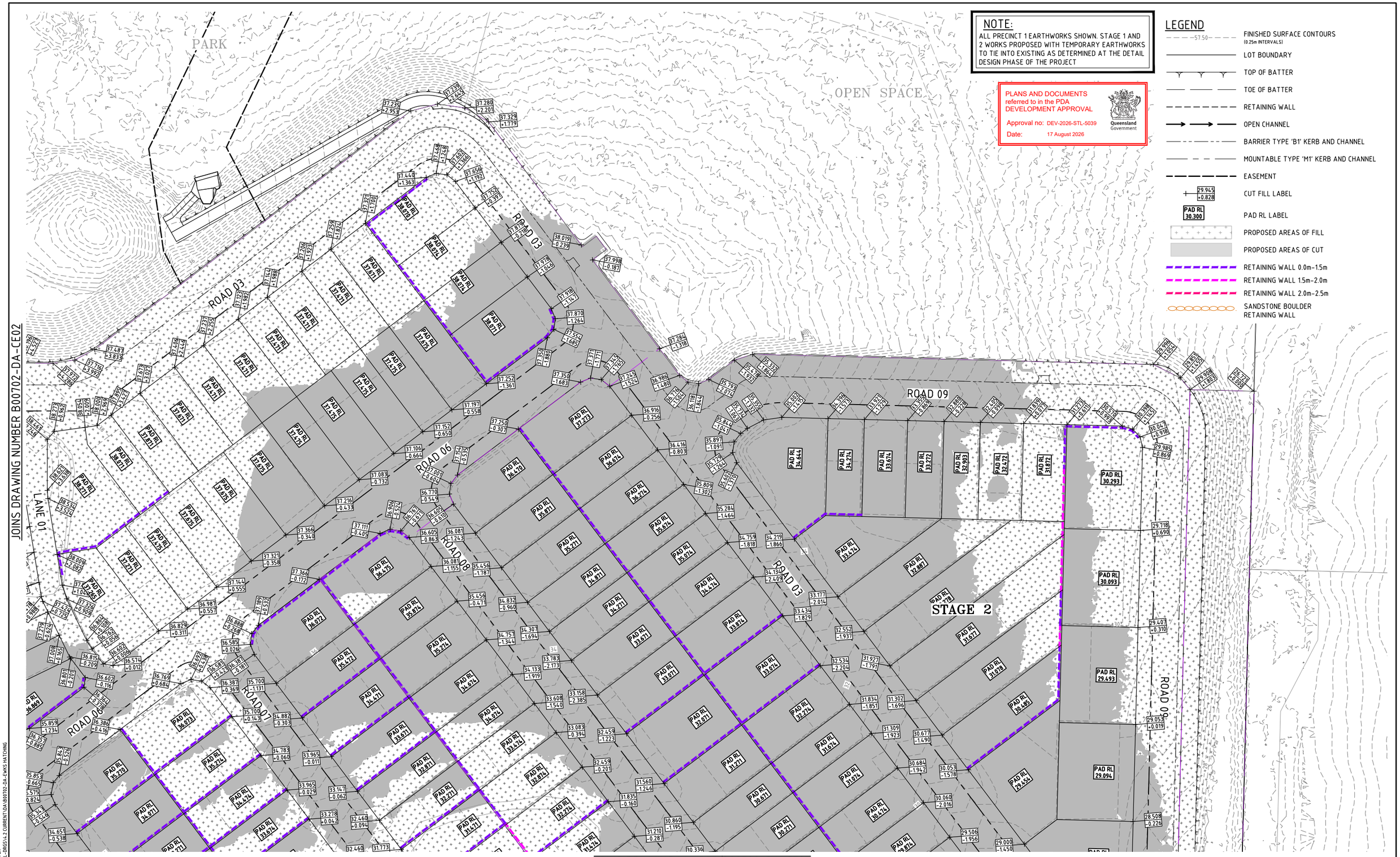

NOTE:
ALL PRECINCT 1 EARTHWORKS SHOWN. STAGE 1 AND 2 WORKS PROPOSED WITH TEMPORARY EARTHWORKS TO TIE INTO EXISTING AS DETERMINED AT THE DETAIL DESIGN PHASE OF THE PROJECT

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

LEGEND

- FINISHED SURFACE CONTOURS (0.25m INTERVALS)
- LOT BOUNDARY
- TOP OF BATTER
- TOE OF BATTER
- RETAINING WALL
- OPEN CHANNEL
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- CUT FILL LABEL
- PAD RL LABEL
- PROPOSED AREAS OF FILL
- PROPOSED AREAS OF CUT
- RETAINING WALL 0.0m-1.5m
- RETAINING WALL 1.5m-2.0m
- RETAINING WALL 2.0m-2.5m
- SANDSTONE BOULDER RETAINING WALL

SCALE 1:500 (A1) 1:1000 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Angelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: EARTHWORKS DETAILED LAYOUT PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE03
Rev: C

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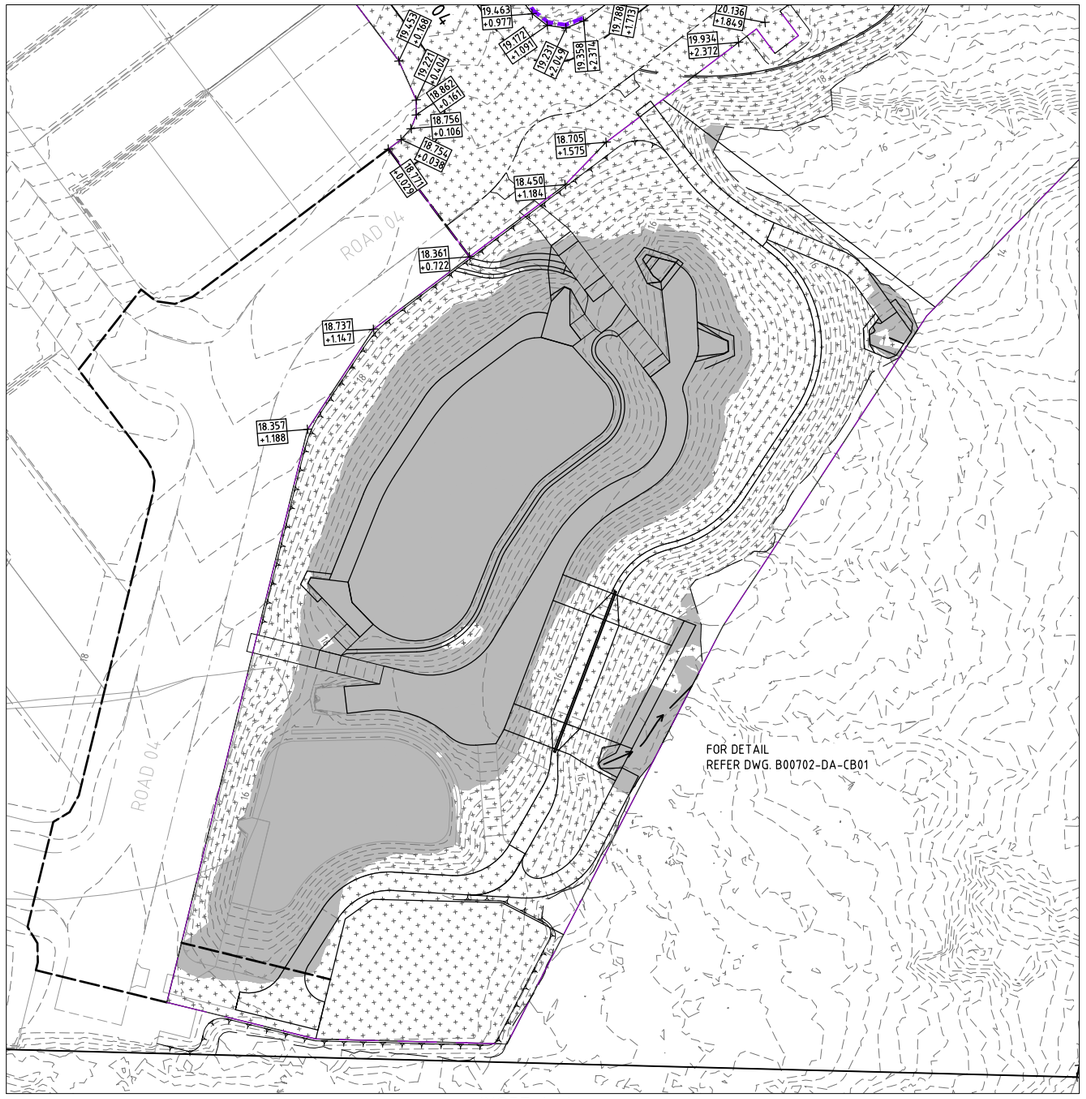
JOINS DRAWING NUMBER B00702-DA-CE02

LEGEND

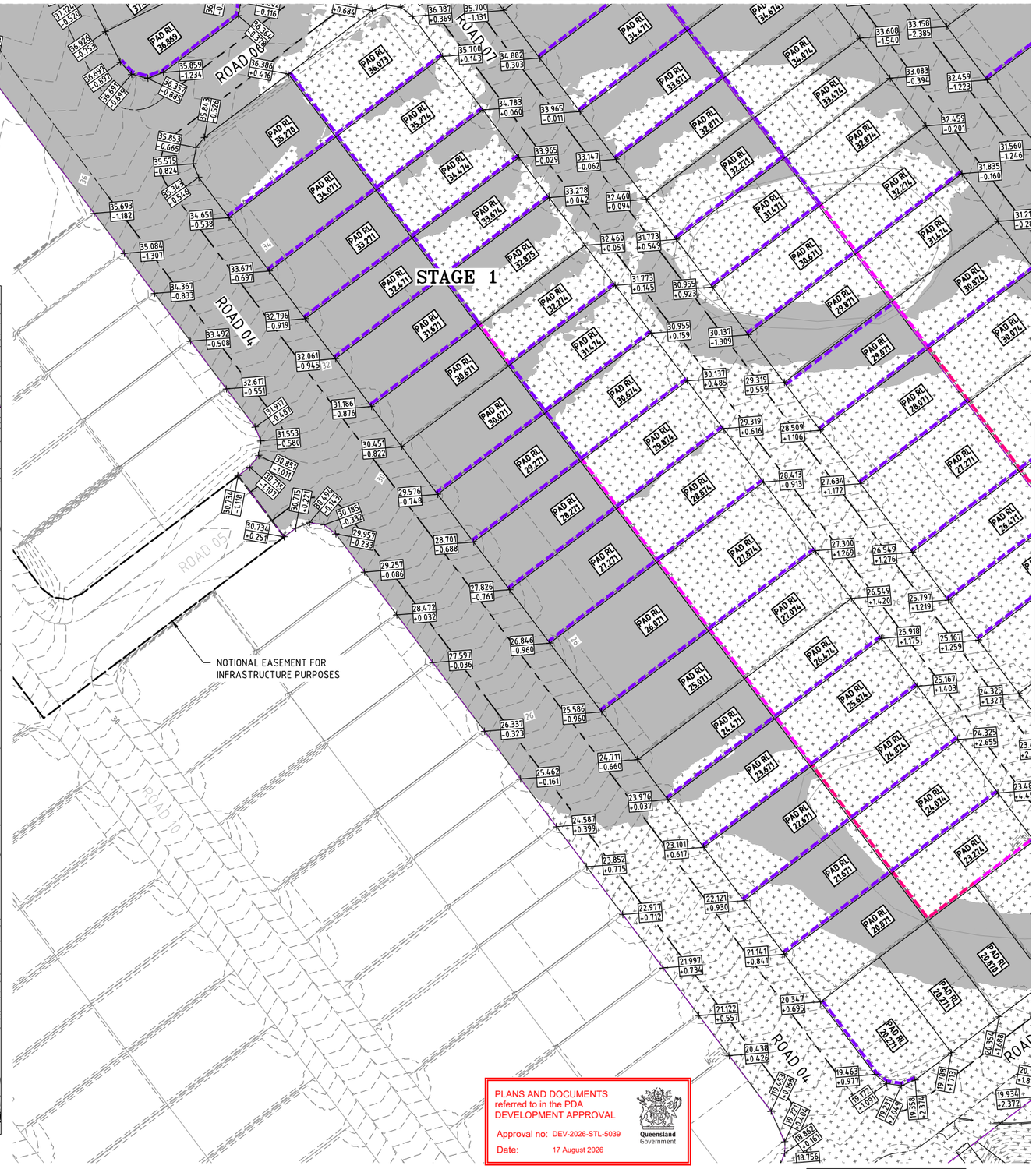
- FINISHED SURFACE CONTOURS (0.25m INTERVALS)
- LOT BOUNDARY
- TOP OF BATTER
- TOE OF BATTER
- RETAINING WALL
- OPEN CHANNEL
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- CUT FILL LABEL
- PAD RL LABEL
- PROPOSED AREAS OF FILL
- PROPOSED AREAS OF CUT
- RETAINING WALL 0.0m-1.5m
- RETAINING WALL 1.5m-2.0m
- RETAINING WALL 2.0m-2.5m
- SANDSTONE BOULDER RETAINING WALL

NOTE:

ALL PRECINCT 1 EARTHWORKS SHOWN. STAGE 1 AND 2 WORKS PROPOSED WITH TEMPORARY EARTHWORKS TO TIE INTO EXISTING AS DETERMINED AT THE DETAIL DESIGN PHASE OF THE PROJECT



INSET A-A



JOINS INSET A-A LEFT

JOINS DRAWING NUMBER B00702-DA-CE05

0 10 20 30 40 50m

10 7.5 5 2.5

SCALE 1:500 (A1) 1:1000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: EARTHWORKS DETAILED LAYOUT PLAN SHEET 3 OF 4

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE04

Rev: C

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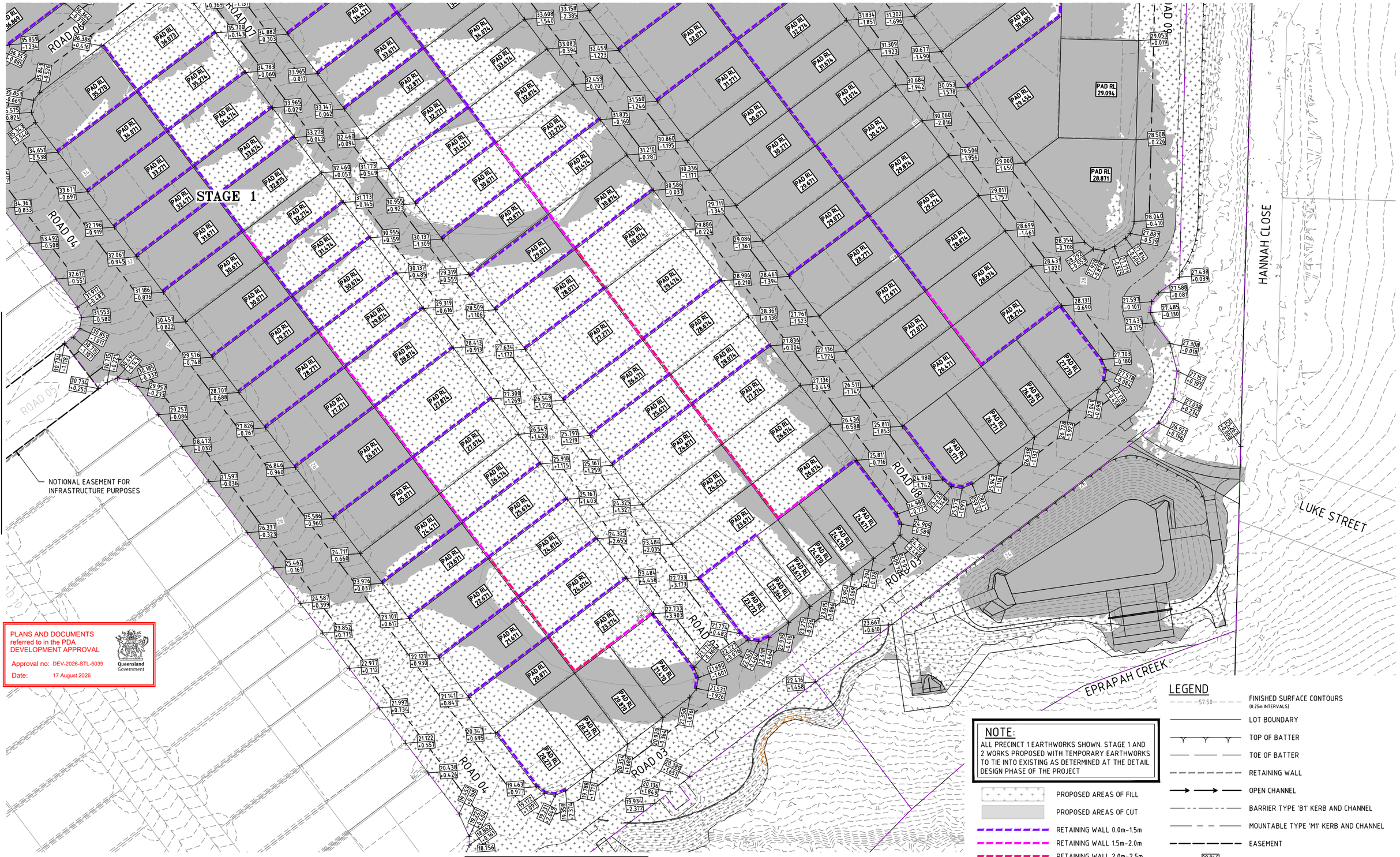

JOINS DRAWING NUMBER B00702-DA-CE04

JOINS INSET A-A B00702-DA-CE04

0 10 20 30 40 50m

10 7.5 5 2.5

SCALE 1:500 (A1) 1:1000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

NOTE:

ALL PRECINCT 1 EARTHWORKS SHOWN. STAGE 1 AND 2 WORKS PROPOSED WITH TEMPORARY EARTHWORKS TO TIE INTO EXISTING AS DETERMINED AT THE DETAIL DESIGN PHASE OF THE PROJECT

LEGEND

- PROPOSED AREAS OF FILL
- PROPOSED AREAS OF CUT
- RETAINING WALL 0.0m-1.5m
- RETAINING WALL 1.5m-2.0m
- RETAINING WALL 2.0m-2.5m
- SANDSTONE BOULDER RETAINING WALL
- 57.50 — FINISHED SURFACE CONTOURS (0.25m INTERVALS)
- LOT BOUNDARY
- TOP OF BATTER
- TOE OF BATTER
- RETAINING WALL
- OPEN CHANNEL
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EASEMENT
- 29.945 +0.828 — CUT FILL LABEL
- PAD RL 30.300 — PAD RL LABEL

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingelman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: EARTHWORKS DETAILED LAYOUT PLAN SHEET 4 OF 4

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE05

Rev: C

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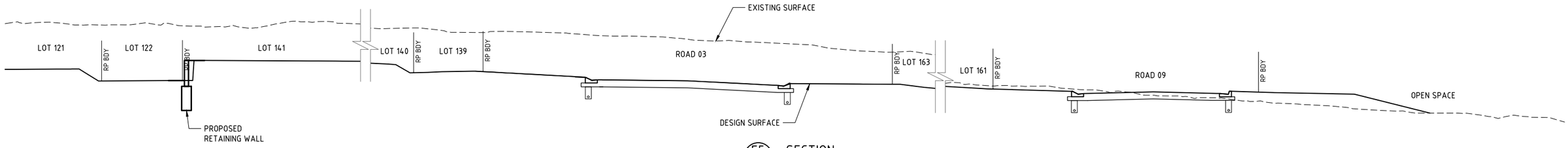
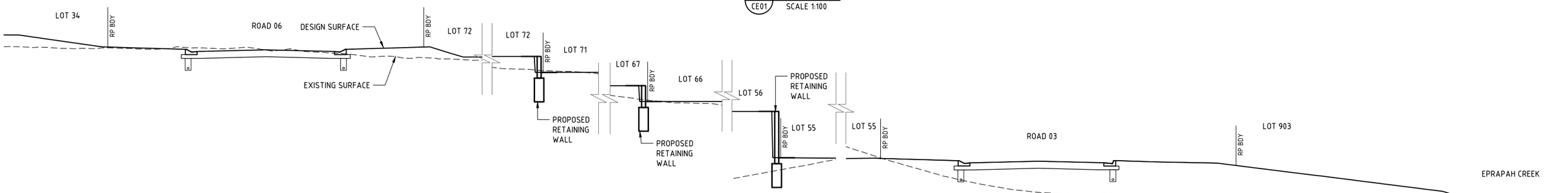
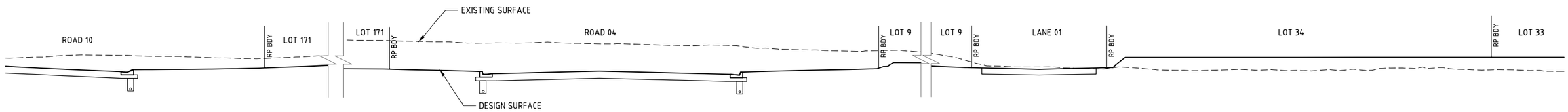


E5 CE01 SECTION
SCALE 1:100

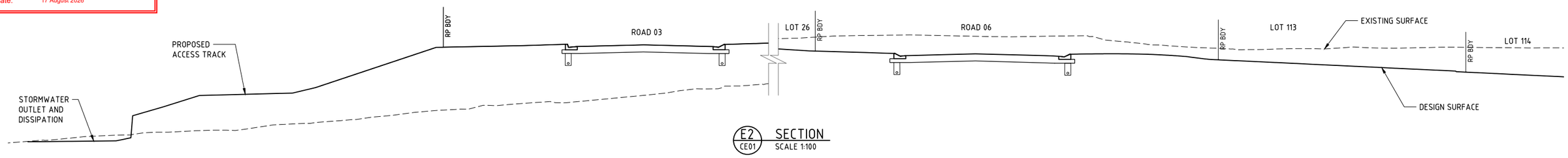


E4 CE01 SECTION
SCALE 1:100

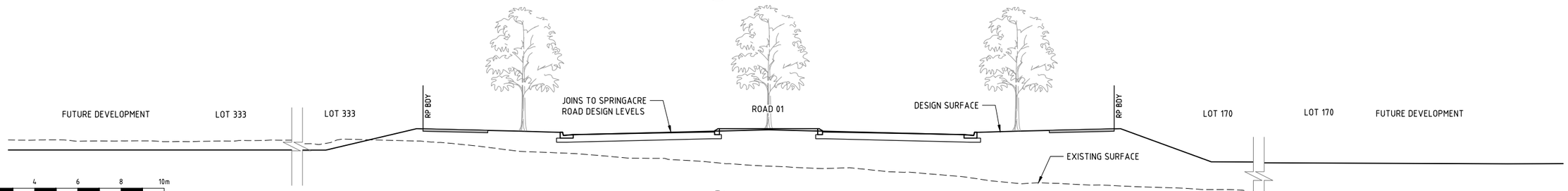


E3 CE01 SECTION
SCALE 1:100

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government



E2 CE01 SECTION
SCALE 1:100



E1 CE01 SECTION
SCALE 1:100

0 2 4 6 8 10m
2 1.5 1 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: EARTHWORKS CROSS SECTIONS SHEET 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE06

Rev: C

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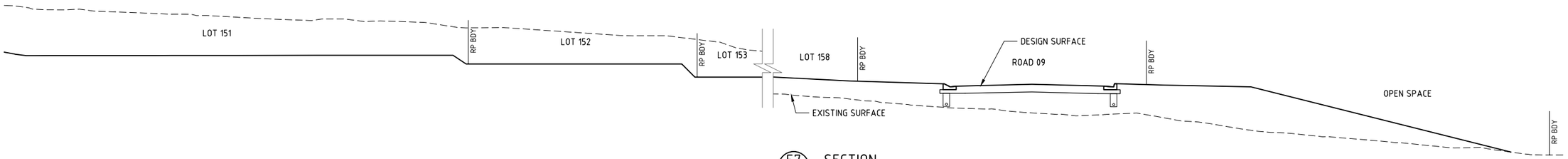

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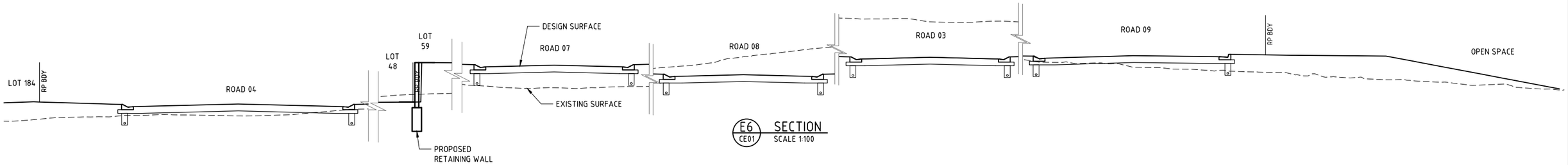

E6 CE01 SECTION
SCALE 1:100

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

0 2 4 6 8 10m
2 1.5 1 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: EARTHWORKS CROSS SECTIONS SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CE07
Rev: C

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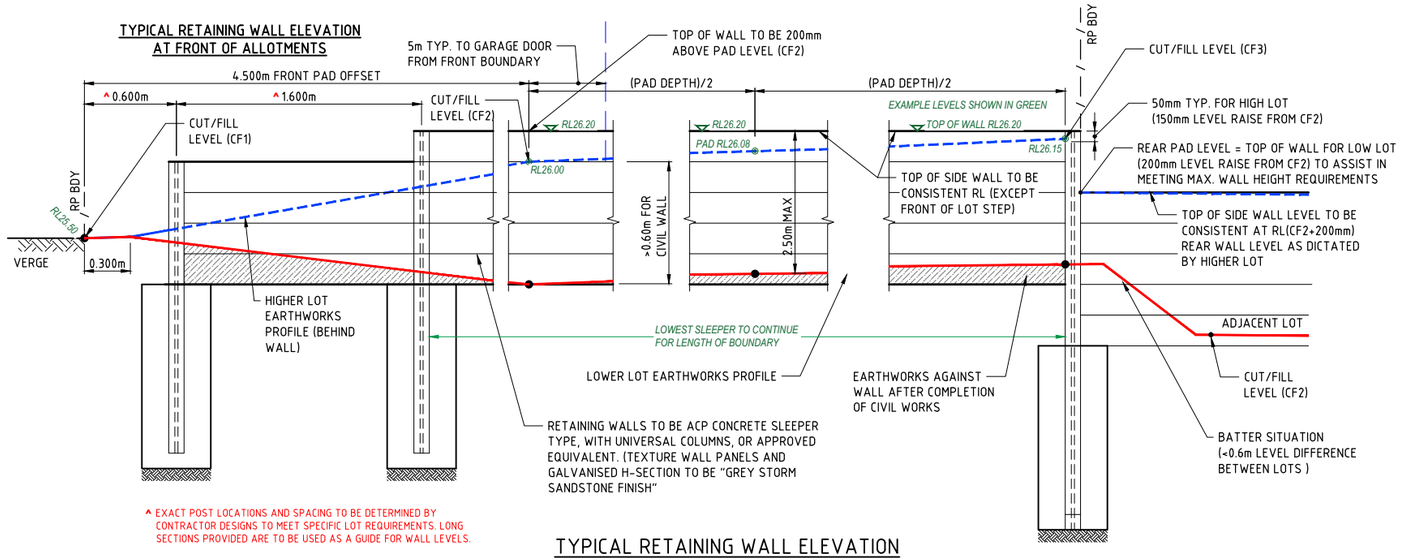
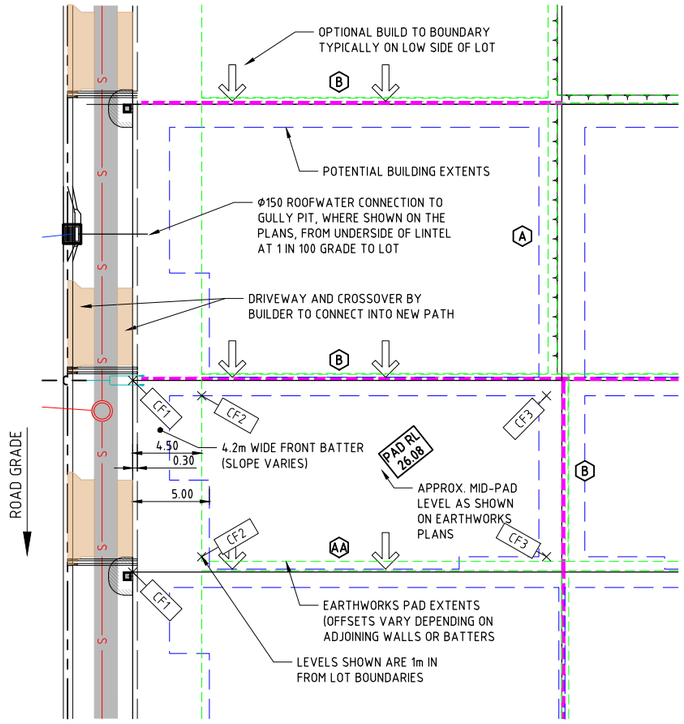
TYPICAL RETAINING WALL ELEVATION AT FRONT OF ALLOTMENTS



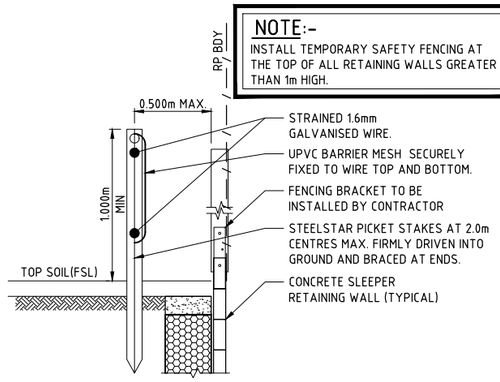
^ EXACT POST LOCATIONS AND SPACING TO BE DETERMINED BY CONTRACTOR DESIGNS TO MEET SPECIFIC LOT REQUIREMENTS. LONG SECTIONS PROVIDED ARE TO BE USED AS A GUIDE FOR WALL LEVELS.

TYPICAL RETAINING WALL ELEVATION INTER-ALLOTMENT SIDE WALLS

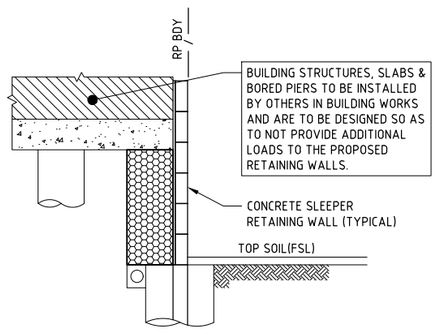


TYPICAL EARTHWORKS PAD SETOUT

NOTE:-
INSTALL TEMPORARY SAFETY FENCING AT THE TOP OF ALL RETAINING WALLS GREATER THAN 1m HIGH.

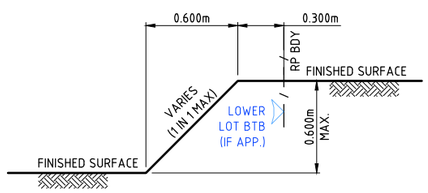


TEMPORARY SAFETY BARRIER TO RETAINING WALLS TYPICAL SECTION

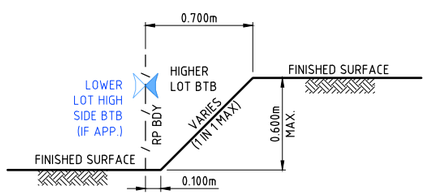


BUILD TO BOUNDARY TYPICAL SECTION

RETAINING WALL DESIGN IS INDICATIVE ONLY. DESIGN AND CONSTRUCTION OF ALL RETAINING WALLS TO BE UNDERTAKEN BY CONTRACTOR.

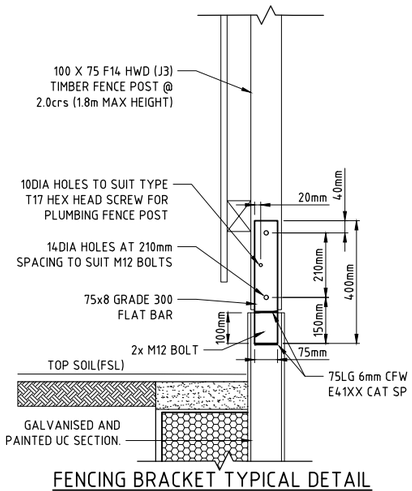


A < 0.6m BATTER TYPICAL SECTION (NON-ZERO BOUNDARY OR REAR BOUNDARY)



AA < 0.6m BATTER TYPICAL SECTION (ZERO-BOUNDARY)

NOTE:-
REFER NEXT SHEET FOR RETAINING WALL NOTES AND ADDITIONAL SECTIONS



FENCING BRACKET TYPICAL DETAIL

DESIGN AND CONSTRUCT BY OTHERS

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: RETAINING WALL TYPICAL DETAILS 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-RW01 | Rev C

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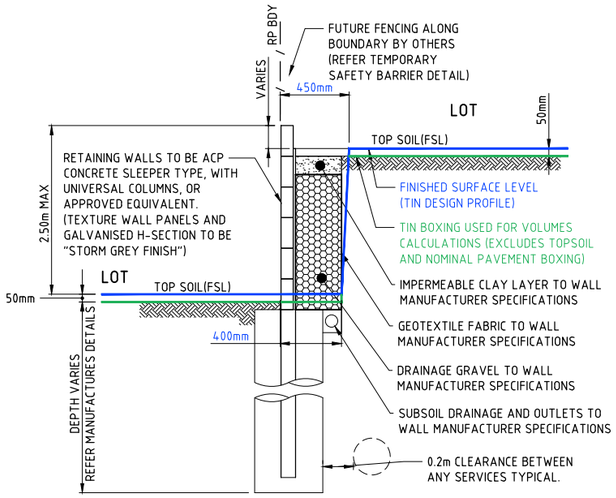
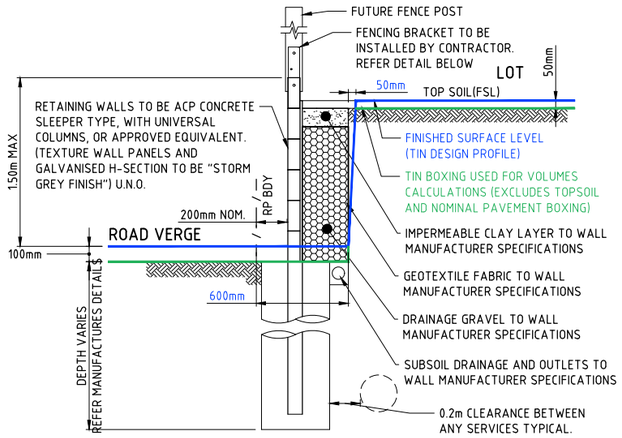
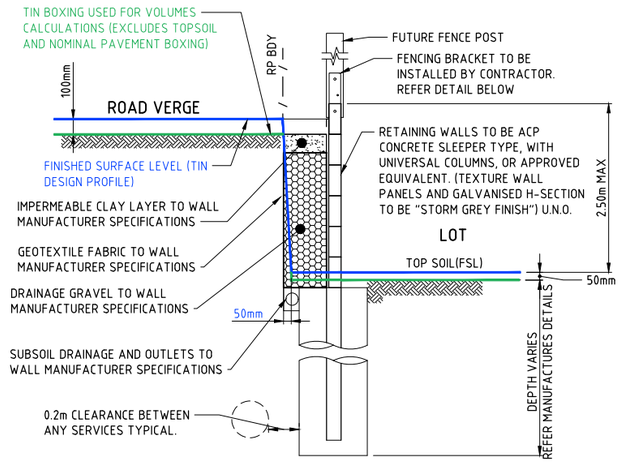


B 2.5m MAX. HEIGHT RETAINING WALL TYPICAL SECTION



C 1.5m MAX. RETAINING WALL ADJACENT TO ROAD RESERVE TYPICAL SECTION

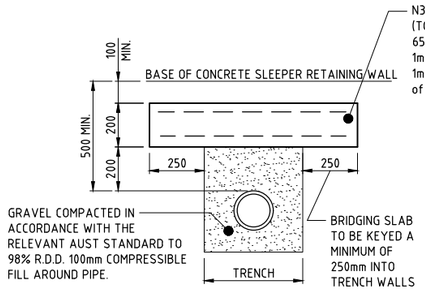


D 2.5m MAX. RETAINING WALL TYPICAL SECTION ADJACENT TO ROAD RESERVE

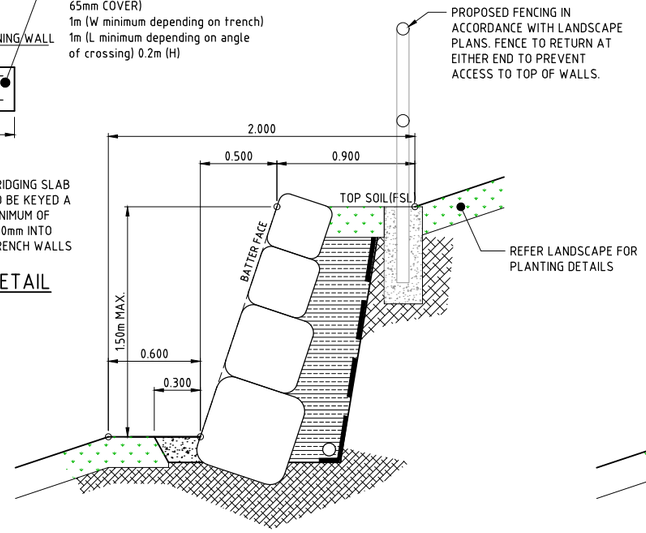
RETAINING WALL DESIGN IS INDICATIVE ONLY. DESIGN AND CONSTRUCTION OF ALL RETAINING WALLS TO BE UNDERTAKEN BY CONTRACTOR.

RETAINING WALL DESIGN PARAMETERS

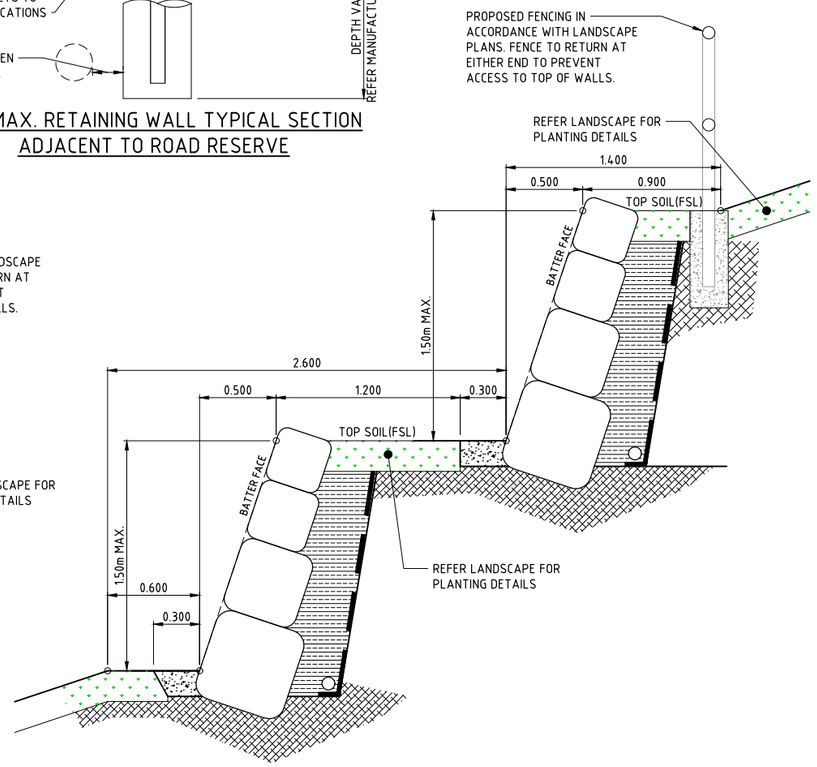
1. COMPLY WITH AS4678-2002 "EARTH RETAINING STRUCTURES".
2. MINIMUM DESIGN LIFE OF 60 YEARS.
3. MINIMUM SUPERIMPOSED DESIGN LIVE LOAD OF 5kPa FOR CUT WALLS.
4. ALL WALLS RETAINING ROAD RESERVE TO HAVE MIN. 20KPa LIVE LOAD.
5. DESIGN TO CARRY WIND LOADS IMPOSED BY A 2m (MAX) HIGH FENCE.
6. COMPLY WITH REDLAND CITY COUNCIL PLANNING SCHEME AND ALL RELEVANT COUNCIL STANDARDS.
7. PROVIDE RPEQ CERTIFICATION FOR DESIGN & CONSTRUCTION AND PROVIDE APPROPRIATE CERTIFIED FORMS.
8. ALL DIMENSIONS ARE IN MILLIMETERS UNLESS SHOWN OTHERWISE.
9. FENCE BRACKETS TO BE PROVIDED AT THE INTERSECTION OF LOT BOUNDARIES, SO AS TO PROVIDE A SUITABLE POINT OF CONNECTION FOR THE FUTURE INSTALLATION OF FENCING. INTERMEDIATE SPACING OF BRACKETS ARE TO ALLOW FOR TYPICAL FENCE RAIL LENGTHS WHERE POSSIBLE.
10. RETAINING WALL DESIGNER MUST UNDERTAKE A GLOBAL STABILITY ASSESSMENT FOR ALL RETAINING WALLS COGNISANT OF ALL PRE-EXISTING AND ULTIMATE EARTHWORKS GEOMETRY, SERVICES WITHIN THE ZONE OF INFLUENCE, AND ANY RAPID DRAW-DOWN OF WATER LEVELS WHICH MAY IMPACT THE STABILITY OF THE WALL.
11. SUBSOIL DRAINS ARE TO BE CONNECTED TO KERB ADAPTORS WHERE POSSIBLE.



TYPE-1 BRIDGING SLAB DETAIL
NOT TO SCALE



E 1.5m MAX. SANDSTONE RETAINING WALL IN PARK / DRAINAGE RESERVE - TYPICAL SECTION



F 2-TIER 3m MAX. SANDSTONE RETAINING WALL IN PARK / DRAINAGE RESERVE - TYPICAL SECTION

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

0 0.02 0.04 0.06 0.08 0.1m
0.02 0.015 0.01 0.005
SCALE 1:1 (A1) 1:2 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: RETAINING WALL - TYPICAL DETAILS SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-RW02
Rev: C

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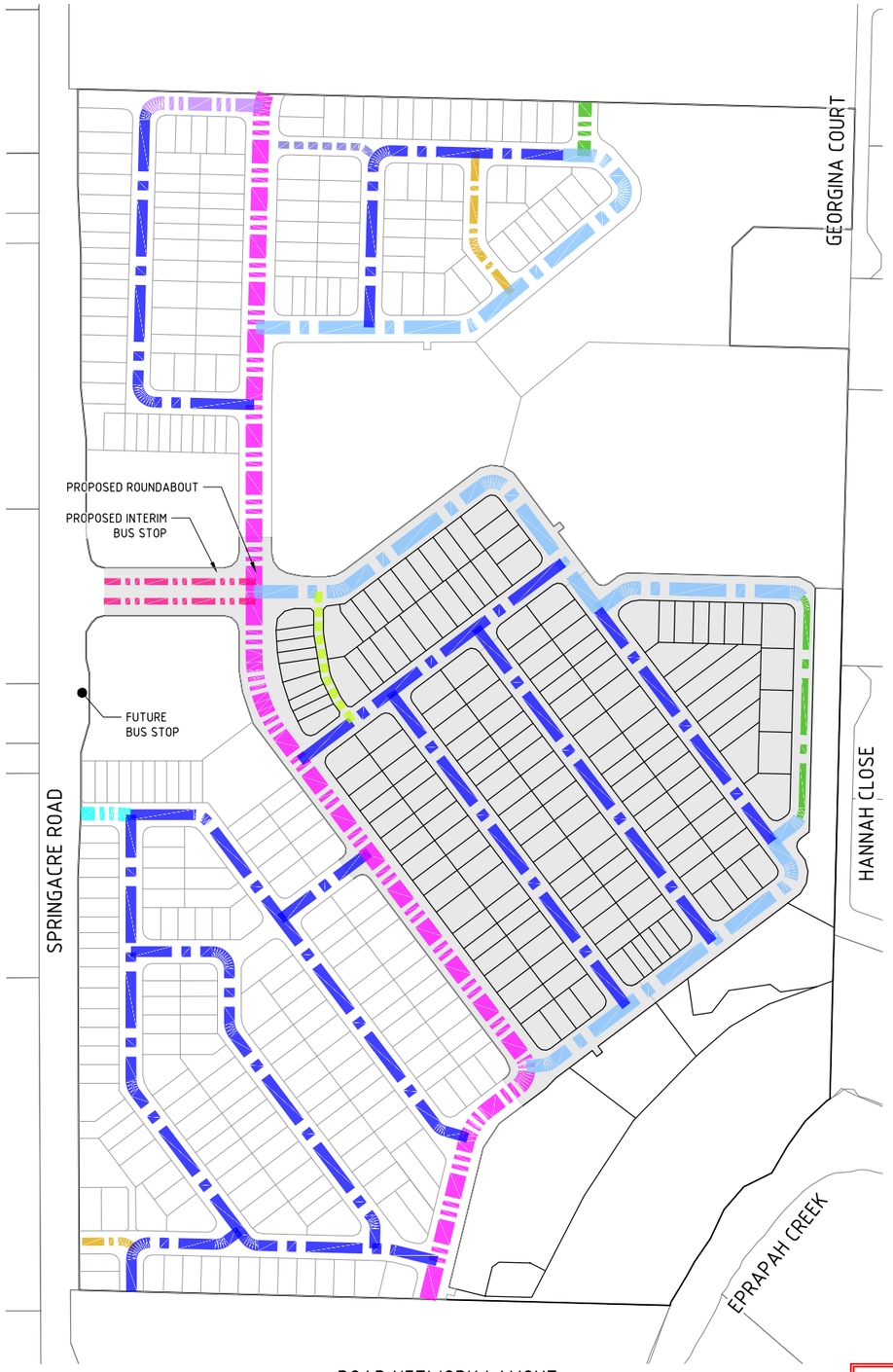


ROAD NETWORK LAYOUT

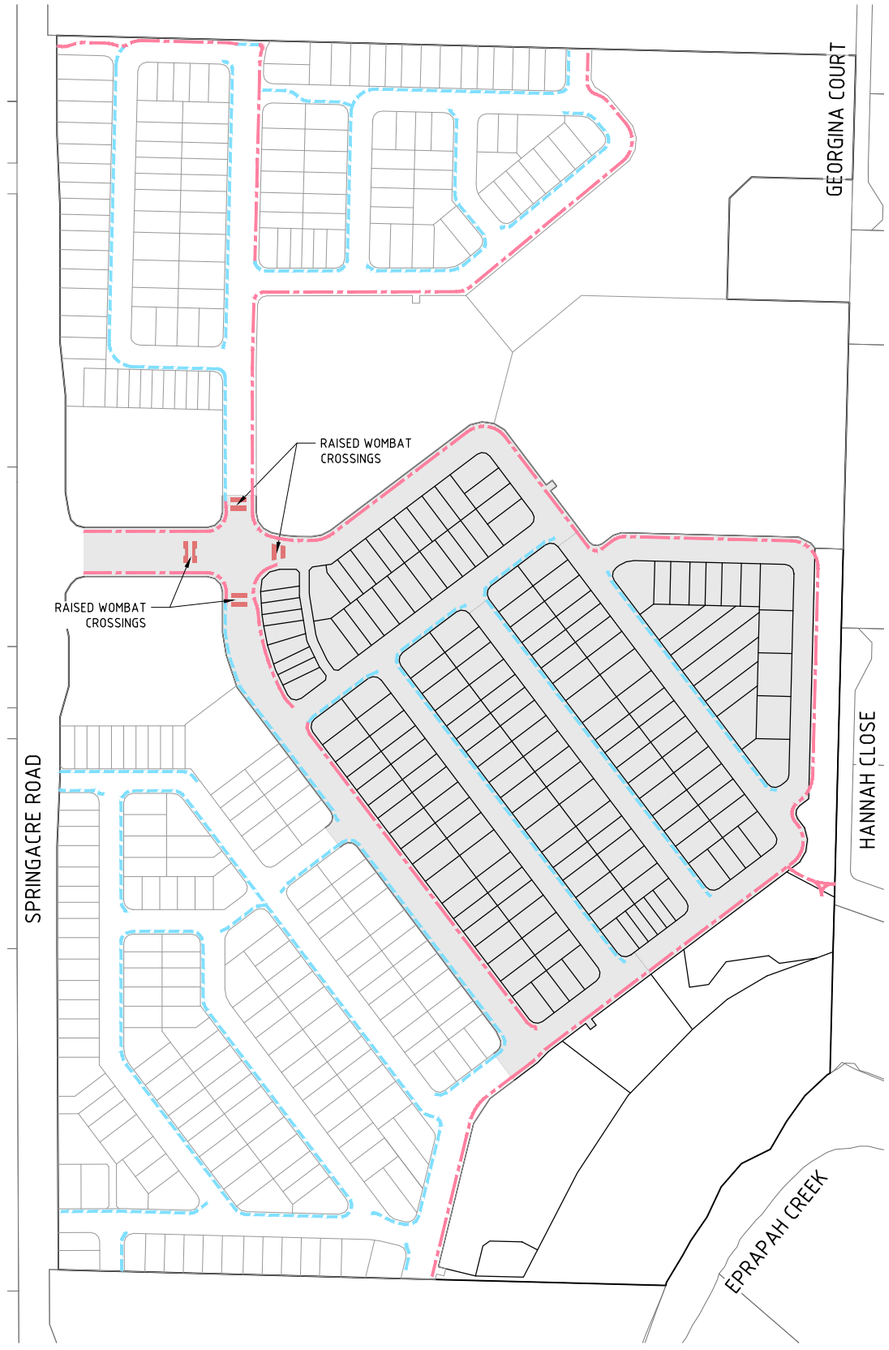
SCALE 1:2000 (A1) 1:4000(A3)

LEGEND - ROAD NETWORK

- PROPOSED STAGE BOUNDARY
- PROPOSED LOT BOUNDARY
- CENTRE CONNECTOR
  32.0m WIDE ROAD RESERVE
  2x7m WIDE ROAD PAVEMENTS
  5.0m MEDIAN
  2x6.5m WIDE VERGES
- PARKING COLLECTOR (NEIGHBOURHOOD CONNECTOR)
  22.0m WIDE ROAD RESERVE
  11.2m WIDE ROAD PAVEMENT
  2x2.3m WIDE PARKINGS
  4.5m AND 6.3m WIDE VERGES
- ACCESS STREET - 7.5m
  16.0m WIDE ROAD RESERVE
  7.5m WIDE ROAD PAVEMENT
  4.25m WIDE VERGES
- ACCESS STREET - 7.5m WITH 3m PATH
  18.0m WIDE ROAD RESERVE
  7.5m WIDE ROAD PAVEMENT
  4.25m AND 6.25m WIDE VERGES
- ACCESS STREET - 7.5m WITH 3m PATH
  16.0m WIDE ROAD RESERVE
  7.5m WIDE ROAD PAVEMENT
  4.25m WIDE VERGES
- ACCESS STREET - 6m
  15.5m WIDE ROAD RESERVE
  8.3m WIDE ROAD PAVEMENT
  4.25m AND 2.95m WIDE VERGES
- ACCESS STREET - 6m WITH 2 PATHS
  15.5m WIDE ROAD RESERVE
  8.3m WIDE ROAD PAVEMENT
  4.75m AND 2.95m WIDE VERGES
- ACCESS STREET - 13.25m
  13.25m WIDE ROAD RESERVE
  7.5m WIDE ROAD PAVEMENT
  4.25m AND 1.50m WIDE VERGE
- ACCESS LANEWAY
  DRIVEWAYS
  6.5m WIDE ROAD RESERVE
  5.5m WIDE ROAD PAVEMENT
  0.5m WIDE VERGES
- ACCESS LANEWAY
  DRIVEWAYS
  12.5m WIDE ROAD RESERVE
  5.0m WIDE ROAD PAVEMENT
  4.00m AND 3.50m WIDE VERGES
- ACCESS STREET - 7.5m WITH 3m PATH
  16.7m WIDE ROAD RESERVE
  7.5m WIDE ROAD PAVEMENT
  4.25m AND 4.95m WIDE VERGES

LEGEND - PATH NETWORK

- CONCRETE PATHWAY - 1.5m WIDE
- CONCRETE PATHWAY - 3m WIDE



PATH NETWORK LAYOUT

SCALE 1:2000 (A1) 1:4000(A3)

0 40 80 120 160 200m

40 30 20 10

SCALE 1:2000 (A1) 1:4000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
D	CENTRE CONNECTOR ROAD PATH WIDTHS AMENDED	ES	PDW	PI	PI	29/07/26
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingelman

Registered Engineer

Date 29/7/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: ROAD NETWORK LAYOUT

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

N

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Project No. B00702 | Drawing No. DA-CR01 | Rev D

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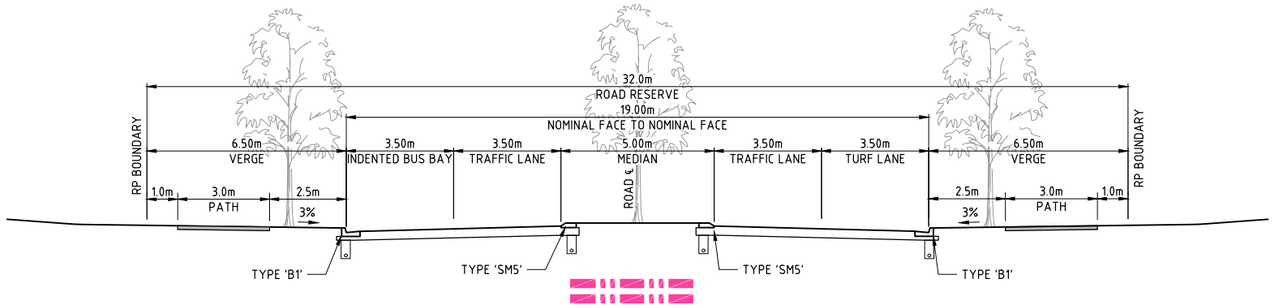

1 CR01 CENTRE CONNECTOR
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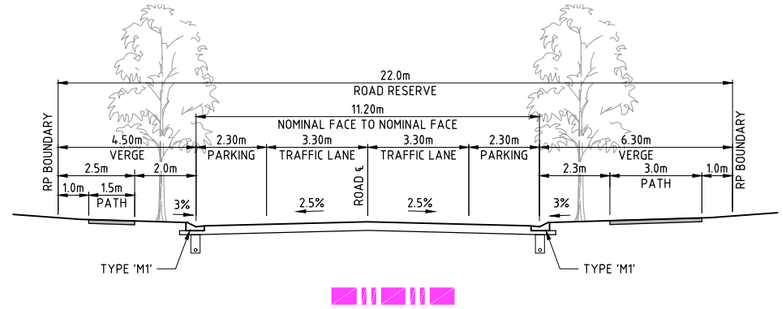

2 CR01 PARKING COLLECTOR (NEIGHBOURHOOD CONNECTOR)
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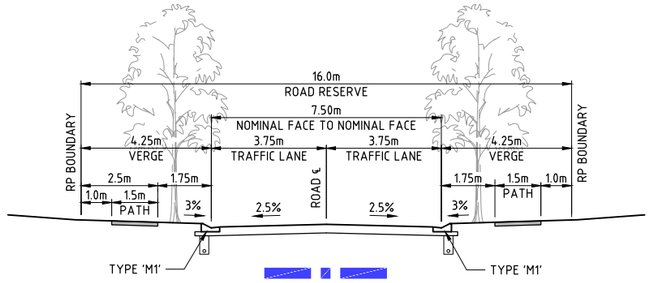
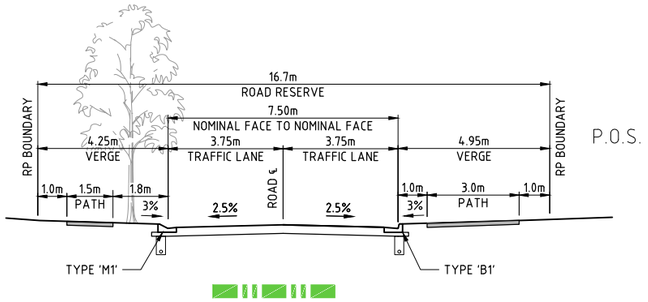
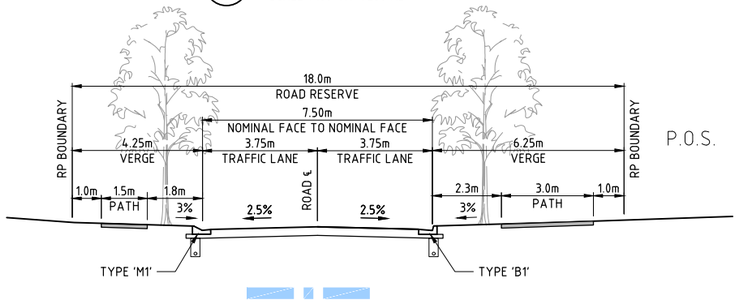


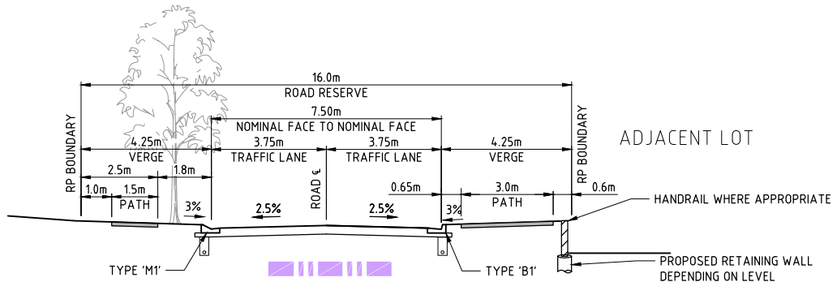
3 CR01 ACCESS STREET - 7.5m
SCALE 1:100 (A1) 1:200(A3)



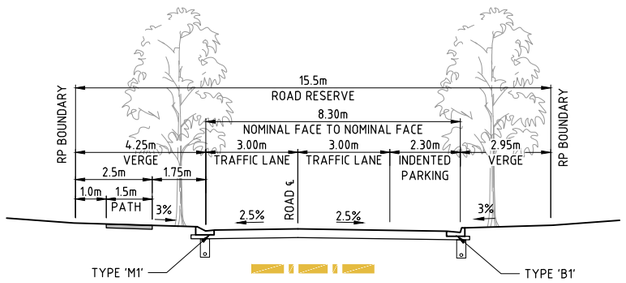
11 CR01 ACCESS STREET - 7.5m WITH 3m PATH
SCALE 1:100 (A1) 1:200(A3)



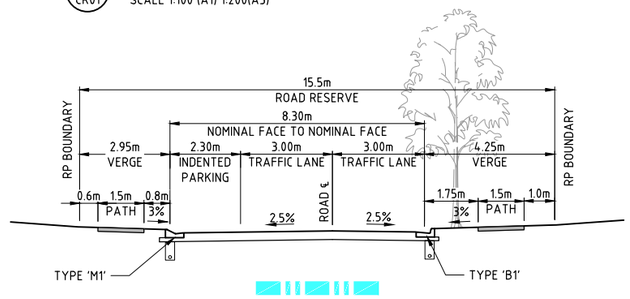
4 CR01 ACCESS STREET - 7.5m WITH 3m PATH
SCALE 1:100 (A1) 1:200(A3)



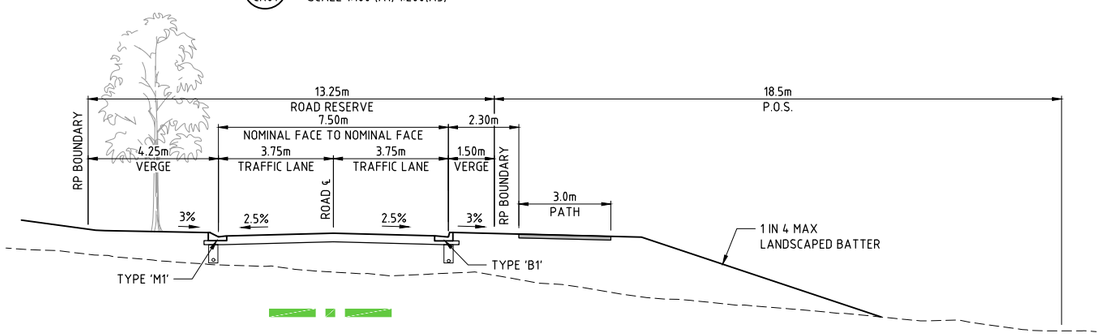
5 CR01 ACCESS STREET - 7.5m WITH 3m PATH
SCALE 1:100 (A1) 1:200(A3)



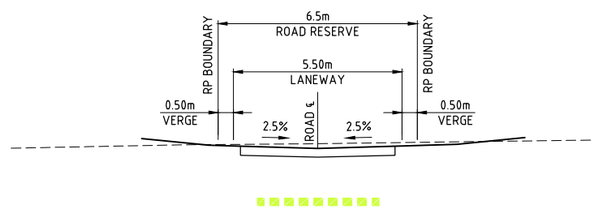
6 CR01 ACCESS STREET - 6m
SCALE 1:100 (A1) 1:200(A3)



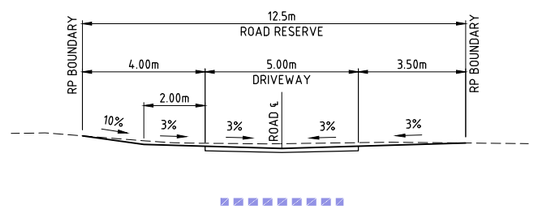
7 CR01 ACCESS STREET - 6m WITH 2 PATHS
SCALE 1:100 (A1) 1:200(A3)



8 CR01 ACCESS STREET - 13.25m
SCALE 1:100 (A1) 1:200(A3)



9 CR01 ACCESS LANEWAY
SCALE 1:100 (A1) 1:200(A3)



10 CR01 CONCRETE DRIVEWAY
SCALE 1:100 (A1) 1:200(A3)

0 2 4 6 8 10m
2 1.5 1 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
D	CENTRE CONNECTOR ROAD PATH WIDTHS AMENDED	ES	PDW	PI	PI	29/07/26
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 29/7/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ROAD NETWORK SECTIONS

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CR02 | Rev D

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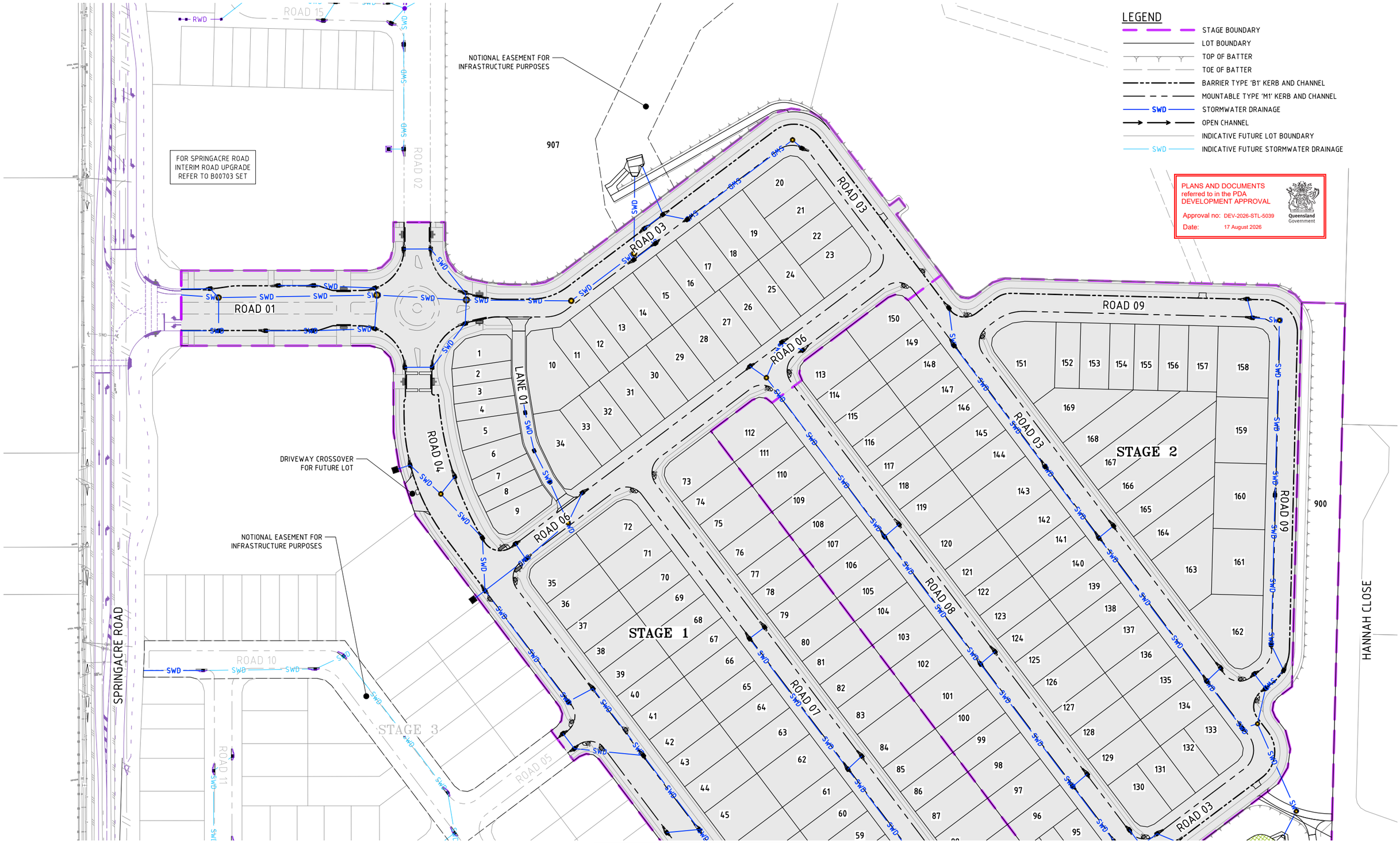

JOINS TO DRAWING No. B00702-DA-CR04

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DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ROADWORKS AND DRAINAGE PLAN SHEET 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CR03
Rev: C

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JOINS TO DRAWING No. B00702-DA-CR03

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15 11.25 7.5 3.75

SCALE 1:750 (A1) 1:1500 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: ROADWORKS AND DRAINAGE PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

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Project No. / Drawing No.: B00702-DA-CR04

Rev: C

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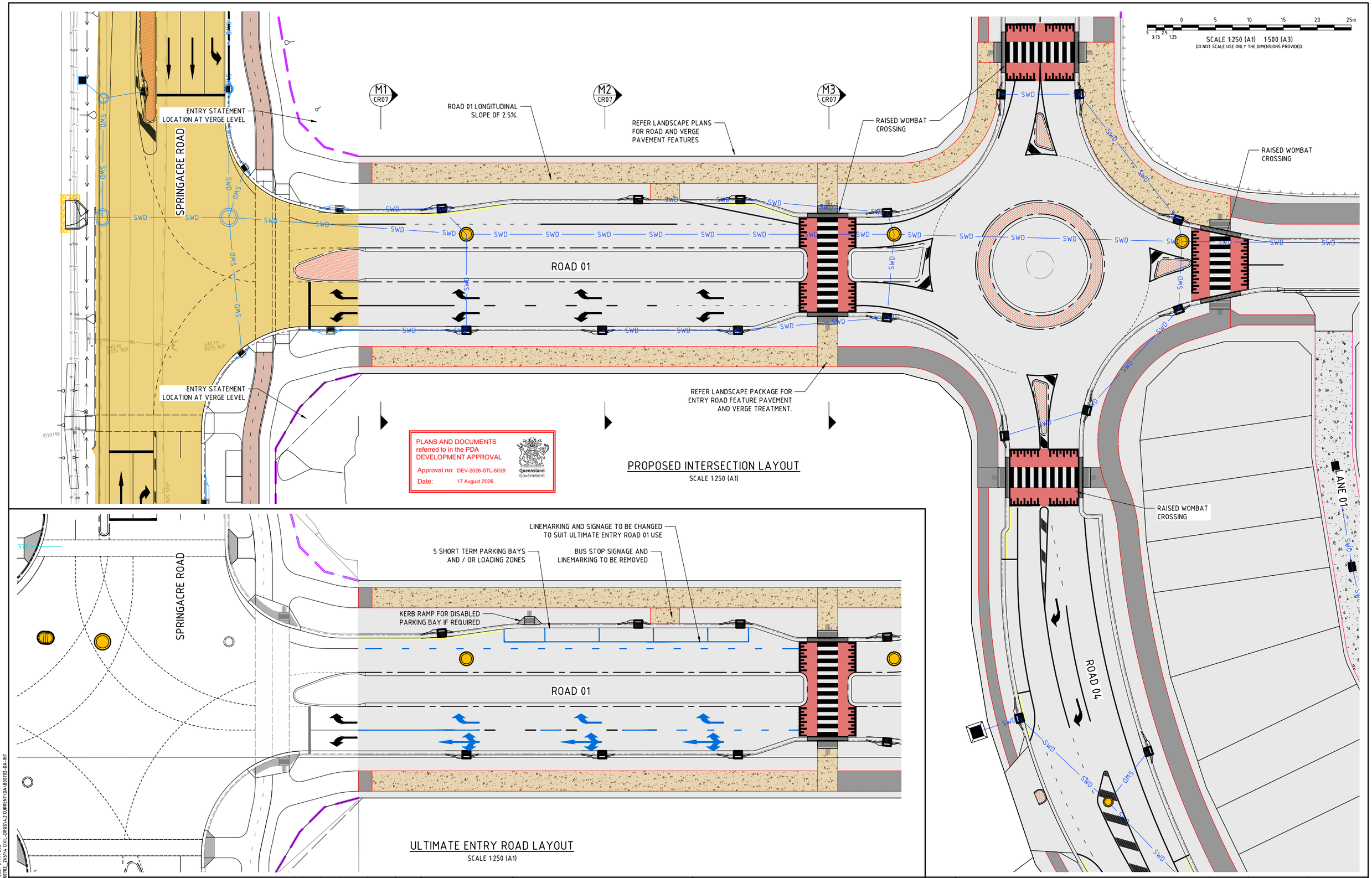

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
D	CENTRE CONNECTOR ROAD PATH WIDTHS AMENDED	ES	PDW	PI	PI	29/07/26
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 29/7/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ENTRY ROAD INTERSECTION DETAILS

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CR06 | Rev D

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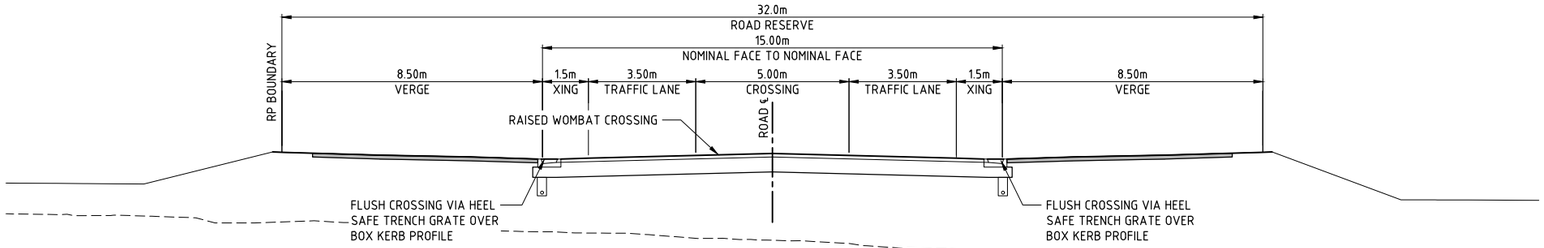

M3 / CR06 CENTRE CONNECTOR
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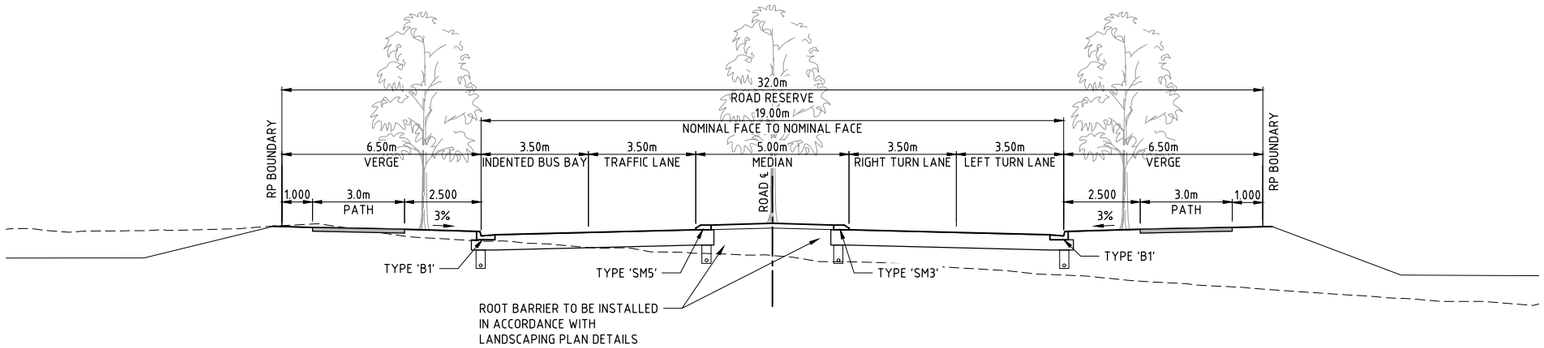
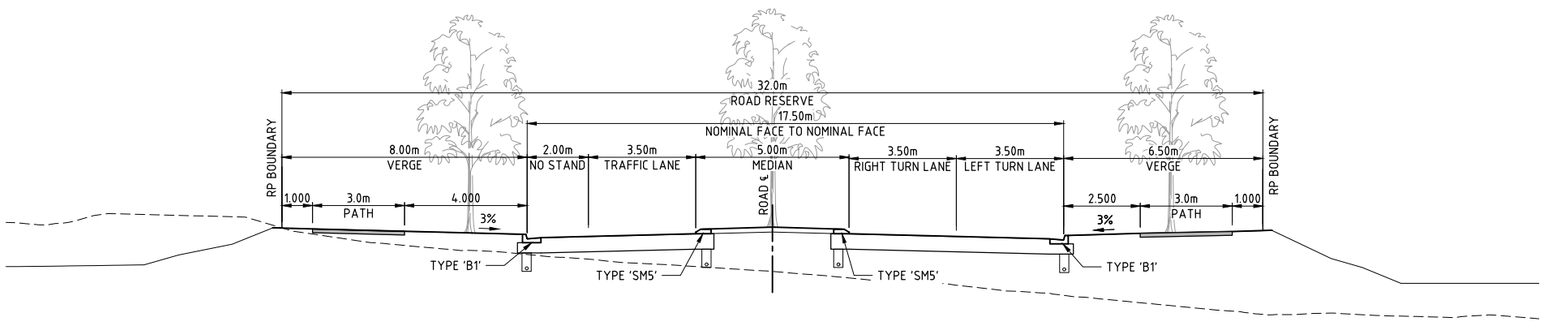


M2 / CR06 CENTRE CONNECTOR
SCALE 1:100 (A1) 1:200(A3)

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government



M1 / CR06 CENTRE CONNECTOR
SCALE 1:100 (A1) 1:200(A3)

H. SCALE 1:200 (A1) 1:400 (A3)
V. SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
D	CENTRE CONNECTOR ROAD PATH WIDTHS AMENDED	ES	PDW	PI	PI	29/07/26
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingelman
Registered Engineer
Date 29/7/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ENTRY ROAD SECTIONS

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CR07 | Rev D

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Plot Date: 29/07/2026 10:03:58 AM User: LYKA SOL
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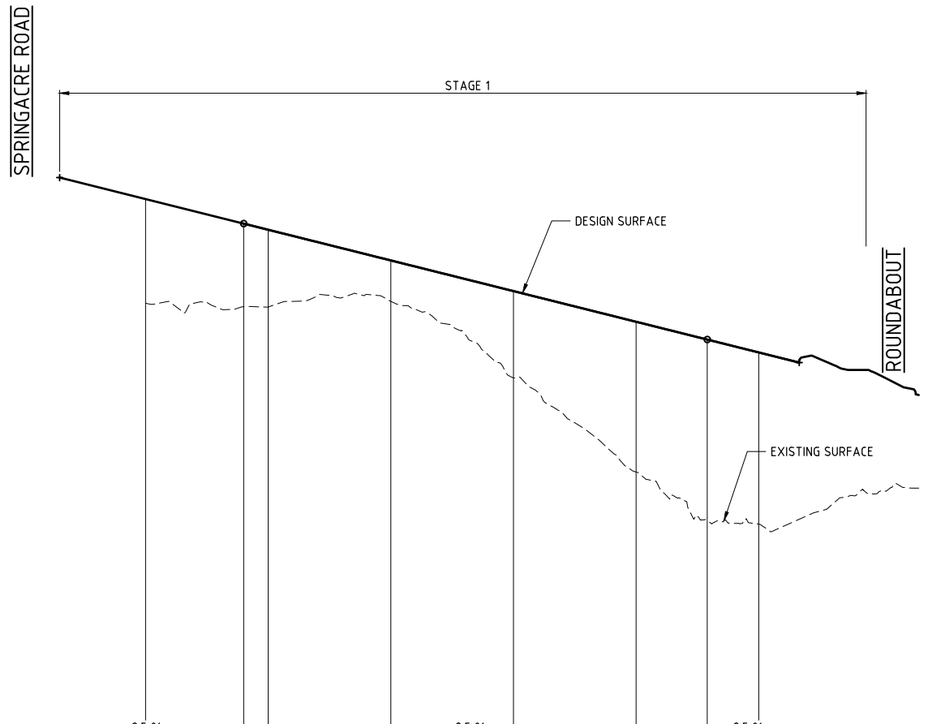
FOR SPRINGACRE ROAD
INTERIM ROAD UPGRADE
REFER TO B00703 SET

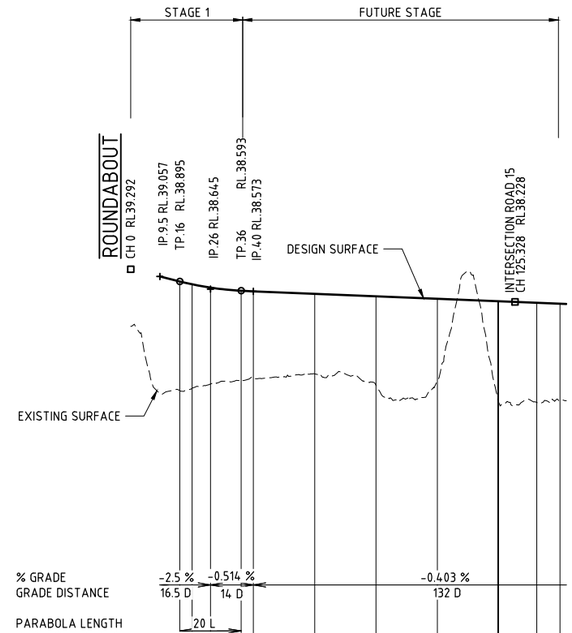


PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

% GRADE		-2.5 %				-2.5 %			-2.5 %	
GRADE DISTANCE		30 D				75.6 D			15 D	
PARABOLA LENGTH										
PARABOLA RADIUS										
DATUM R.L.32.000										
LIP OF KERB RHS							40.059			
LIP OF KERB LHS			41.647	41.547			40.059	39.77		
EXISTING SURFACE	40.539		40.482	40.477		40.568	39.322	37.786	36.995	36.936	37.428
CUT/FILL DEPTH	1.697		1.354	1.259		0.668	1.414	2.45	2.951	2.8	
FINISHED CENTRELINE RL	42.236		41.836	41.736		41.236	40.736	40.236	39.946	39.736	
PEGGED CHAINAGE	0		16	20		40	60	80	91.6	100	116.1
HORIZ. CURVE RADIUS											

ROAD 01 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)



% GRADE		-2.5 %			-0.514 %								-0.403 %					
GRADE DISTANCE		16.5 D			14 D								132 D					
PARABOLA LENGTH			20 L															
PARABOLA RADIUS			1006.92 R															
DATUM R.L.26.000																		
LIP OF KERB RHS				38.565	38.464	38.444		38.363		38.282		38.202		38.122	38.121	38.071	38.04	
LIP OF KERB LHS				38.565	38.464	38.444		38.363		38.282		38.202		38.121	38.12	38.067	38.036	
EXISTING SURFACE	37.428	35.34	35.416	35.549	35.683	35.729		35.882		35.507		35.659		35.095	34.966	34.95	34.989	
CUT/FILL DEPTH		3.555	3.387	3.145	2.911	2.843		2.61		2.905		2.671		3.156	3.284	3.25	3.18	
FINISHED CENTRELINE RL		38.895	38.802	38.694	38.593	38.573		38.492		38.411		38.331		38.251	38.25	38.2	38.169	
PEGGED CHAINAGE	0	16	20	26	36	40		60		80		100		119.693	120	132.421	140	
HORIZ. CURVE RADIUS																500 R		

ROAD 02 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

SCALE 1:1000 (A1) 1:2000 (A3)
20 15 10 5 0 20 40 60 80 100m
2.0 1.5 1.0 0.5 0 2 4 6 8 10m
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingeman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ROAD LONGITUDINAL SECTION SHEET 1 OF 6

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD
NOT FOR CONSTRUCTION
Project No. / Drawing No.: B00702-DA-CR08
Rev: C

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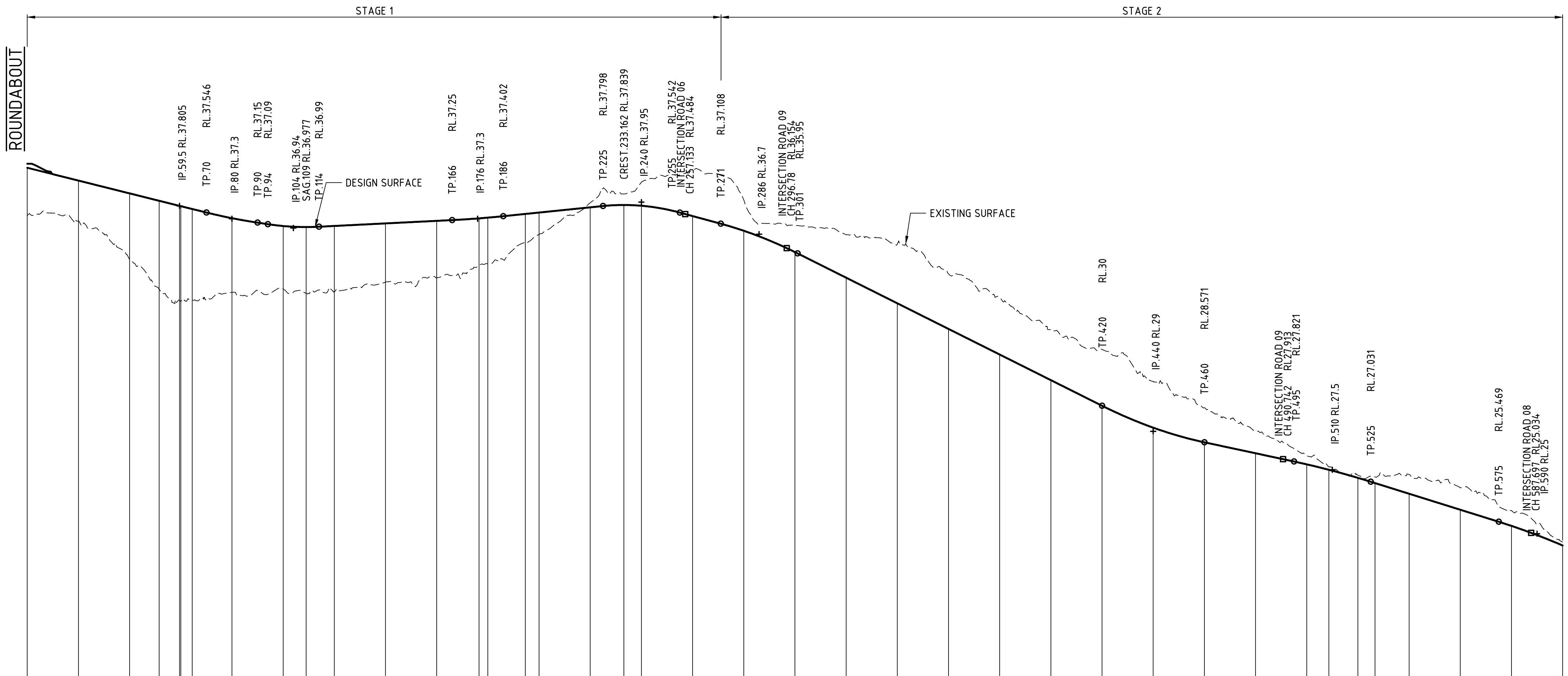

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

% GRADE / GRADE DISTANCE: -2.5 % 100 D; -2.462 % 20.5 D; -1.5 % 24 D; 0.5 % 72 D; 1.016 % 64 D; -2.717 % 46 D; -5 % 154 D; -2.143 % 70 D; -3.125 % 80 D; -4.529 % 138 D

PARABOLA LENGTH / PARABOLA RADIUS: 20 L 2078.04 R; 20 L 1000 R; 20 L 3878.79 R; 30 L 803.64 R; 30 L 1314.29 R; 40 L 1400 R; 30 L 3054.55 R; 30 L 2136.77 R

DATUM R.L.16.000

PEGGED CHAINAGE	0	20	40	51.529	59.5	60	64.447	80	100	109
LIP OF KERB RHS			38.205	37.917	37.706	37.695	37.596	37.237	36.931	36.891
LIP OF KERB LHS			38.21	37.917	37.709	37.697	37.595	37.242	36.936	36.895
EXISTING SURFACE	37.428	37.212	35.703	34.554	34.113	34.085	34.112	34.427	34.561	34.394
CUT/FILL DEPTH	1.864	1.58	2.59	3.45	3.691	3.708	3.571	2.897	2.457	2.584
FINISHED CENTRELINE RL	39.292	38.792	38.292	38.004	37.805	37.792	37.683	37.324	37.018	36.977

PEGGED CHAINAGE	120	140	160	176.569	180	194.633	200	220	233.162	240
LIP OF KERB RHS	36.933	37.033	37.133	37.224	37.242	37.396	37.457	37.66	37.752	37.723
LIP OF KERB LHS	36.938	37.038	37.138	37.235	37.254	37.407	37.461	37.664	37.757	37.728
EXISTING SURFACE	34.456	34.825	34.992	35.483	35.543	36.342	36.692	37.925	38.272	38.728
CUT/FILL DEPTH	2.564	2.295	2.228	1.834	1.802	1.148	0.852	-0.178	-0.433	-0.918
FINISHED CENTRELINE RL	37.02	37.12	37.22	37.317	37.345	37.489	37.544	37.747	37.839	37.81

PEGGED CHAINAGE	260	280	300	320	340	360	380	400	420	440
LIP OF KERB RHS	37.32	36.745	35.913	34.913	33.913	32.913	31.913	30.913	29.913	29.056
LIP OF KERB LHS	37.324	36.75	35.914	34.913	33.913	32.913	31.913	30.913	29.913	29.056
EXISTING SURFACE	39.197	38.034	37.024	36.682	36.313	35.151	34.224	32.976	32.198	30.947
CUT/FILL DEPTH	-1.791	-1.201	-1.025	-1.682	-2.313	-2.151	-2.224	-1.976	-2.198	-1.804
FINISHED CENTRELINE RL	37.407	36.832	36	35	34	33	32	31	30	29.143

PEGGED CHAINAGE	460	480	500	508.633	520	526.697	540	560	580	600
LIP OF KERB RHS	28.485	28.056	27.623	27.406	27.074	26.885	26.476	25.851	25.22	24.454
LIP OF KERB LHS	28.485	28.056	27.627	27.416	27.087	26.896	26.48	25.855	25.224	24.459
EXISTING SURFACE	29.92	28.987	28.052	27.612	27.286	27.215	27.317	26.792	25.906	24.674
CUT/FILL DEPTH	-1.349	-0.845	-0.341	-0.113	-0.103	-0.237	-0.754	-0.854	-0.599	-0.132
FINISHED CENTRELINE RL	28.571	28.143	27.71	27.499	27.183	26.978	26.562	25.937	25.307	24.541

HORIZ. CURVE RADIUS: -20 R; 11.5 R; 11.5 R

ROAD 03 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

SCALE 1:1000 (A1) 1:2000 (A3)
20 15 10 5 0 20 40 60 80 100m
2.0 1.5 1.0 0.5 0 2 4 6 8 10m
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

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ENGINEERING CERTIFICATION
Peter Angelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client URBEX PTY LTD
Project SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title ROAD LONGITUDINAL SECTION SHEET 2 OF 6

Datum AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. Drawing No. B00702-DA-CR09 Rev C

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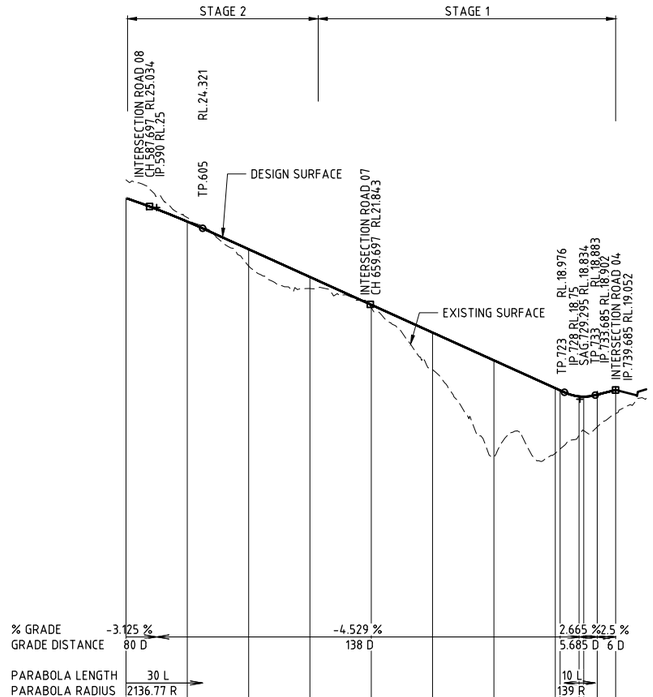
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

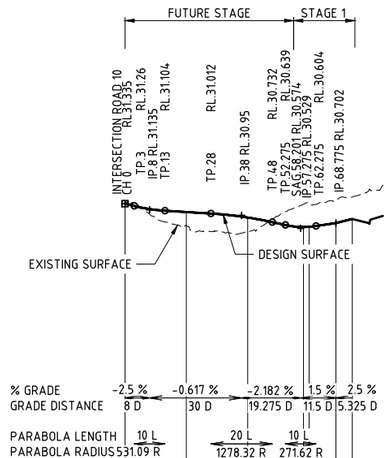


DATUM R.L.8.000

LIP OF KERB RHS	25.22	24.454	23.554	22.649	21.743	20.837	19.931					
LIP OF KERB LHS	25.224	24.459	23.559	22.653	21.747	20.841	19.936	19.03				
EXISTING SURFACE	25.906	24.674	23.096	22.361	21.736	19.715	16.854	16.988	17.128	17.571	17.727	18.847	18.279
CUT/FILL DEPTH	-0.599	-0.132	0.545	0.374	0.093	1.209	3.164	2.124	1.913	1.272	1.107	1.054	0.772
FINISHED CENTRELINE RL	25.307	24.541	23.641	22.736	21.83	20.924	20.018	19.112	19.04	18.842	18.834	18.902	19.052
PEGGED CHAINAGE	580	600	620	640	660	680	700	720	721.593	721.775	729.295	733.685	739.685
HORIZ. CURVE RADIUS								11.5 R					

ROAD 03 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

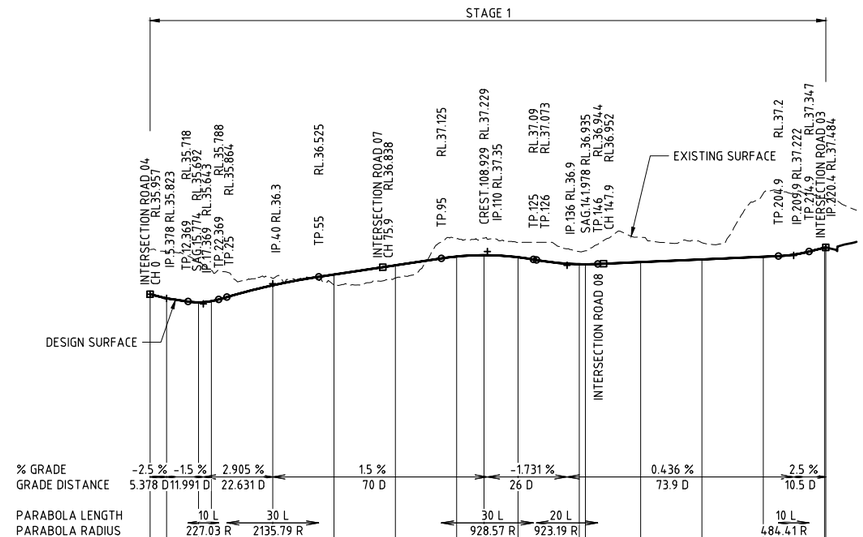


DATUM R.L.22.000

LIP OF KERB RHS		30.974	30.794	30.487	30.493			
LIP OF KERB LHS		30.974	30.794	30.487	30.493			
EXISTING SURFACE	31.392	30.618	30.424	31.315	31.368	31.468	31.55	
CUT/FILL DEPTH	-0.057	0.443	0.458	-0.741	-0.788	-0.766	-0.715	
FINISHED CENTRELINE RL	31.335	31.061	30.881	30.574	30.58	30.702	30.835	
PEGGED CHAINAGE	0	20	40	58.201	60	68.775	74.1	
HORIZ. CURVE RADIUS								

ROAD 05 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)



DATUM R.L.27.000

LIP OF KERB RHS			35.605	35.645	36.16	36.513	36.813	37.1	37.143	37.077	36.85	36.848	36.918	37.005	37.092	
LIP OF KERB LHS			35.605	35.645	36.16	36.513	36.813	37.1	37.143	37.077	36.85	36.848	36.918	37.005	37.092	
EXISTING SURFACE	37.413	37.341	37.067	36.733	36.476	36.273	36.487	37.757	37.784	37.641	37.346	37.374	37.815	37.637	39.243	39.086	39.074
CUT/FILL DEPTH	-1.456	-1.519	-1.375	-1.002	-0.229	0.327	0.413	-0.57	-0.555	-0.477	-0.409	-0.439	-0.81	-0.545	-2.064	-1.611	-1.59
FINISHED CENTRELINE RL	35.957	35.823	35.692	35.731	36.247	36.6	36.9	37.187	37.229	37.163	36.937	36.935	37.005	37.092	37.179	37.474	37.484
PEGGED CHAINAGE	0	5.378	15.774	20	40	60	80	100	108.929	120	140	141.978	160	180	200	220	220.4
HORIZ. CURVE RADIUS																	

ROAD 06 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

SCALE 1:1000 (A1) 1:2000 (A3)
20 15 10 5 0 20 40 60 80 100m
2.0 1.5 1.0 0.5 0 2 4 6 8 10m
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ROAD LONGITUDINAL SECTION SHEET 3 OF 6

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD
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Project No. / Drawing No.: B00702-DA-CR10
Rev: C

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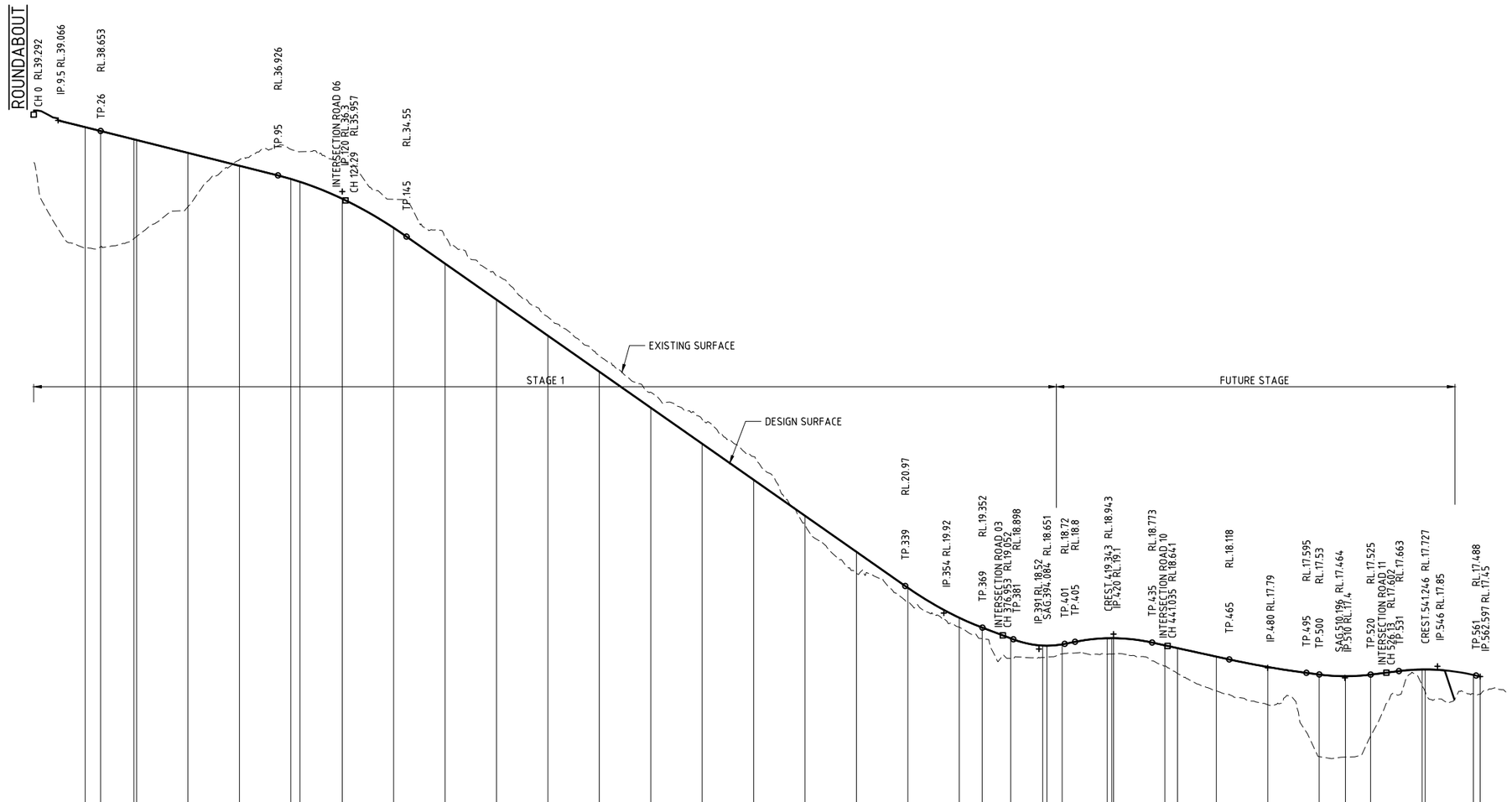
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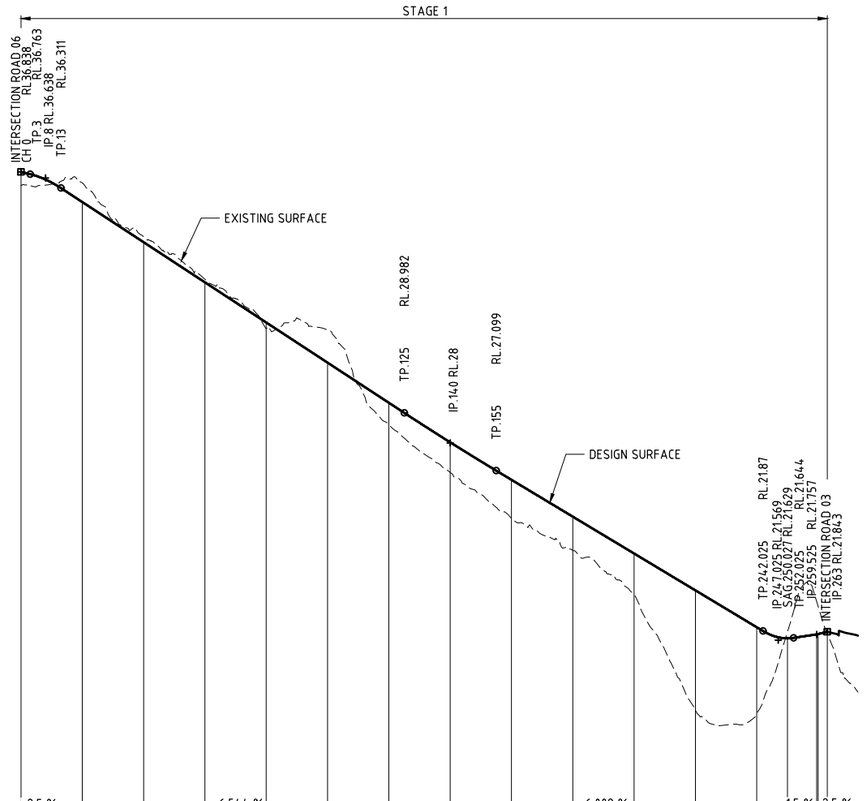
CH 0 RL 39.292
IP 9.5 RL 39.066
TP 26
RL 38.653
TP 95
RL 36.926
INTERSECTION ROAD 06
IP 120 RL 36.3
CH 123.29
RL 35.957
TP 145
RL 34.55
EXISTING SURFACE
DESIGN SURFACE
STAGE 1
FUTURE STAGE
RL 20.97
TP 339
IP 354 RL 19.92
TP 369
RL 19.352
INTERSECTION ROAD 03
CH 376.933 RL 19.052
TP 381
RL 18.898
IP 391 RL 18.52
SAG 394.084
RL 18.651
TP 401
TP 405
RL 18.72
RL 18.8
CREST 419.343
IP 420 RL 19.1
RL 18.943
TP 435
INTERSECTION ROAD 10
CH 441.035
RL 18.773
RL 18.641
TP 465
RL 18.118
IP 480 RL 17.79
TP 495
TP 500
RL 17.595
RL 17.53
SAG 510.196
IP 510 RL 17.4
RL 17.464
TP 520
INTERSECTION ROAD 11
CH 526.513
TP 531
RL 17.525
RL 17.602
RL 17.663
CREST 541.246
IP 546 RL 17.85
RL 17.727
TP 561
IP 562.597
RL 17.488
RL 17.45

| | | |

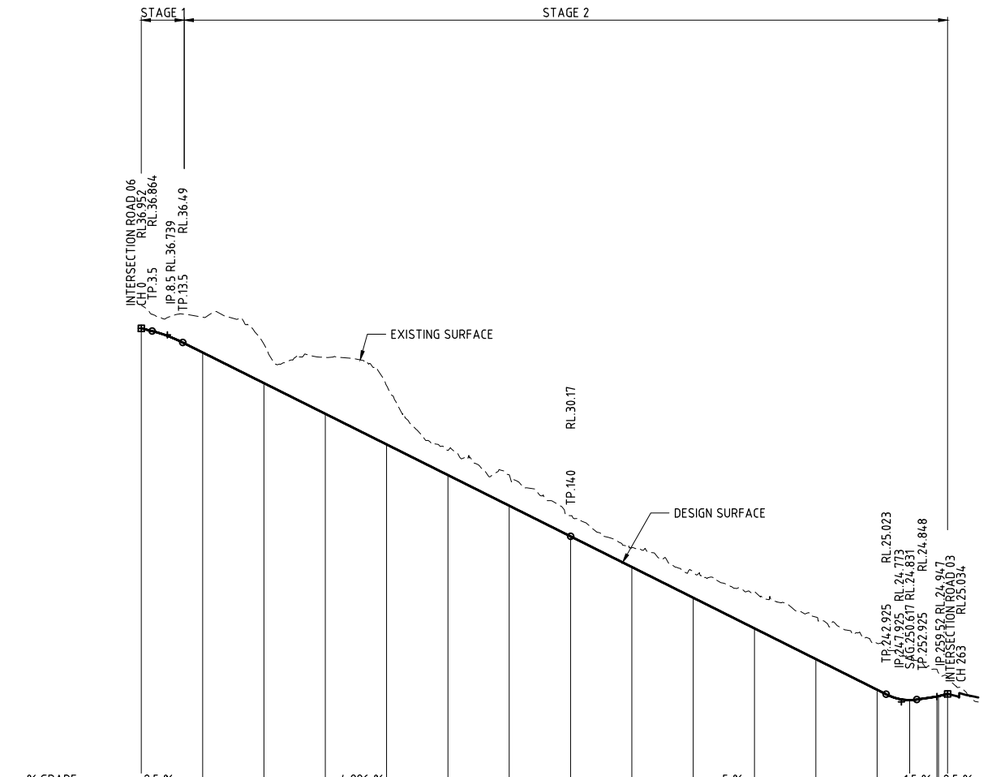
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government



% GRADE		-2.5 %			-6.544 %					-6.009 %				1.5 %	2.5 %		
GRADE DISTANCE		8 D			132 D					107.025 D				12.5 D	3.475 D		
PARABOLA LENGTH		10 L						30 L						10 L			
PARABOLA RADIUS		247.26 R						5602.23 R						133.18 R			
DATUM R.L.13.000																	
LIP OF KERB RHS		35.766	34.457	33.149	31.84	30.531	29.222	27.933	26.711	25.51	24.308	23.106	21.904	21.542			
LIP OF KERB LHS		35.766	34.457	33.149	31.84	30.531	29.222	27.933	26.711	25.51	24.308	23.106	21.904	21.542			
EXISTING SURFACE	36.391	36.475	34.718	33.337	31.723	31.685	28.58	27.037	25.535	24.498	23.058	19.283	19.174	21.853	22.834	22.677	21.786
CUT/FILL DEPTH	0.448	-0.622	-0.173	-0.102	0.204	-1.067	0.729	0.983	1.263	1.099	1.337	3.91	2.817	-0.224	-1.077	-0.909	0.058
FINISHED CENTRELINE RL	36.839	35.853	34.544	33.235	31.927	30.618	29.309	28.02	26.798	25.596	24.395	23.193	21.991	21.629	21.757	21.768	21.843
PEGGED CHAINAGE	0	20	40	60	80	100	120	140	160	180	200	220	240	250.027	259.525	260	263
HORIZ. CURVE RADIUS																	

ROAD 07 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)



% GRADE		-2.5 %			-4.996 %					-5 %				1.5 %	2.5 %		
GRADE DISTANCE		8.5 D			131.5 D					107.925 D				11.595 D	3.48 D		
PARABOLA LENGTH		10 L												10 L			
PARABOLA RADIUS		400.69 R												153.84 R			
DATUM R.L.19.000																	
LIP OF KERB RHS		36.078	35.079	34.08	33.081	32.081	31.082	30.083	29.083	28.083	27.083	26.083	25.083	24.744			
LIP OF KERB LHS		36.078	35.079	34.08	33.081	32.081	31.082	30.083	29.083	28.083	27.083	26.083	25.083	24.744			
EXISTING SURFACE	37.705	37.316	36.436	36.005	35.087	32.976	32.174	30.845	29.8	29.009	28.371	27.54	26.684	26.235	25.833	25.724	25.612
CUT/FILL DEPTH	-0.754	-1.152	-1.27	-1.838	-1.92	-0.808	-1.005	-0.675	-0.63	-0.839	-1.202	-1.37	-1.514	-1.404	-0.886	-0.765	-0.577
FINISHED CENTRELINE RL	36.952	36.165	35.166	34.167	33.167	32.168	31.169	30.17	29.17	28.17	27.17	26.17	25.17	24.831	24.947	24.959	25.034
PEGGED CHAINAGE	0	20	40	60	80	100	120	140	160	180	200	220	240	250.617	259.52	260	263
HORIZ. CURVE RADIUS																	

ROAD 08 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

SCALE 1:1000 (A1) 1:2000 (A3)

20 15 10 5 0 20 40 60 80 100m

2.0 1.5 1.0 0.5 0 2 4 6 8 10m

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

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: ROAD LONGITUDINAL SECTION SHEET 5 OF 6

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CR12 Rev C

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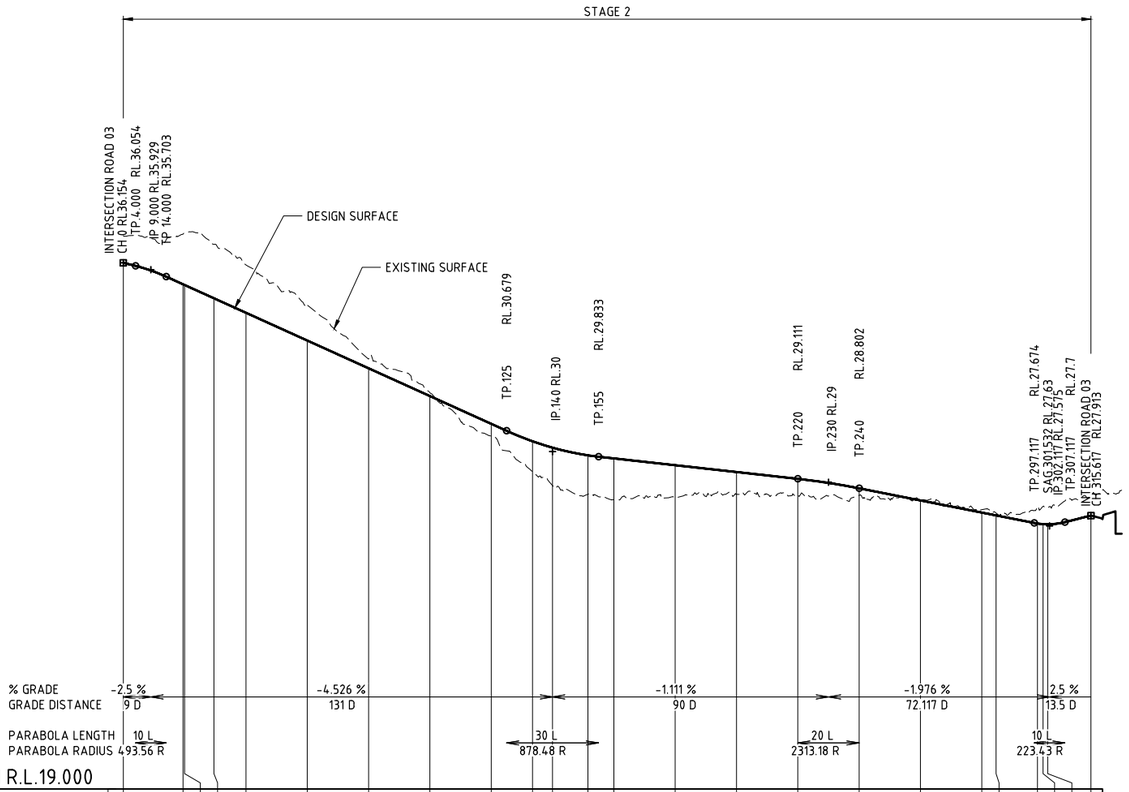
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government



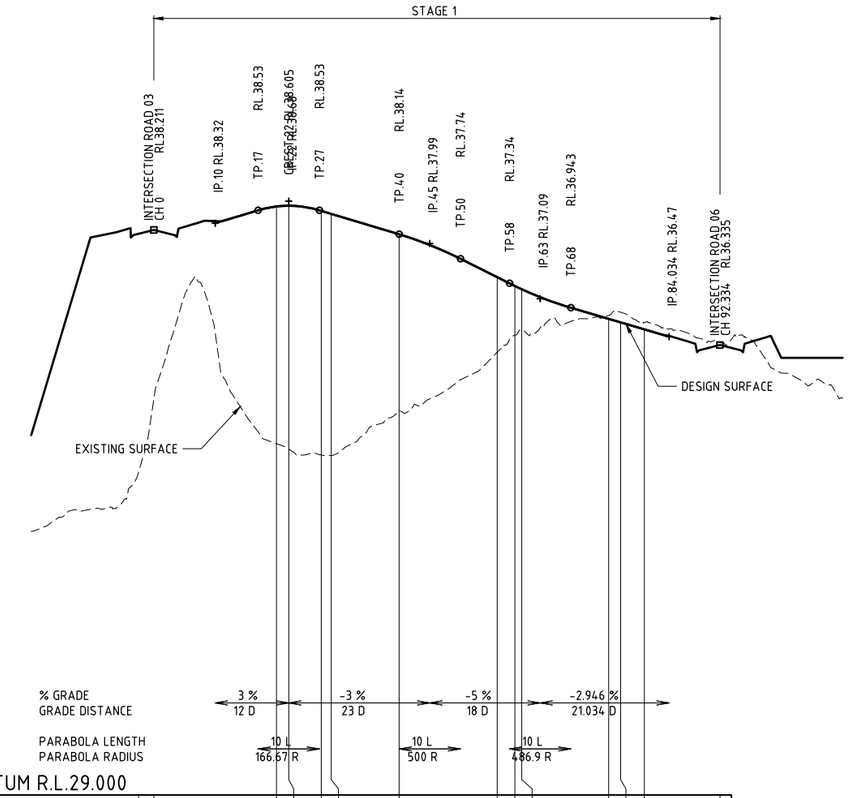
DATUM R.L.19.000

LIP OF KERB RHS		35.362	35.337	34.907	34.439	33.534	32.629	31.724	30.818	30.243	30.019	29.785	29.691	29.469	29.246	29.024	28.716	28.32	27.925	27.833	27.569	27.549	27.543	
LIP OF KERB LHS		35.373	35.349	34.917	34.444	33.538	32.633	31.728	30.823	30.254	30.031	29.796	29.695	29.473	29.251	29.029	28.72	28.325	27.93	27.838	27.573	27.553	27.548	
EXISTING SURFACE	37.042	37.092	37.133	36.754	36.088	34.78	33.02	31.922	30.502	29.348	28.893	28.607	28.435	28.502	28.603	28.569	28.573	28.419	28.106	27.995	28.185	28.274	28.17	28.572
CUT/FILL DEPTH	-0.888	-1.636	-1.702	-1.755	-1.562	-1.159	-0.304	-0.111	0.403	0.988	1.235	1.271	1.343	1.054	0.73	0.542	0.23	-0.012	-0.093	-0.075	-0.529	-0.578	-0.54	-0.66
FINISHED CENTRELINE RL	36.154	35.455	35.431	34.999	34.526	33.621	32.716	31.81	30.905	30.336	30.128	29.879	29.778	29.556	29.333	29.111	28.802	28.407	28.012	27.92	27.656	27.636	27.63	27.913
PEGGED CHAINAGE	0	19.474	20	29.545	40	60	80	100	120	133.478	140	151.542	160	180	200	220	240	260	280	284.66	298.15	300	301.532	315.617

HORIZ. CURVE RADIUS 15 R 11.5 R 15 R

ROAD 09 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)



DATUM R.L.29.000

EDGE OF CONCRETE RHS		38.662	38.674	38.59	38.541	38.209	37.509	37.366	37.313	36.829	36.772	36.658												
EDGE OF CONCRETE LHS		38.662	38.674	38.59	38.541	38.209	37.509	37.366	37.313	36.829	36.772	36.658												
EXISTING SURFACE	35.458	34.727	34.643	34.543	34.533	35.257	36.217	36.493	36.584	36.818	36.869	36.701		36.374										
CUT/FILL DEPTH		3.866	3.962	3.978	3.939	2.883	1.223	0.805	0.66	-0.057	-0.166	-0.112												
FINISHED CENTRELINE RL		38.593	38.605	38.521	38.472	38.14	37.44	37.297	37.244	36.761	36.703	36.589												
PEGGED CHAINAGE	0	20	22	27.294	28.927	40	56.003	58.872	60	74.178	76.134	80		92.334										

HORIZ. CURVE RADIUS -10 R -10 R -10 R

LANE 01 LONGITUDINAL SECTION

SCALE 1:100(VERT.) SCALE 1:1000(HORIZ.)

SCALE 1:1000 (A1) 1:2000 (A3)

20 15 10 5 0 20 40 60 80 100m

2.0 1.5 1.0 0.5 0 2 4 6 8 10m

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

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: ROAD LONGITUDINAL SECTION SHEET 6 OF 6

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CR13 Rev C

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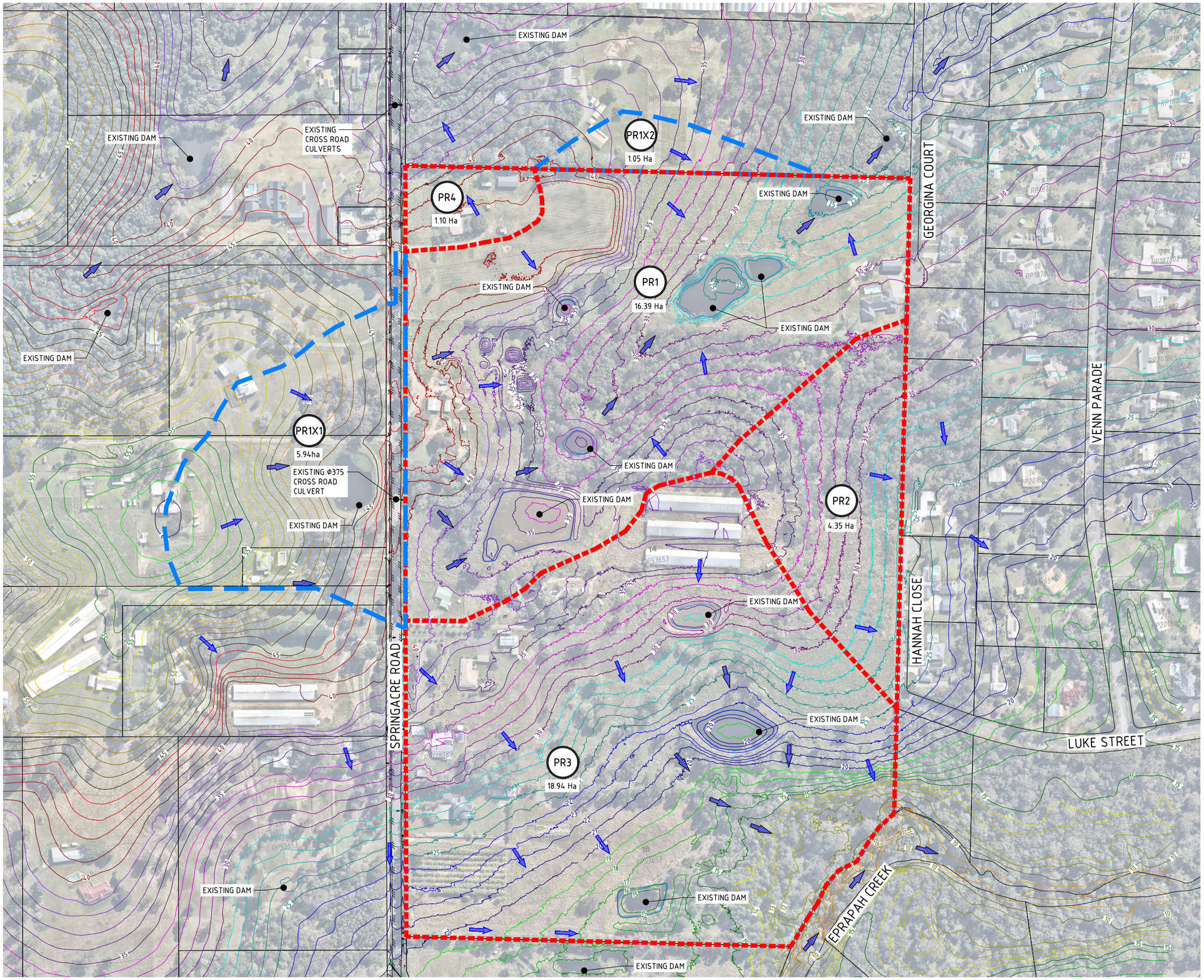

CATCHMENT TABLE

INTERNAL		EXTERNAL	
CATCHMENT No.	AREA (Ha)	CATCHMENT NO.	AREA (Ha)
PR1	16.39 Ha	PR1X1	5.94 Ha
PR2	4.35 Ha	PR1X2	1.05 Ha
PR3	18.94 Ha		
PR4	1.10 Ha		

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

LEGEND

- EXISTING CONTOURS
- LOT BOUNDARY
- INTERNAL STORMWATER CATCHMENT
- EXTERNAL STORMWATER CATCHMENT
- PR1 — CATCHMENT NUMBER
- STORMWATER OVERLAND FLOW
- CONCENTRATED STORMWATER FLOW

0 40 80 120 160 200m
40 30 20 10
SCALE 1:2000 (A1) 1:4000 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: PRE DEVELOPMENT CATCHMENT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-SW01 Rev C

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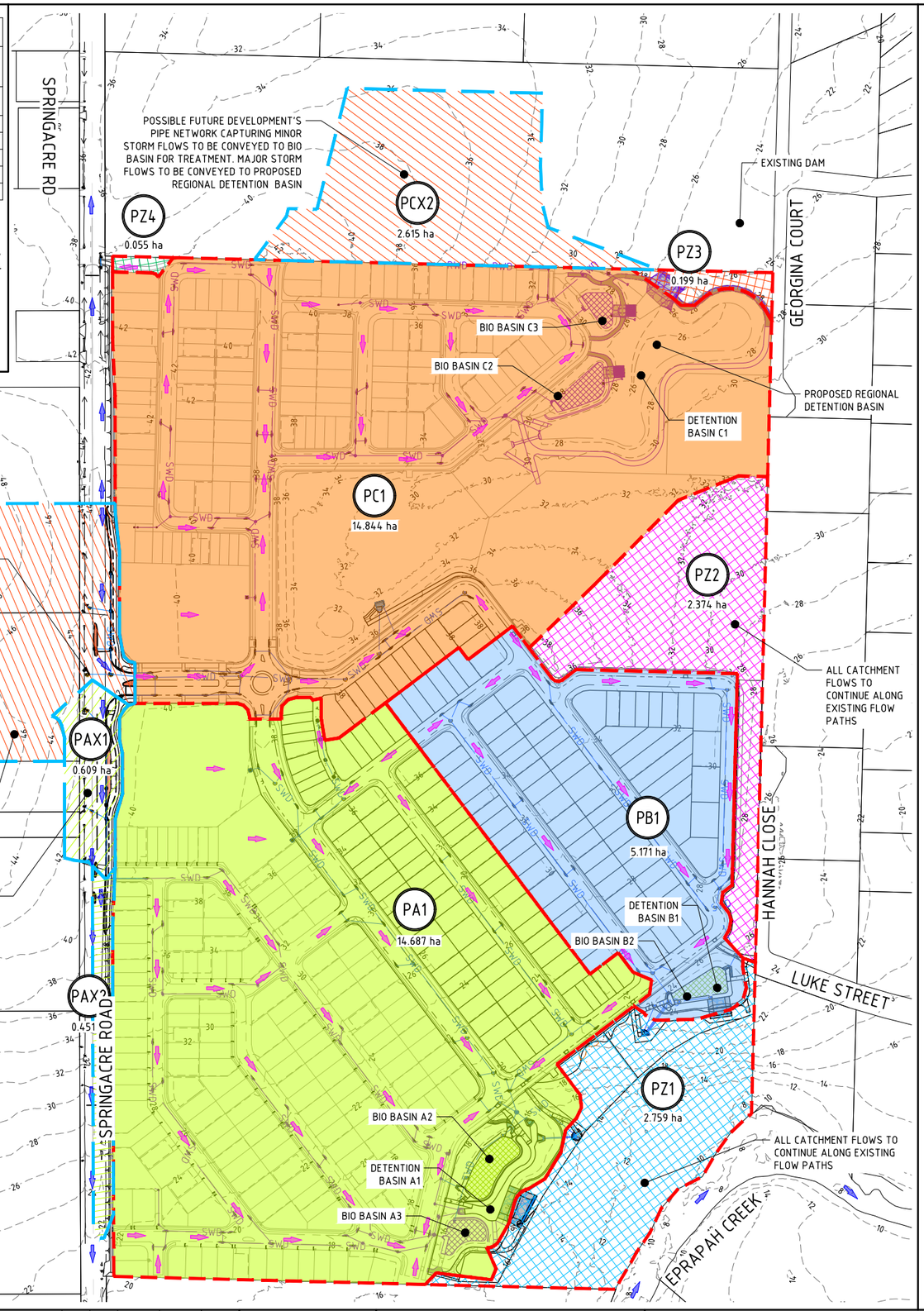
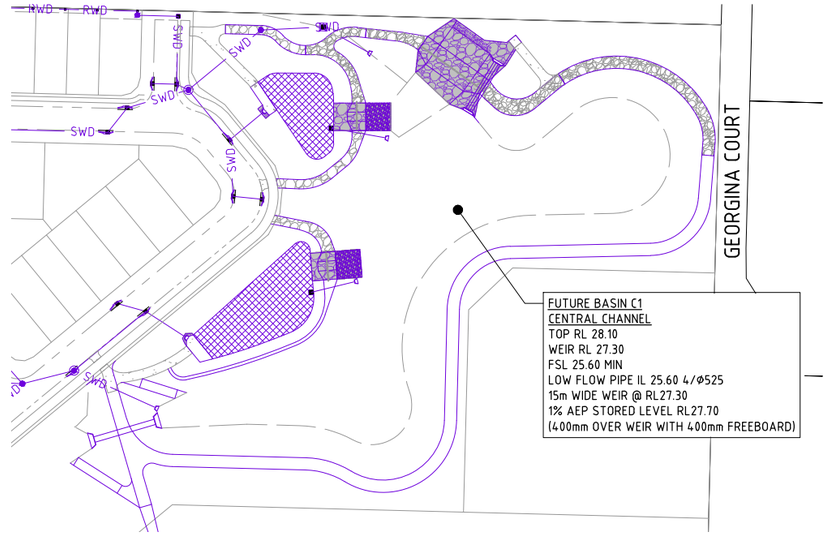
CATCHMENT TABLE

INTERNAL (DEVELOPED)		INTERNAL (UNMITIGATED)	
CATCHMENT No.	AREA (Ha)	CATCHMENT NO.	AREA (HA)
PA1	14.687		
PB1	5.171	PZ1	2.759
PC1	14.844	PZ2	2.374
		PZ3	0.199
		PZ4	0.055

EXTERNAL (DEVELOPED)	
CATCHMENT NO.	AREA (HA)
PCX1	6.075
PCX2	2.615
PAX1	0.609
PAX2	0.451

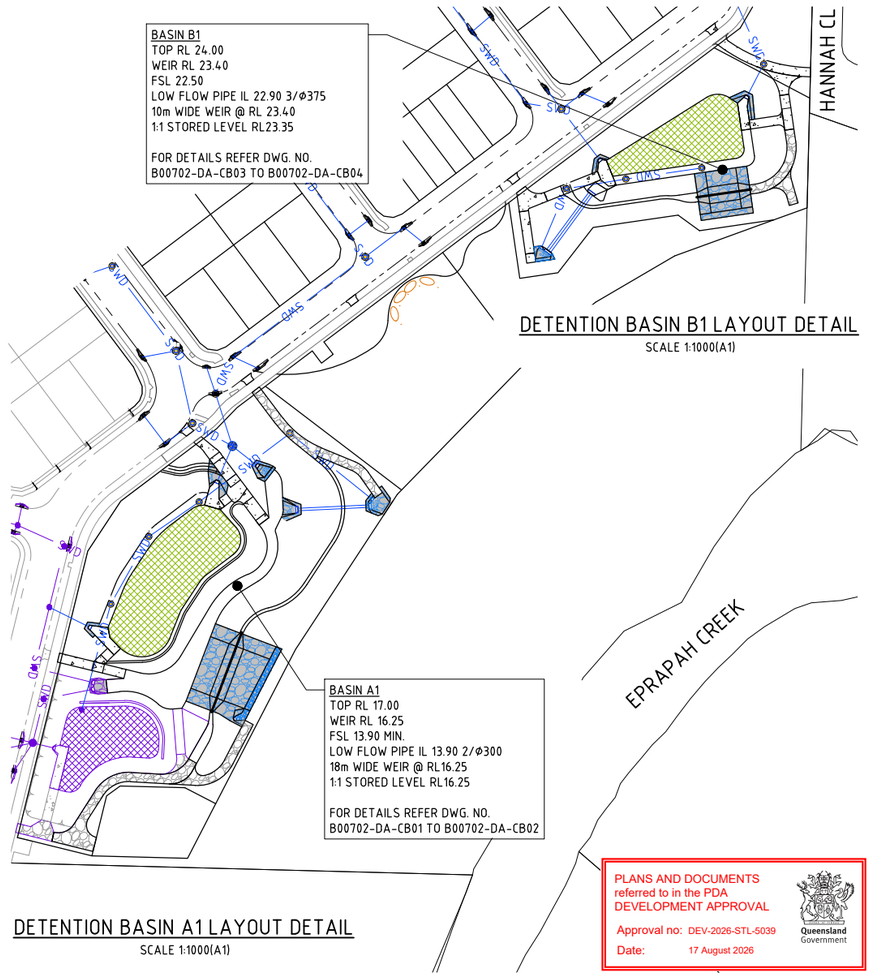
NOTE: ALL DEVELOPED CATCHMENTS SHALL BE CONVEYED TO A REGIONAL DETENTION BASIN. UNMITIGATED CATCHMENTS SHALL BE CONVEYED TO A DISCHARGE POINT AND NO INCREASE IN POST-DEVELOPMENT PEAK FLOW SHALL BE CONFIRMED.





DETENTION BASIN C1 LAYOUT DETAIL

SCALE 1:1000(A1)



DETENTION BASIN B1 LAYOUT DETAIL

SCALE 1:1000(A1)

DETENTION BASIN A1 LAYOUT DETAIL

SCALE 1:1000(A1)

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

LEGEND

- EXTERNAL STORMWATER FLOW
- INTERNAL STORMWATER FLOW
- P1 CATCHMENT NUMBER
- INTERNAL STORMWATER CATCHMENT
- EXTERNAL STORMWATER CATCHMENT

0 20 40 60 80 100m

20 15 10 5

SCALE 1:1000 (A1) 1:2000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

0 40 80 120 160 200m

40 30 20 10

SCALE 1:2000 (A1) 1:4000 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: POST DEVELOPMENT CATCHMENT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No. / Rev: B00702-DA-SW02 C

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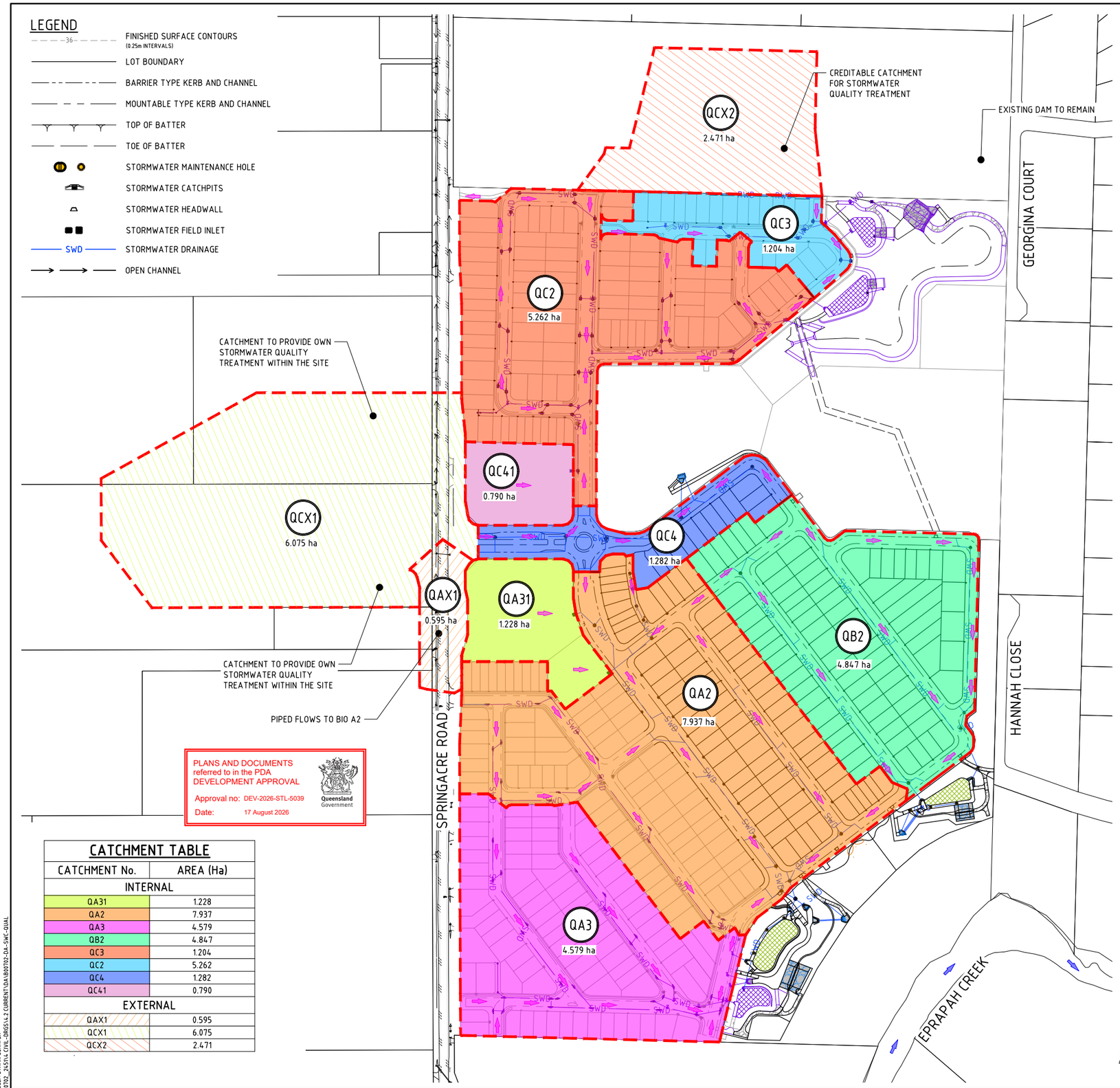
LEGEND

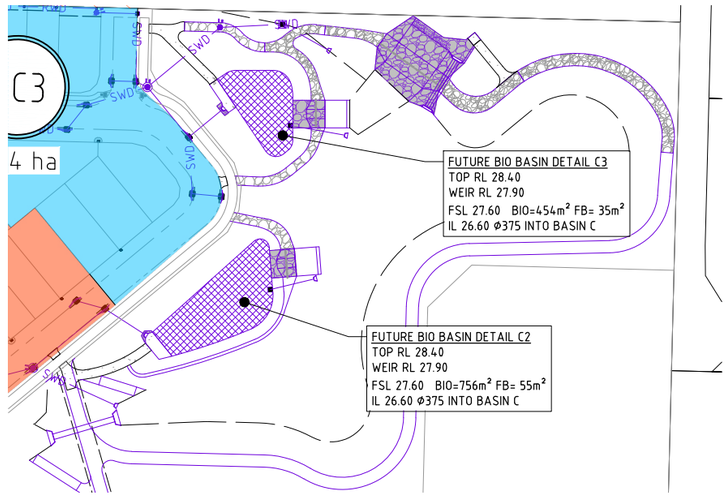
- FINISHED SURFACE CONTOURS (0.25m INTERVALS)
- LOT BOUNDARY
- BARRIER TYPE KERB AND CHANNEL
- MOUNTABLE TYPE KERB AND CHANNEL
- TOP OF BATTER
- TOE OF BATTER
- STORMWATER MAINTENANCE HOLE
- STORMWATER CATCHPITS
- STORMWATER HEADWALL
- STORMWATER FIELD INLET
- SWD — STORMWATER DRAINAGE
- OPEN CHANNEL



PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

CATCHMENT TABLE

CATCHMENT No.	AREA (Ha)
INTERNAL	
QA31	1.228
QA2	7.937
QA3	4.579
QB2	4.847
QC3	1.204
QC2	5.262
QC4	1.282
QC41	0.790
EXTERNAL	
QAX1	0.595
QCX1	6.075
QCX2	2.471

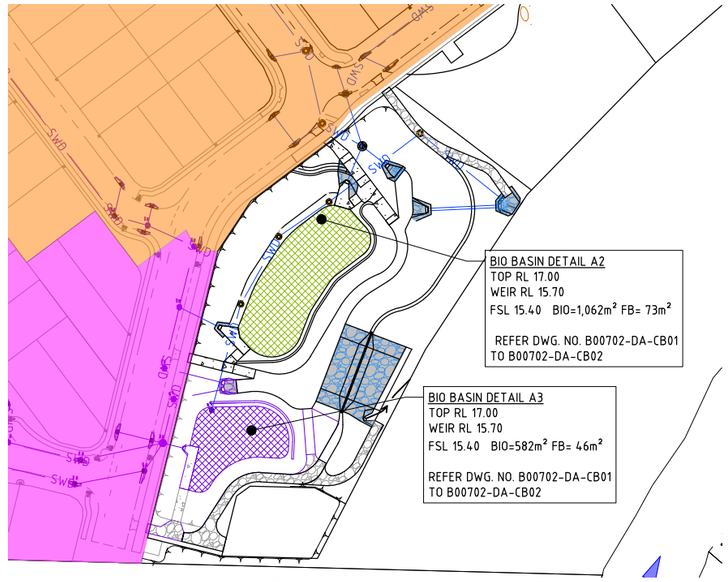


FUTURE BIO BASIN C2 AND C3 LAYOUT DETAIL

SCALE 1:1000(A1)

BIO BASIN B2 LAYOUT DETAIL

SCALE 1:1000(A1)



BIO BASIN A2 AND A3 LAYOUT DETAIL

SCALE 1:1000(A1)

0 40 80 120 160 200m
40 30 20 10
SCALE 1:2000 (A1) 1:4000 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

0 20 40 60 80 100m
20 15 10 5
SCALE 1:1000 (A1) 1:2000 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: STORMWATER QUALITY CATCHMENT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-SW03
Rev: C

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STAGE 3

STAGE 4

ROAD 03

PROPOSED SHARED PATH 2.5m WIDE

HIGH FLOW BYPASS MANHOLE TO DIVERT LARGER STORMWATER FLOWS DIRECTLY INTO BASIN

ELECTRICAL PAD MOUNT TRANSFORMER SITE

REFER LANDSCAPE PACKAGE FOR VERGE FEATURES AND TREATMENTS

BIO BASIN A2
TOP RL 15.70
WEIR RL 15.70
FSL 15.40
IL 14.30

UNDER DRAINS CONNECTION POINT DISCHARGE MANHOLES TO BE 75mm PROUD OF SURFACE

HIGH FLOW BYPASS MANHOLE TO DIVERT LARGER STORMWATER FLOWS DIRECTLY INTO BASIN

UNDER DRAINS CONNECTION POINT DISCHARGE MANHOLES TO BE 75mm PROUD OF SURFACE

1 IN 6 MAX INFORMAL ACCESS AREA

1 IN 6 MAX CONCRETE ACCESS RAMP

1 IN 6 MAX INFORMAL ACCESS AREA

FUTURE HIGH FLOW BYPASS MANHOLE

UNDER DRAINS CONNECTION POINT

1 IN 6 MAX CONCRETE ACCESS RAMP

BIO BASIN A3
TOP RL 15.70
WEIR RL 15.70
FSL 15.40
IL 14.40

HIGH FLOW WEIR

1 IN 3 MAX SLOPE

2xDN300 RCP LOW FLOW OUTLET PIPES DISCHARGING TO OPEN SPACE

UNDER DRAINS DISCHARGE TO OPEN SPACE

ELECTRICAL PAD MOUNT TRANSFORMER SITE

1 IN 6 MAX INFORMAL ACCESS AREA

SEWER PUMP STATION

1 IN 6 MAX INFORMAL ACCESS AREA

1A1 CB02
1A2 CB02
1A3 CB02
2A1 CB02
2A2 CB02
2A3 CB02

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

LEGEND

- FINISHED SURFACE CONTOURS (0.25m INTERVALS) — 57.50
- STORMWATER MAINTENANCE HOLE
- STORMWATER CATCHPITS
- STORMWATER HEADWALL
- STORMWATER FIELD INLET
- STORMWATER DRAINAGE — SWD
- BARRIER TYPE KERB AND CHANNEL
- MOUNTABLE TYPE KERB AND CHANNEL
- EDGE OF SURFACING
- TOP OF BATTER
- TOE OF BATTER
- OPEN CHANNEL
- SLOTTED PVC PIPES
- UNDERDRAINAGE PIPES
- BIO-RETENTION FILTER AREA
- CONCRETE
- LANDSCAPING
- GROUTED ROCK PITCHING
- GRAVEL TRACK 150mm TYPE 2.3 ROAD BASE
- SANDSTONE BOULDER RETAINING WALL
- LOT BOUNDARY

0 5 10 15 20 25m
5 3.75 2.5 1.25
SCALE 1:250 (A1) 1:500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

DETENTION BASIN A1 AND BIORETENTION BASINS A2 AND A3 - LAYOUT PLAN

SCALE 1:250 (A1) 1:500 (A3)

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: BIORETENTION BASIN A2 AND A3 LAYOUT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CB01
Rev: C

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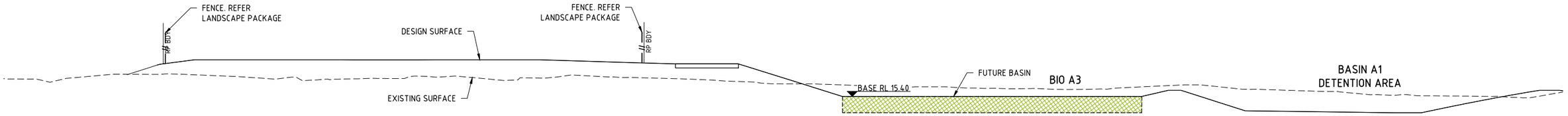

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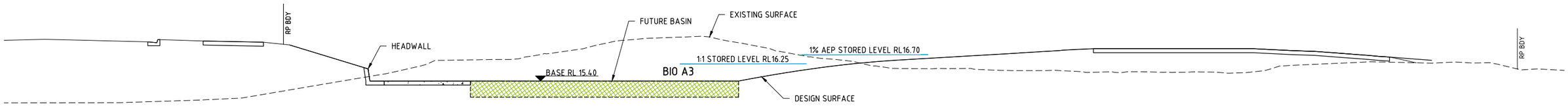

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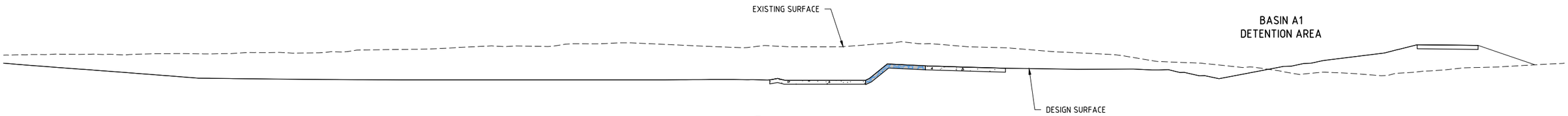

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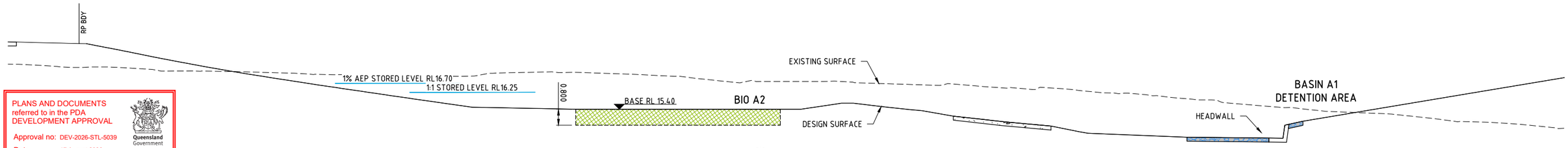
SCALE 1:100 (A1)



2A1 CB01 SECTION
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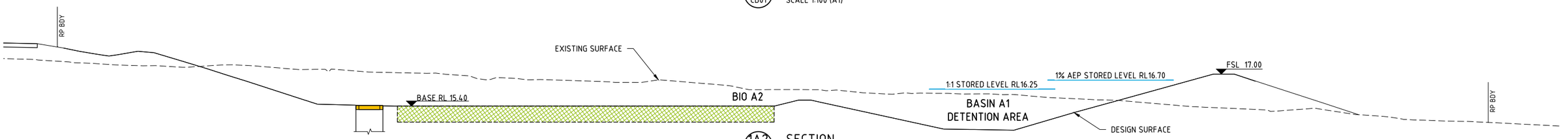

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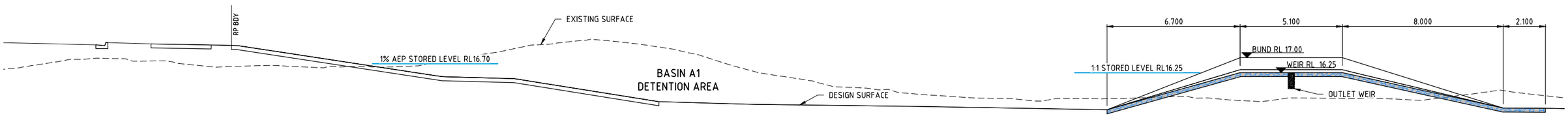

1A1 CB01 SECTION
SCALE 1:100 (A1)

0 2 4 6 8 10m
2.0 1.5 1.0 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: BIORETENTION BASIN A2 AND A3 CROSS SECTIONS

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CB02 Rev C

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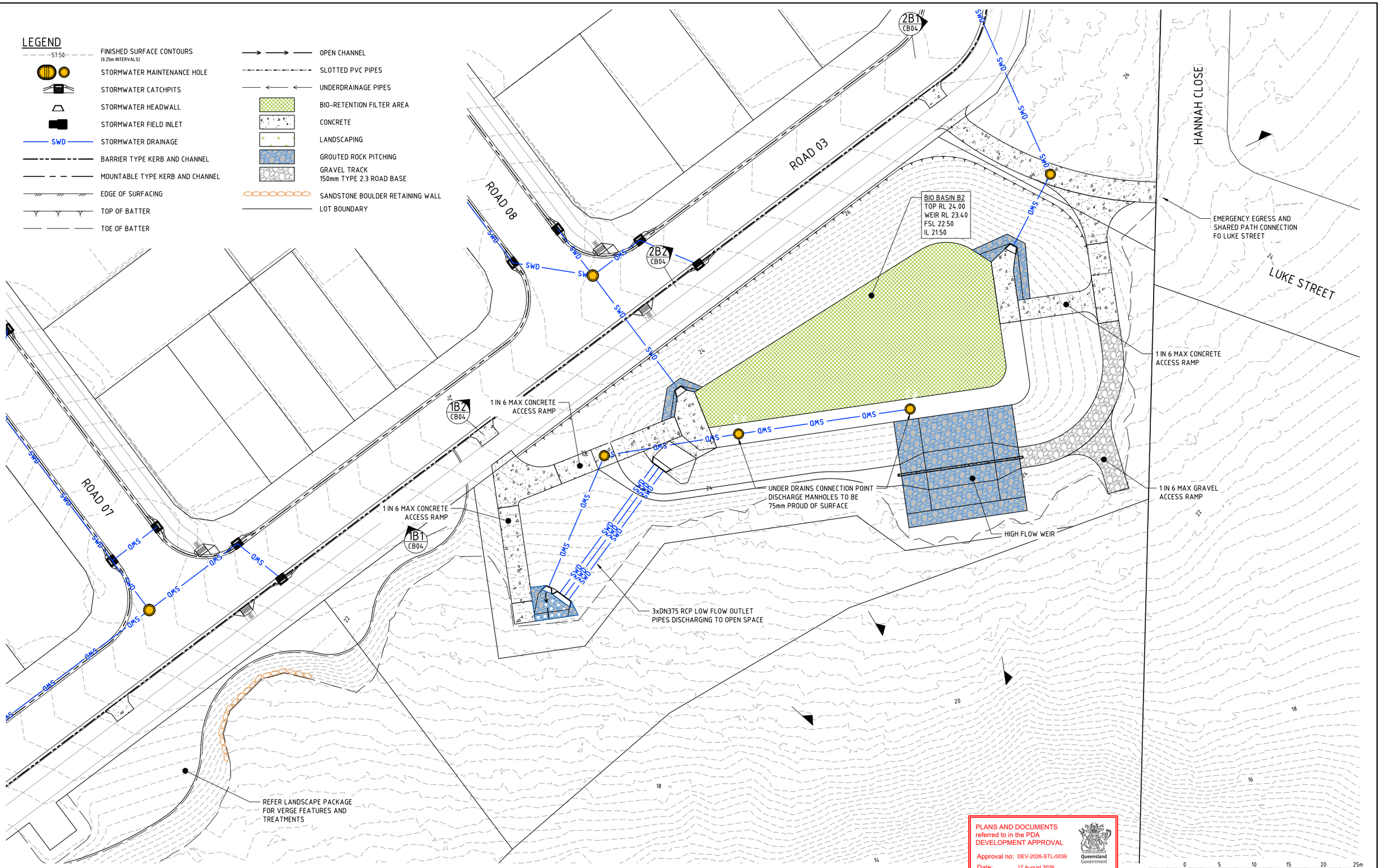
LEGEND

- FINISHED SURFACE CONTOURS (0.25m INTERVALS) — 57.50
- STORMWATER MAINTENANCE HOLE
- STORMWATER CATCHPITS
- STORMWATER HEADWALL
- STORMWATER FIELD INLET
- SWD — STORMWATER DRAINAGE
- BARRIER TYPE KERB AND CHANNEL
- MOUNTABLE TYPE KERB AND CHANNEL
- EDGE OF SURFACING
- TOP OF BATTER
- TOE OF BATTER
- OPEN CHANNEL
- SLOTTED PVC PIPES
- UNDERDRAINAGE PIPES
- BIO-RETENTION FILTER AREA
- CONCRETE
- LANDSCAPING
- GROUTED ROCK PITCHING
- GRAVEL TRACK 150mm TYPE 2.3 ROAD BASE
- SANDSTONE BOULDER RETAINING WALL
- LOT BOUNDARY



PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

DETENTION BASIN B1 AND BIORETENTION BASIN B2 - LAYOUT PLAN

SCALE 1:250 (A1) 1:500 (A3)

0 5 10 15 20 25m
5 3.75 2.5 1.25

SCALE 1:250 (A1) 1:500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: BIORETENTION BASIN B2 LAYOUT PLAN

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CB03 Rev C

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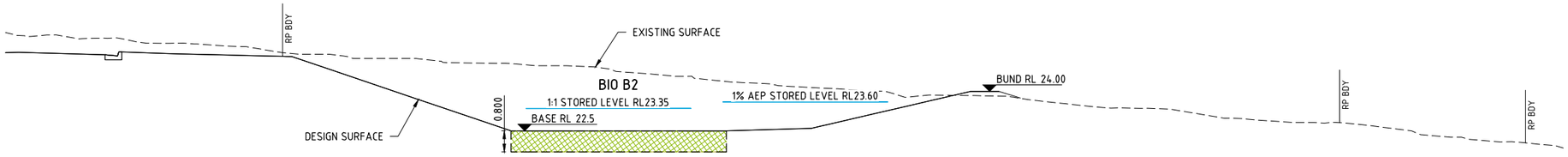

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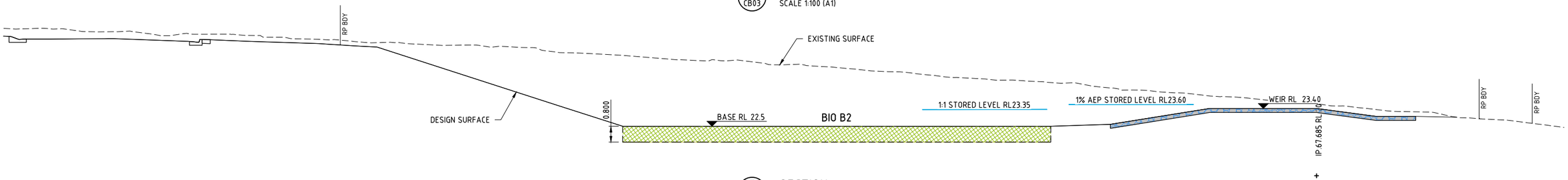
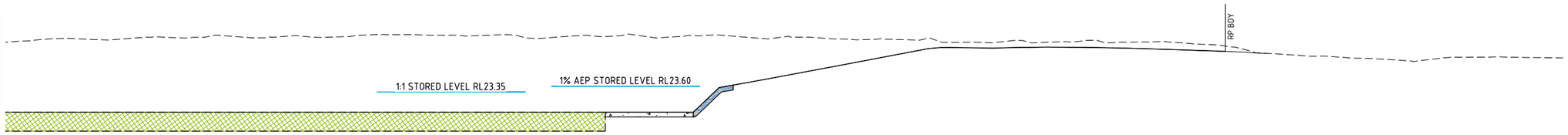


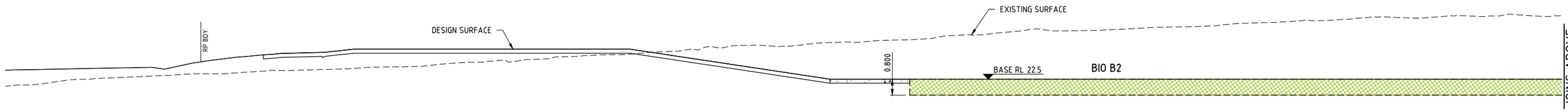
2B1 CB03 SECTION
SCALE 1:100 (A1)

1B2 CB03 SECTION
SCALE 1:100 (A1)

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

JOINS BELOW





JOINS ABOVE

1B1 CB03 SECTION
SCALE 1:100 (A1)

0 2 4 6 8 10m
2.0 1.5 1.0 0.5
SCALE 1:100 (A1) 1:200 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: BIORETENTION BASIN B2 CROSS SECTIONS

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CB04
Rev: C

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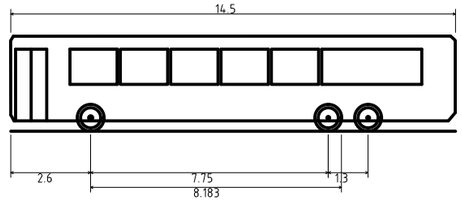
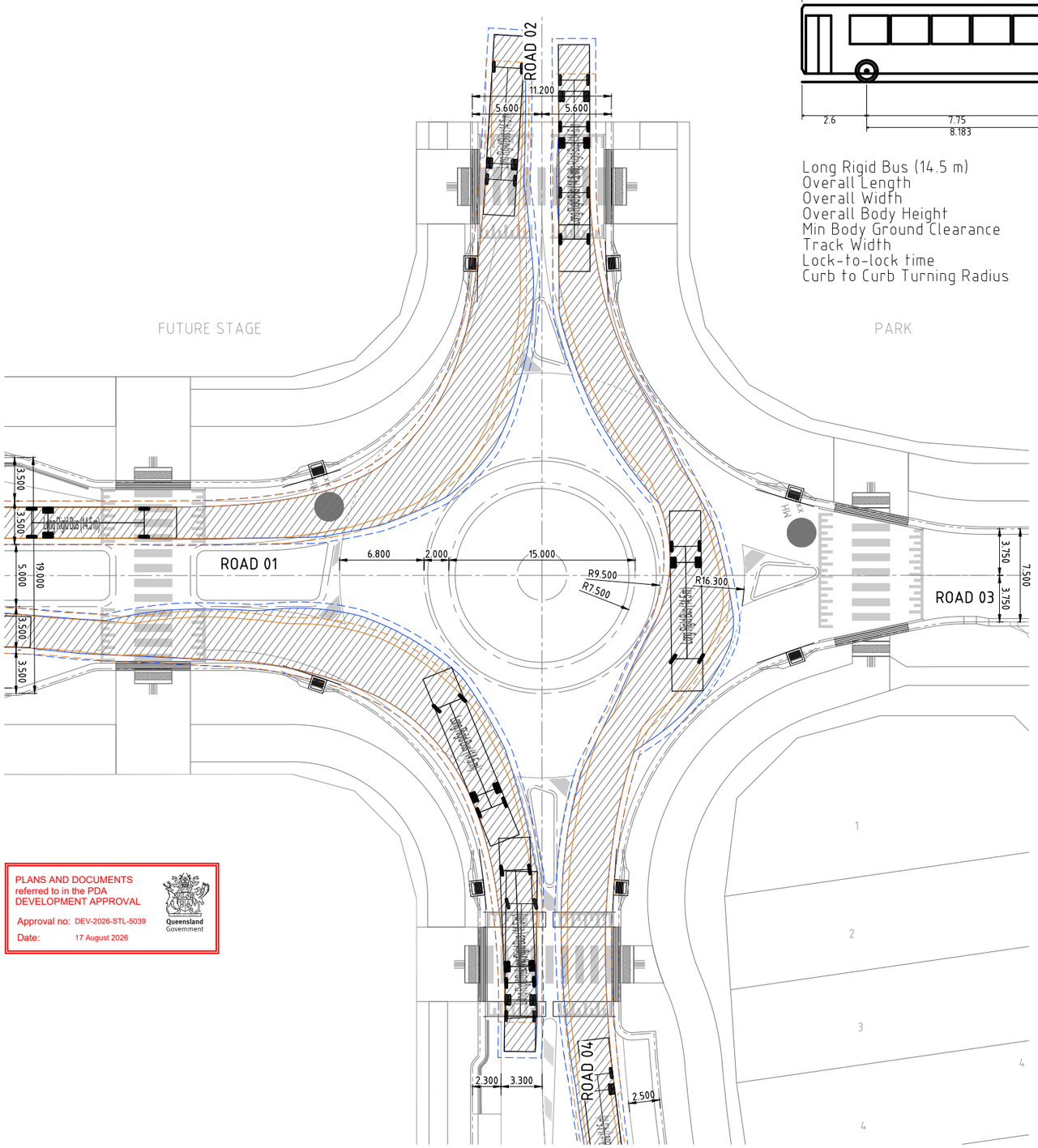


Long Rigid Bus (14.5 m)	
Overall Length	14.500m
Overall Width	2.500m
Overall Body Height	3.102m
Min Body Ground Clearance	0.337m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	15.000m



PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

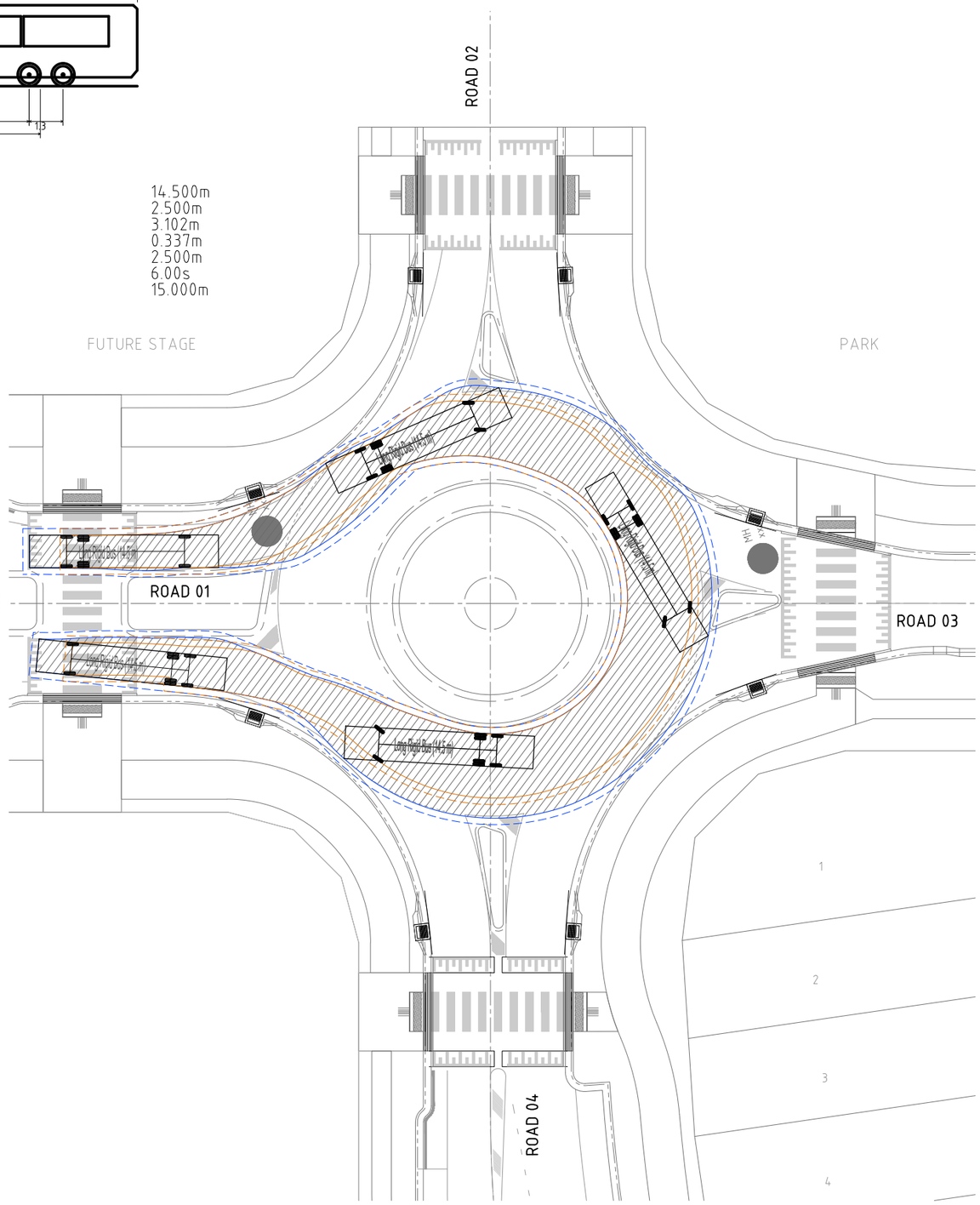
Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

14.5m BUS TURNING TEMPLATE - ROAD 01, 02, 04

SCALE 1:200



14.5m BUS TURNING TEMPLATE - ROAD 01 to ROAD 01

SCALE 1:200

NOTE

14.5m BUS CHECK VEHICLE FOR REFERENCE ONLY

0 4 8 12 16 20m

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingelman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
DESIGN VEHICLE 14.5M BUS
SHEET 1 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CT01 | Rev C

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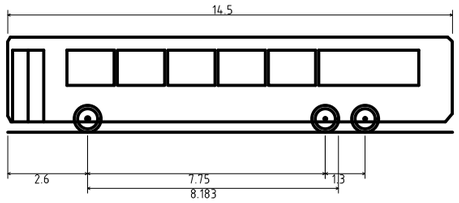
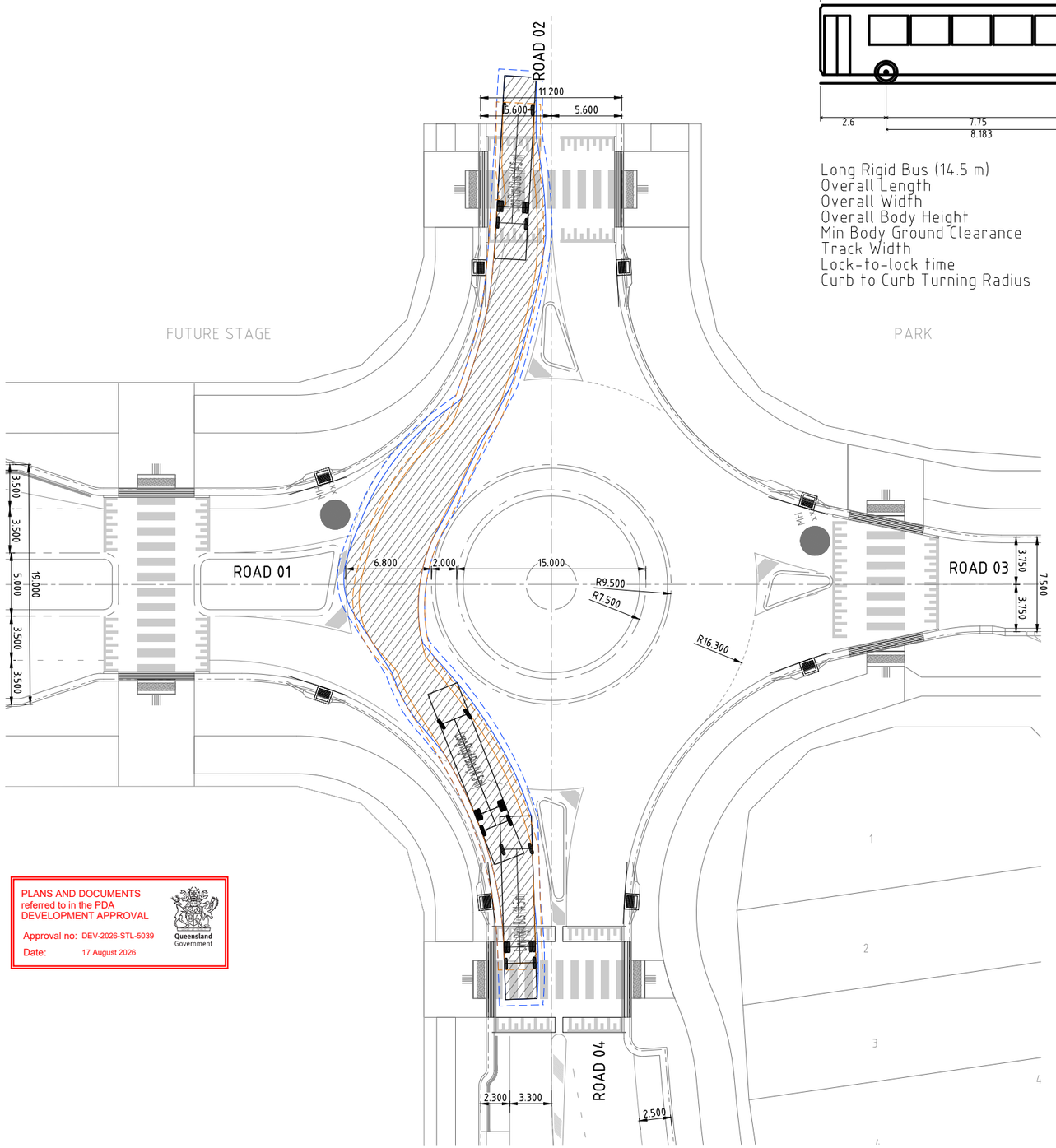


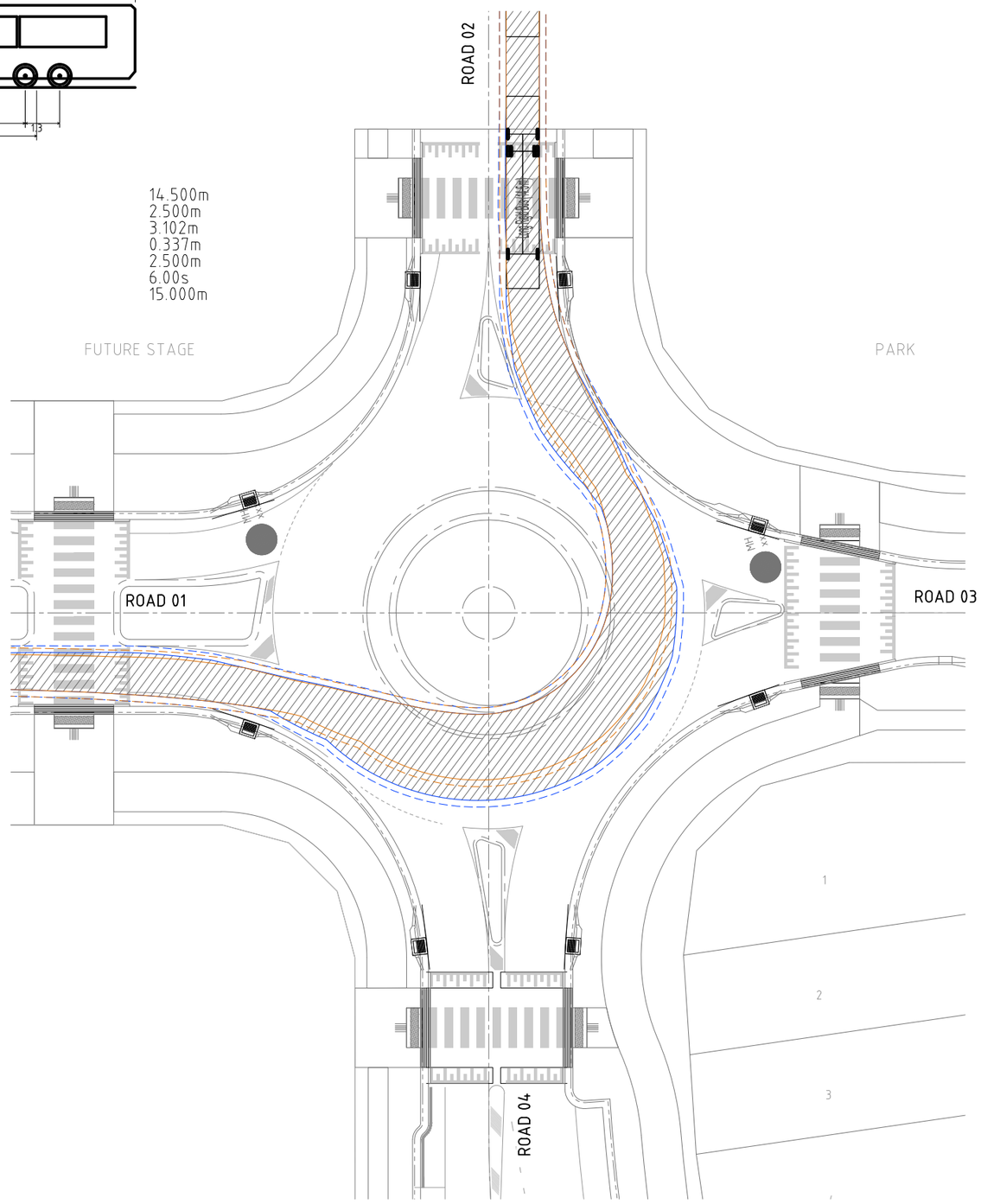
Long Rigid Bus (14.5 m)

Overall Length	14.500m
Overall Width	2.500m
Overall Body Height	3.102m
Min Body Ground Clearance	0.337m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	15.000m



14.5m BUS TURNING TEMPLATE - ROAD 04 to ROAD 02

SCALE 1:200



14.5m BUS TURNING TEMPLATE - ROAD 02 to ROAD 01

SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

NOTE

14.5m BUS CHECK VEHICLE FOR REFERENCE ONLY

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
DESIGN VEHICLE 14.5M BUS
SHEET 2 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CT02 | Rev C

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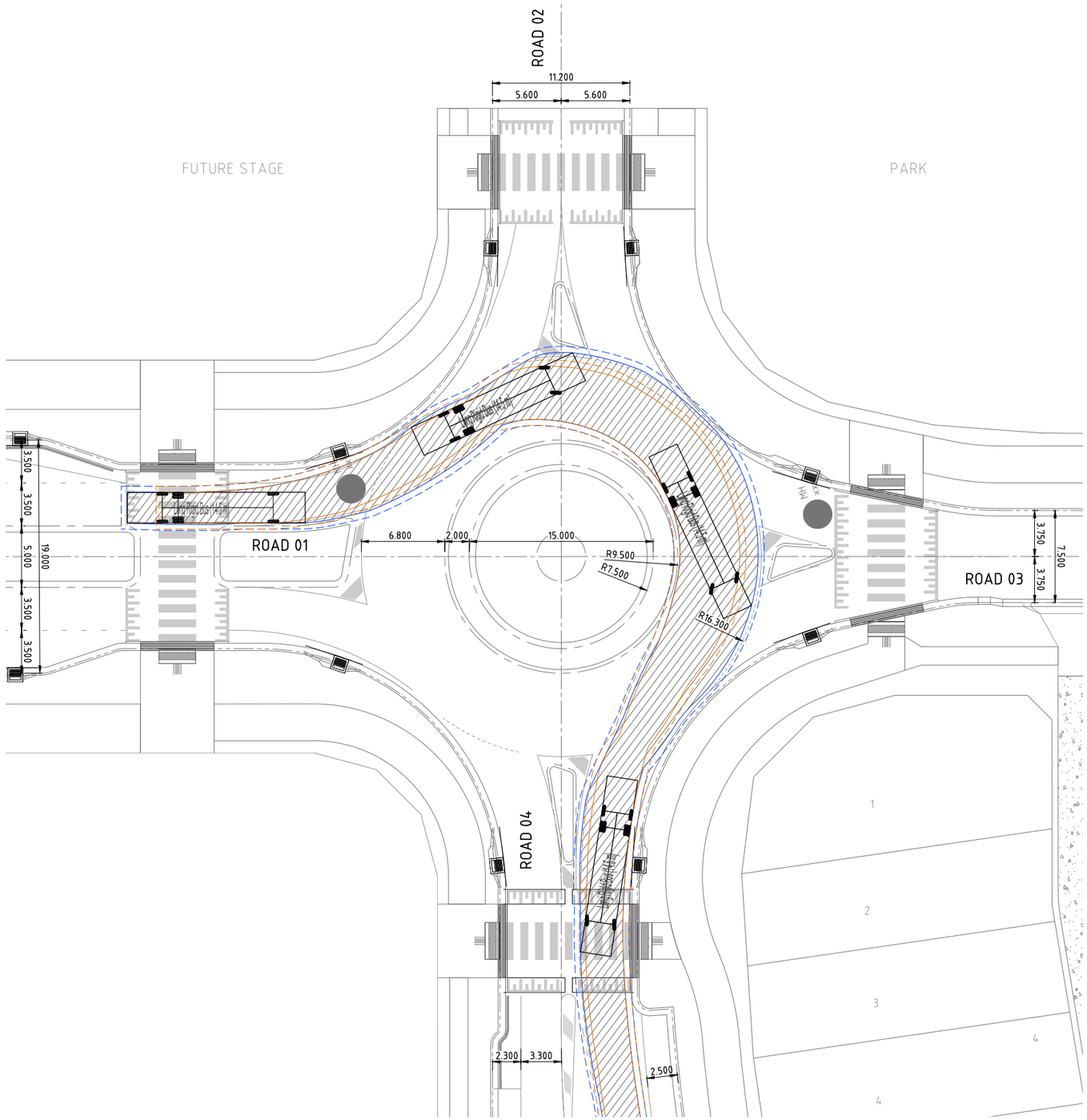

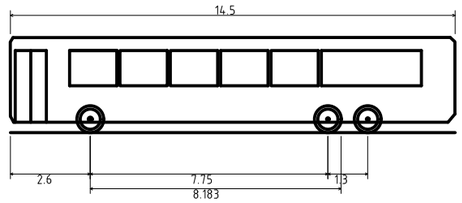

Long Rigid Bus (14.5 m)	
Overall Length	14.500m
Overall Widfh	2.500m
Overall Body Height	3.102m
Min Body Ground Clearance	0.337m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	15.000m

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

14.5m BUS TURNING TEMPLATE - ROAD 01 to ROAD 04

SCALE 1:200

0 4 8 12 16 20m
4 3 2 1
SCALE 1:200 (A1) 1:400 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

NOTE
14.5m BUS CHECK VEHICLE FOR REFERENCE ONLY

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: TURNING TEMPLATE
DESIGN VEHICLE 14.5M BUS
SHEET 3 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CT03 | Rev C

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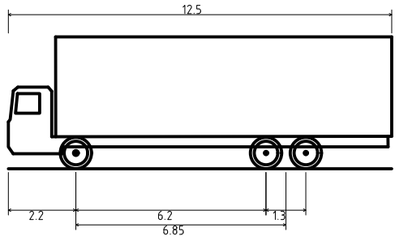
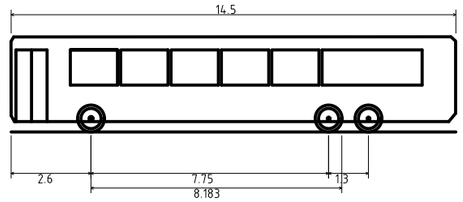


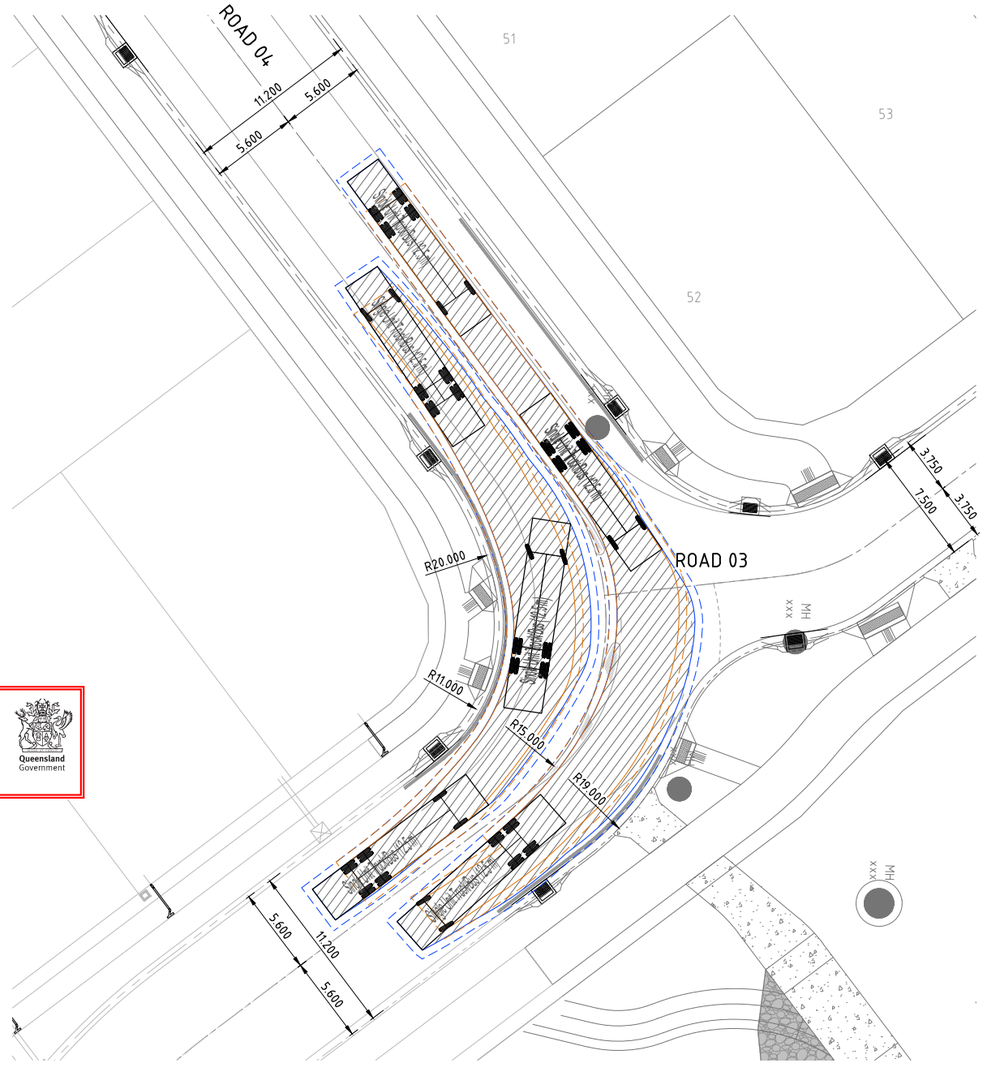
Single Unit Truck/Bus (12.5 m)

Overall Length	12.500m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.490m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	12.500m



Long Rigid Bus (14.5 m)

Overall Length	14.500m
Overall Width	2.500m
Overall Body Height	3.102m
Min Body Ground Clearance	0.337m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	15.000m



PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

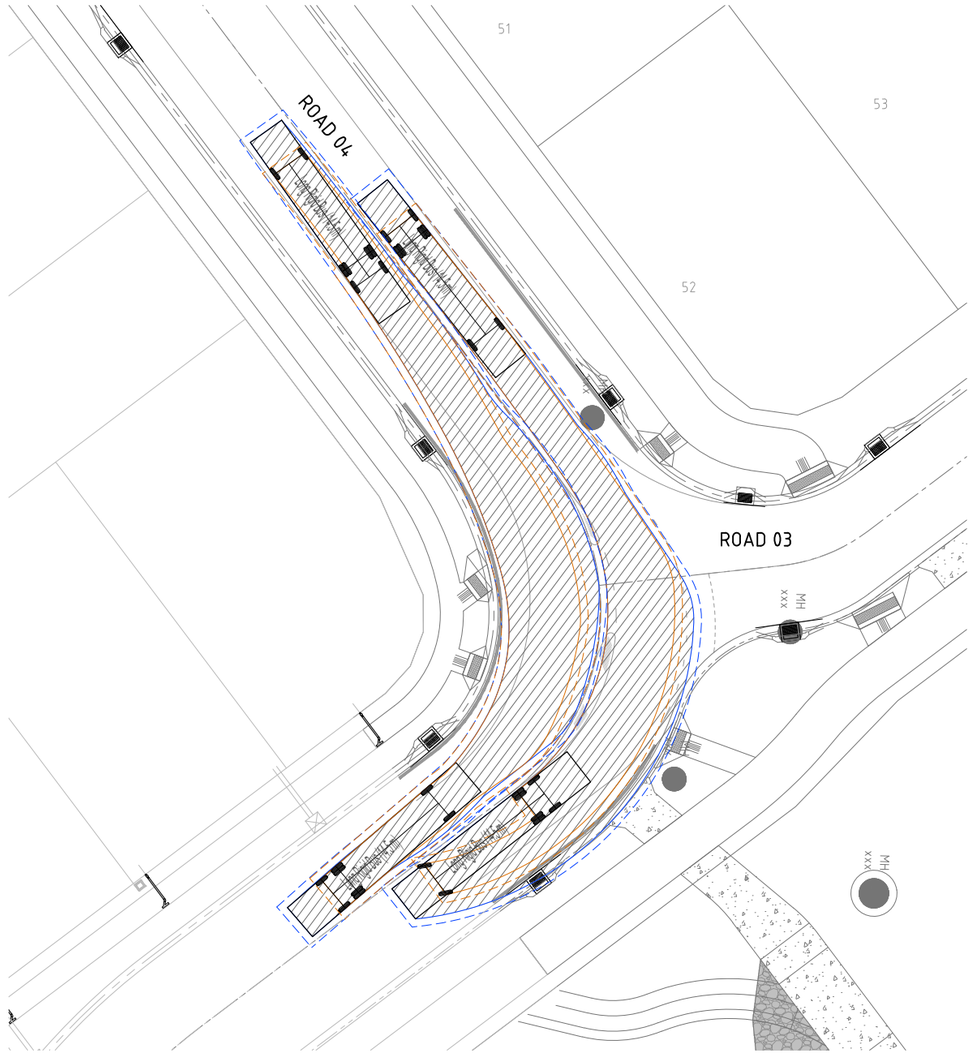
Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

12.5m TRUCK/BUS TURNING TEMPLATE - ROAD 04

SCALE 1:200



14.5m BUS TURNING TEMPLATE - ROAD 04

SCALE 1:200

NOTE

14.5m BUS CHECK VEHICLE FOR REFERENCE ONLY

0 4 8 12 16 20m

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingelman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
DESIGN VEHICLE 14.5M BUS
SHEET 4 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 | Drawing No. DA-CT04 | Rev C

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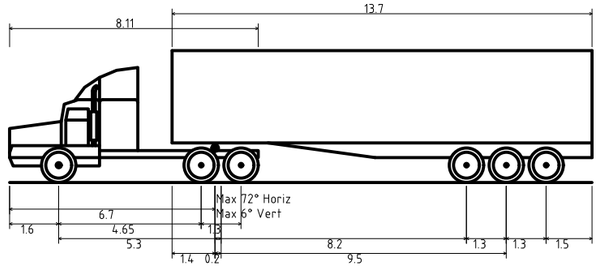
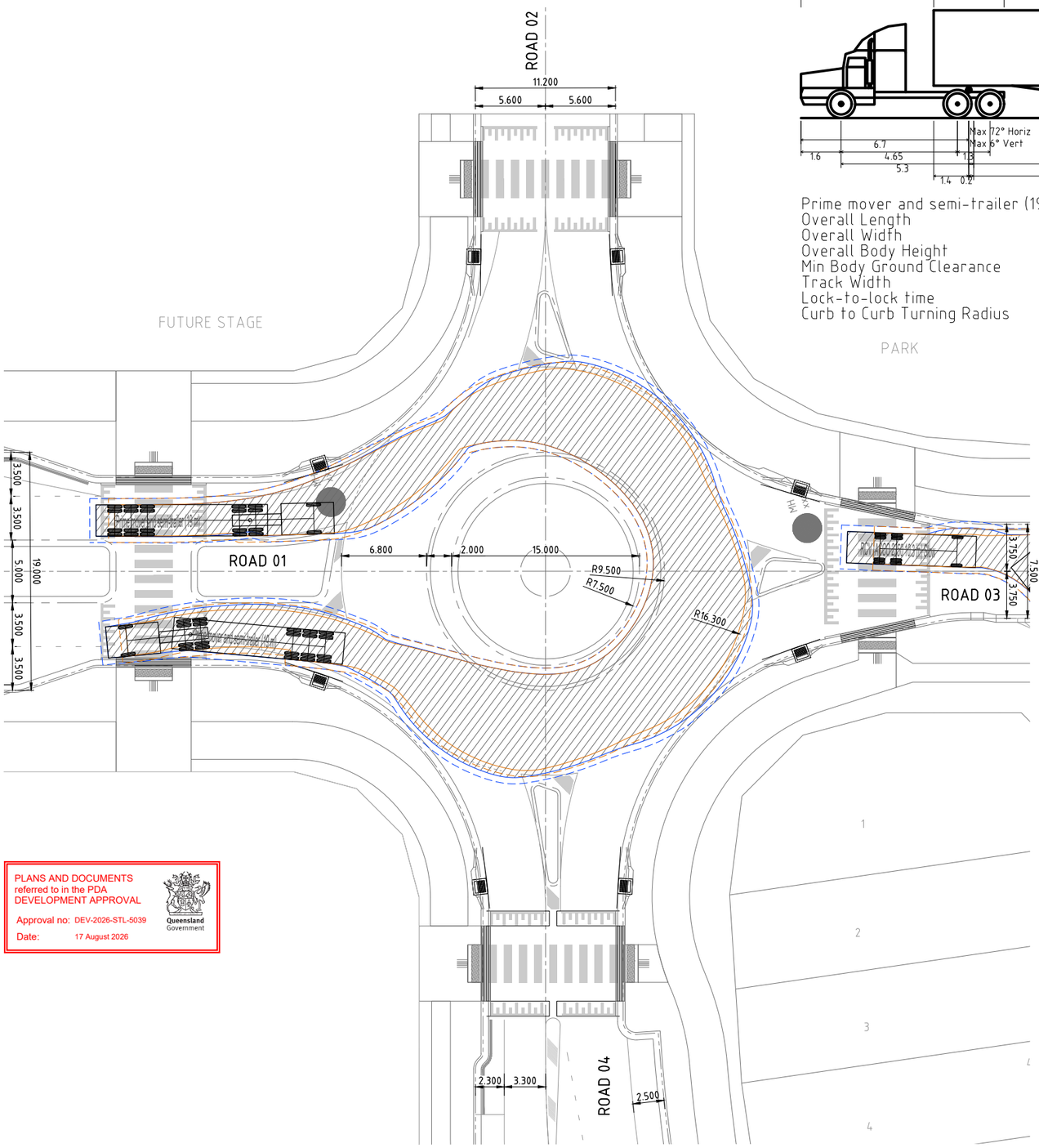


Prime mover and semi-trailer (19 m)

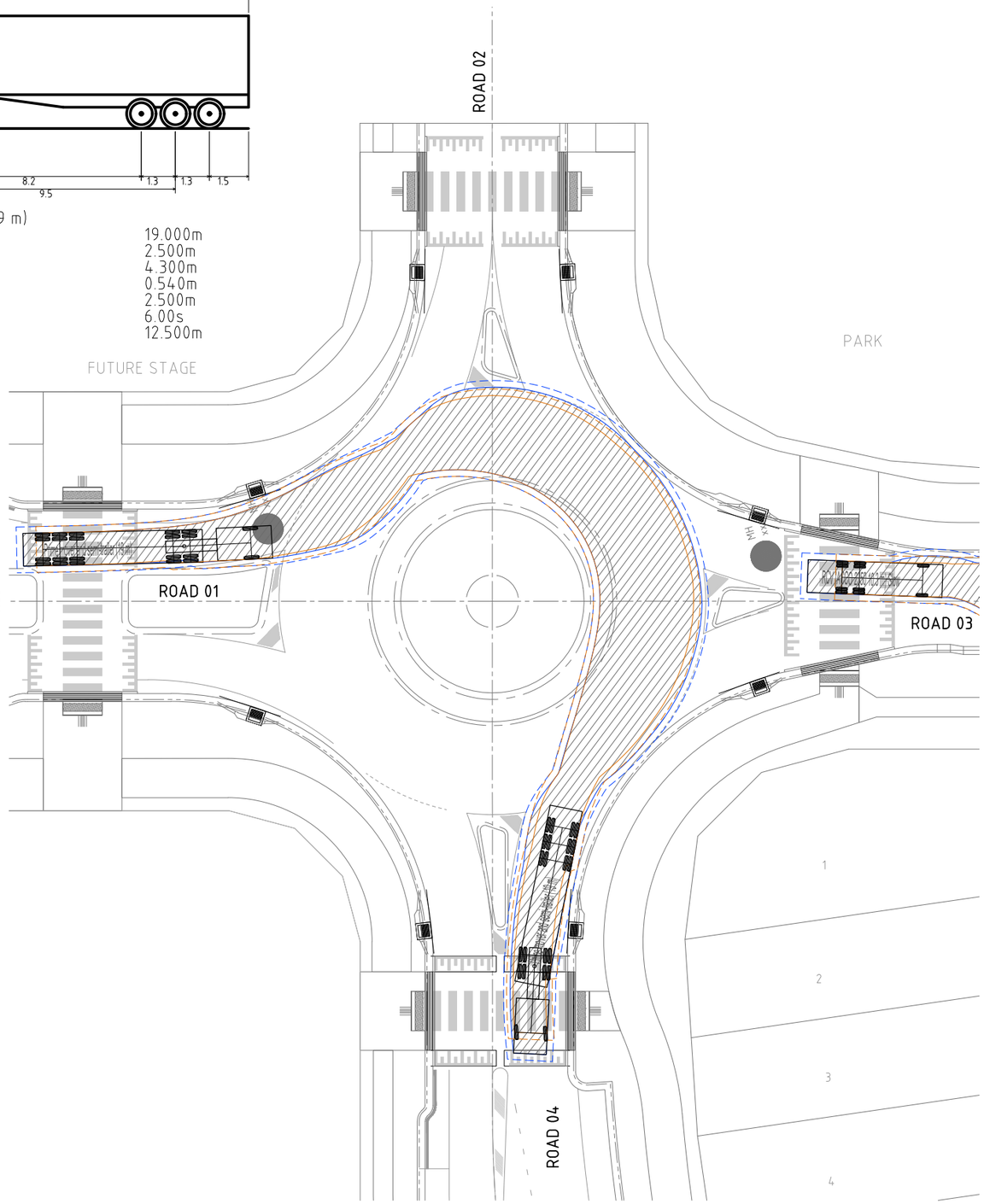
Overall Length	19.000m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.540m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	12.500m



PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

19m CHECK VEHICLE TURNING TEMPLATE - ROAD 01 to ROAD 01

SCALE 1:200



19m CHECK VEHICLE TURNING TEMPLATE - ROAD 01 to ROAD 04

SCALE 1:200

0 4 8 12 16 20m
4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
CHECK VEHICLE 19M SEMI TRUCK
SHEET 1 OF 2

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CT05
Rev: C

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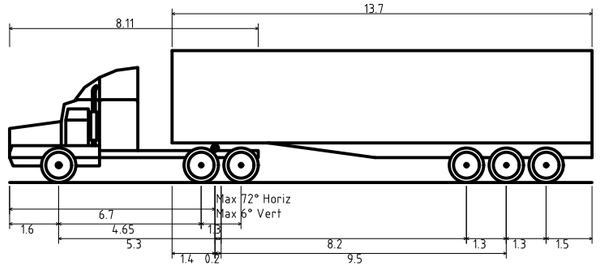
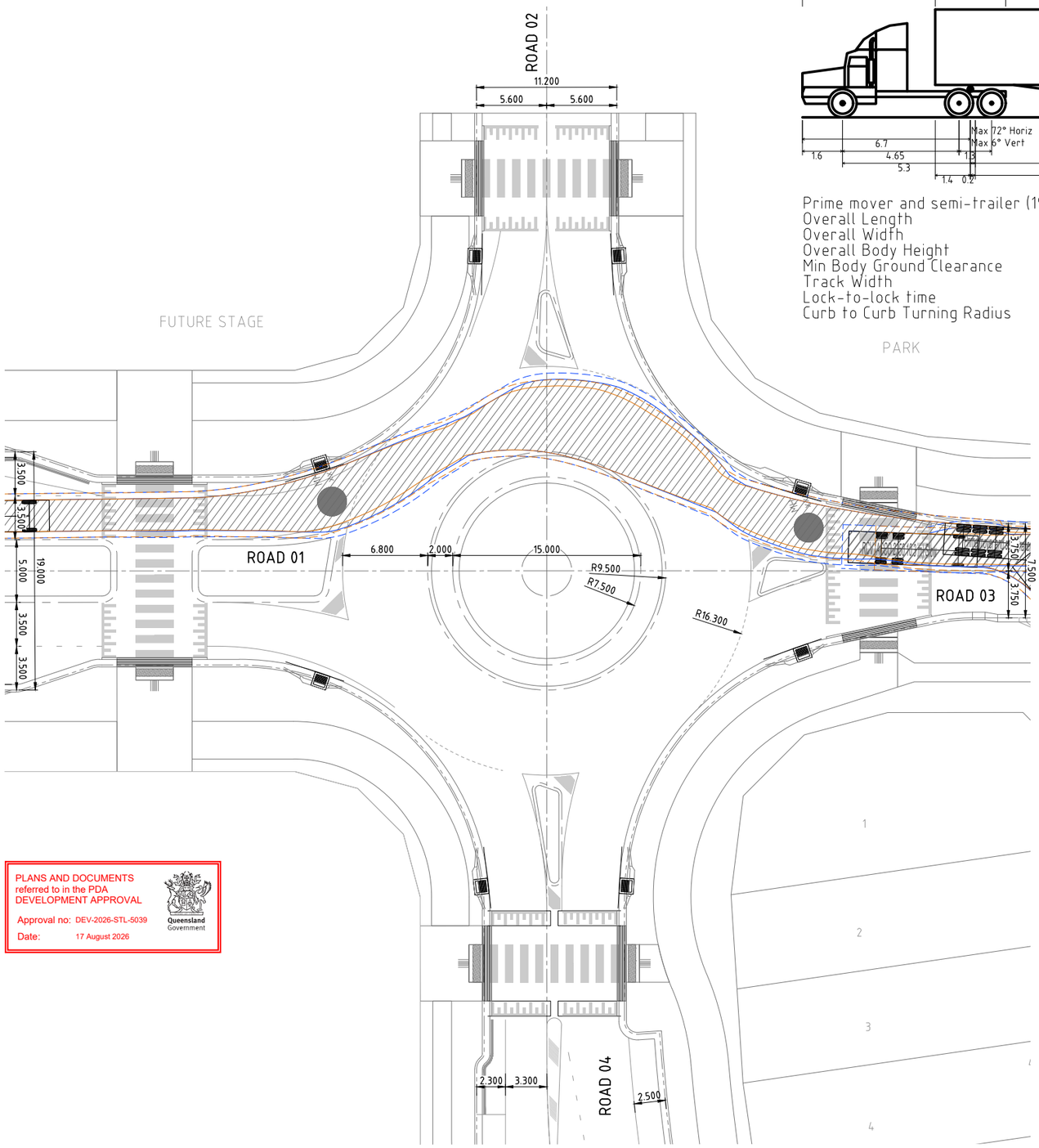


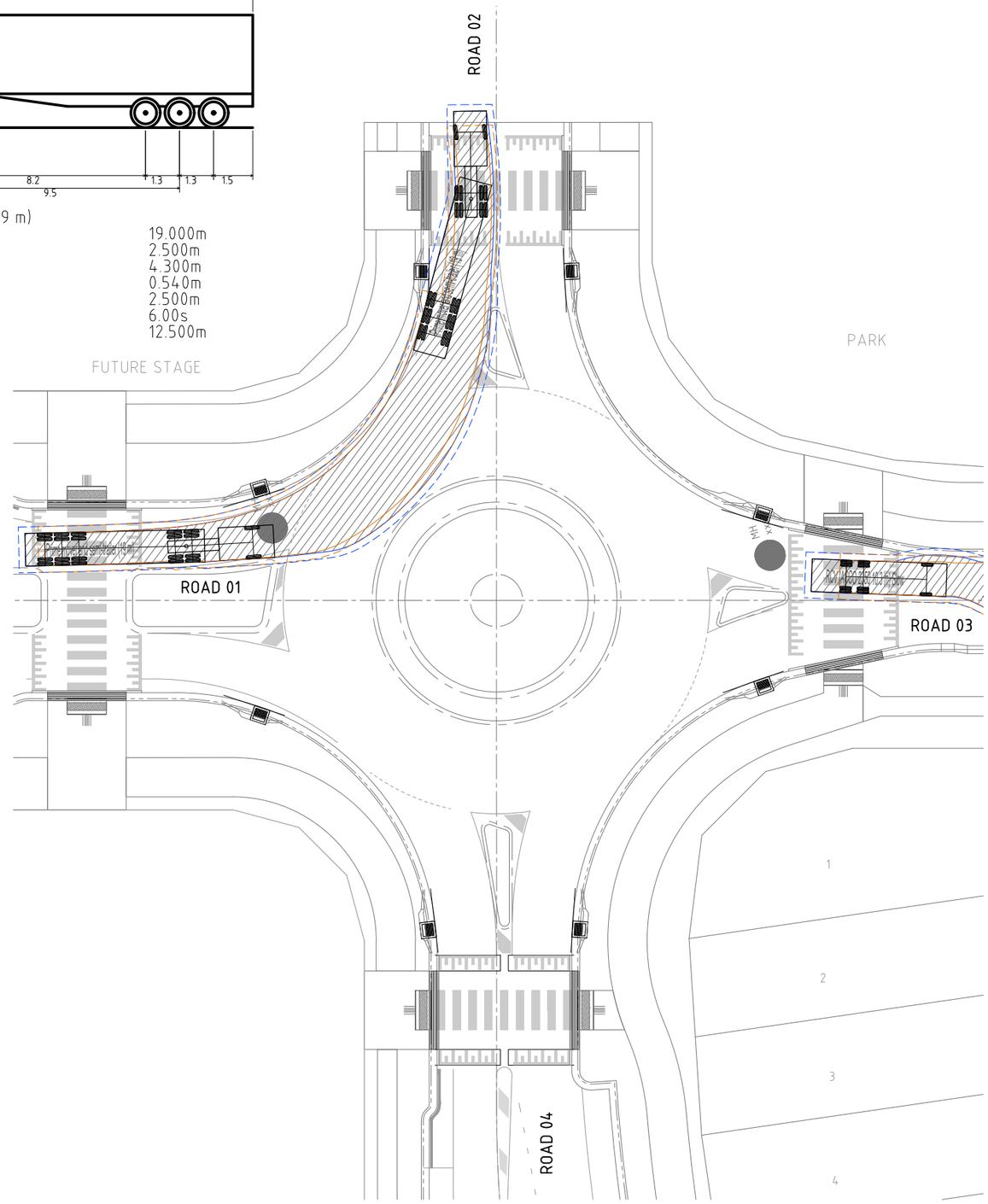
Prime mover and semi-trailer (19 m)

Overall Length	19.000m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.540m
Track Width	2.500m
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	12.500m



19m CHECK VEHICLE TURNING TEMPLATE - ROAD 01 to ROAD 03

SCALE 1:200



19m CHECK VEHICLE TURNING TEMPLATE - ROAD 01 to ROAD 02

SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
CHECK VEHICLE 19M SEMI TRUCK
SHEET 2 OF 2

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CT06

Rev: C

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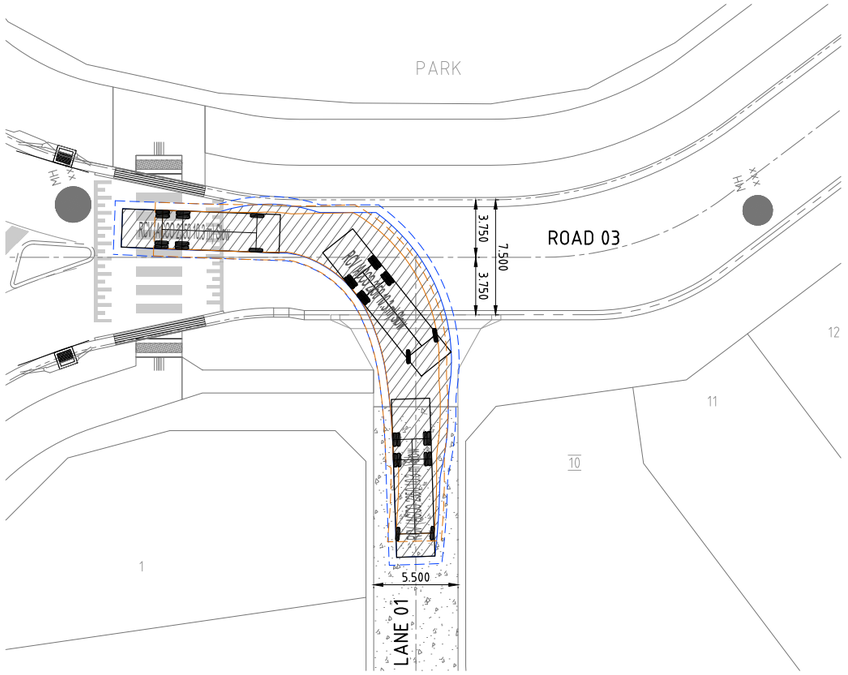
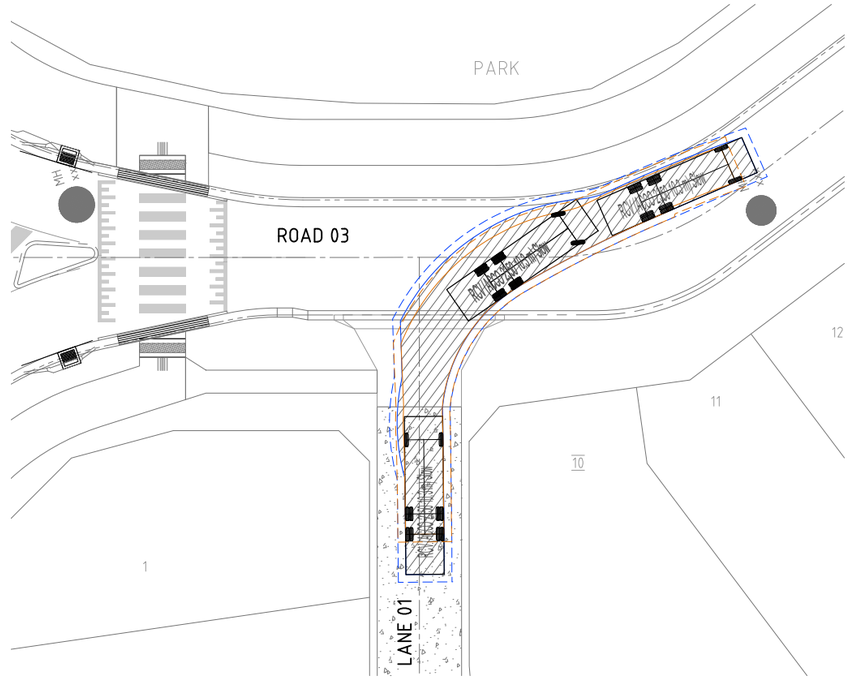


10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 03 to LANE 01

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - LANE 01 to ROAD 03

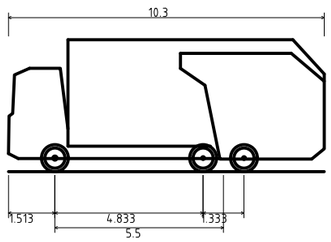
SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

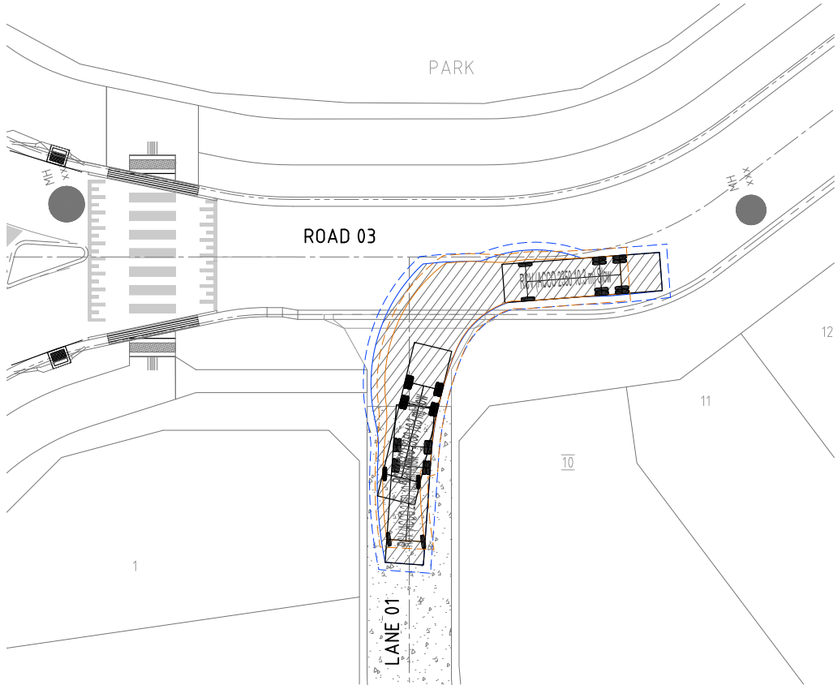
Date: 17 August 2026

Queensland Government



RCV (ACCO 2350 10.3 m) 5km/h R 9.757 kerb

Overall Length	10.300m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.410m
Track Width	2.500m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	9.757m



10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 03 to LANE 01

SCALE 1:200

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
SERVICE VEHICLE 10.3M TRUCK
SHEET 1 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No.	Drawing No.	Rev
B00702	DA-CT07	C

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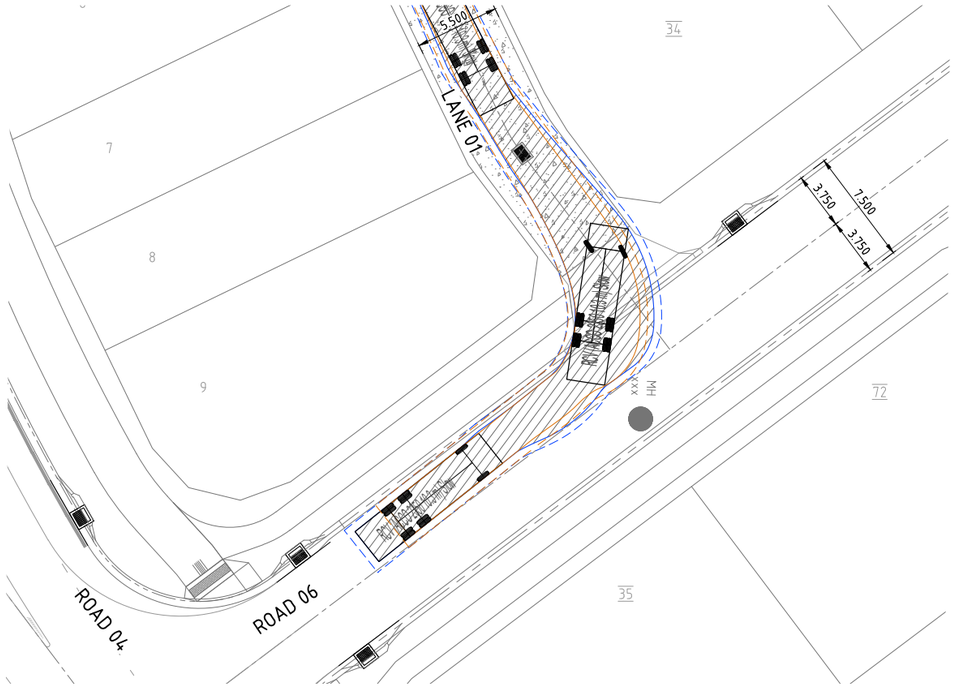
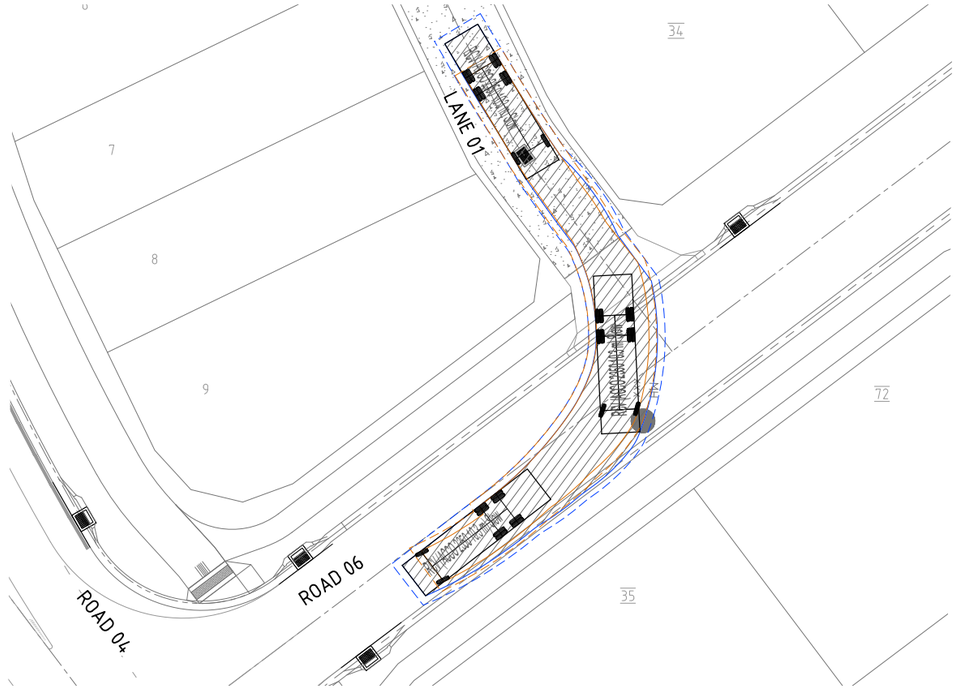


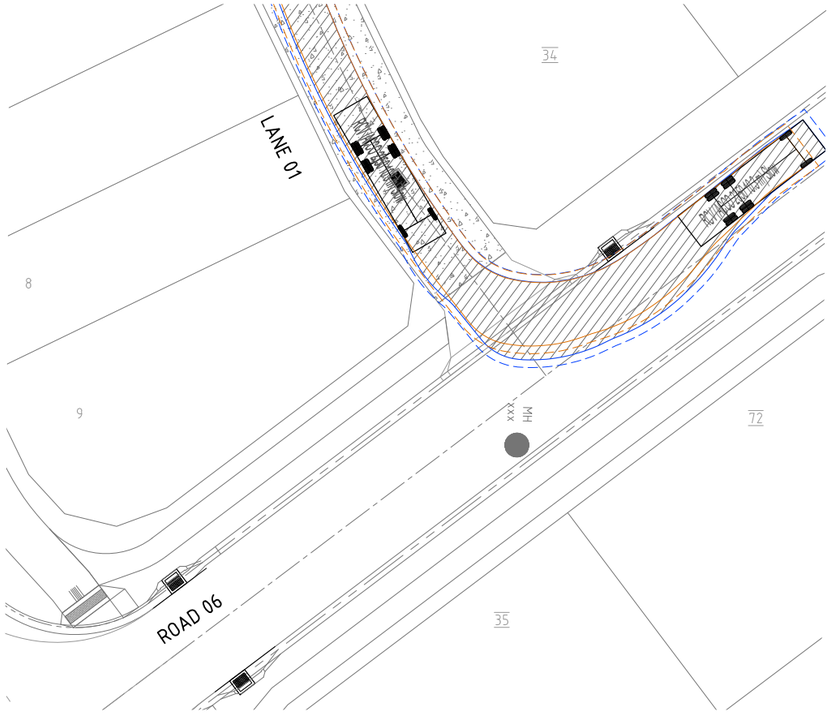
10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 06 to LANE 01

SCALE 1:200



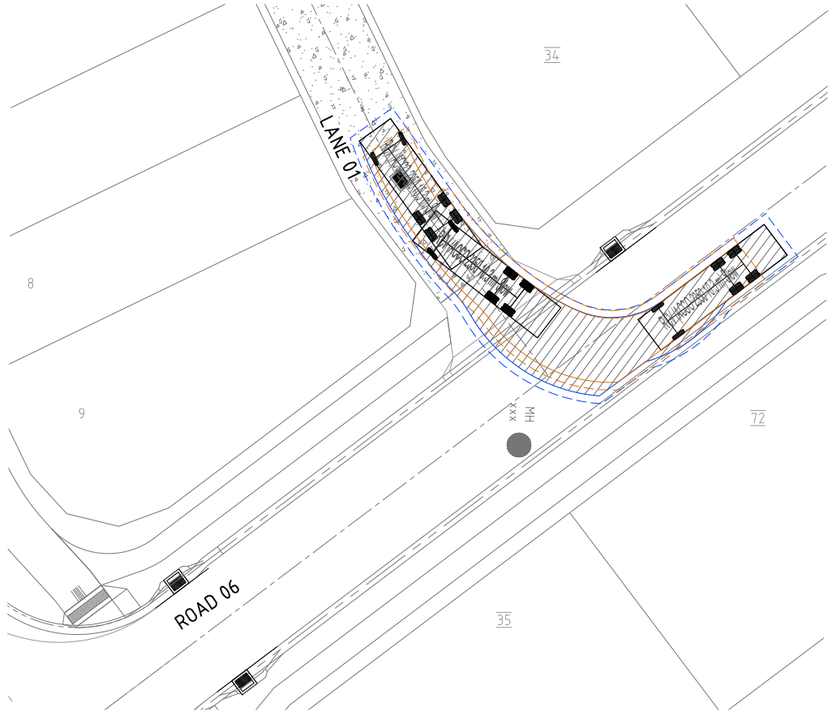
10.3m SERVICE VEHICLE TURNING TEMPLATE - LANE 01 to ROAD 06

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - LANE 01 to ROAD 06

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 06 to LANE 01

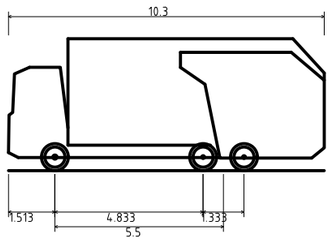
SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government



RCV (ACCO 2350 10.3 m) 5km/h R 9.757 kerb

Overall Length	10.300m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.410m
Track Width	2.500m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	9.757m

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
SERVICE VEHICLE 10.3M TRUCK
SHEET 2 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CT08

Rev: C

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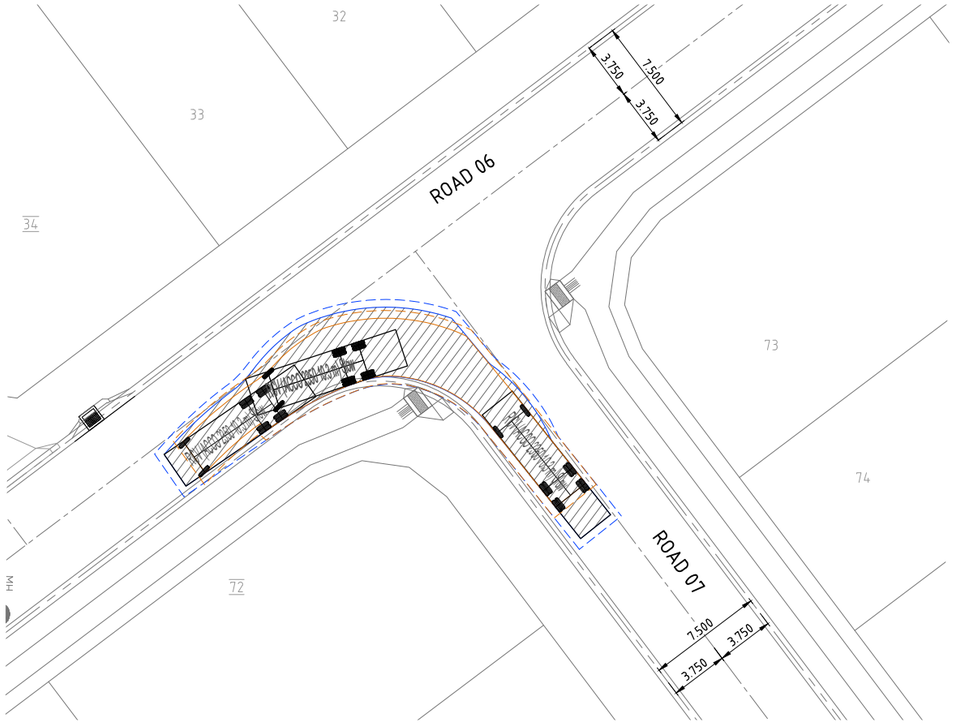
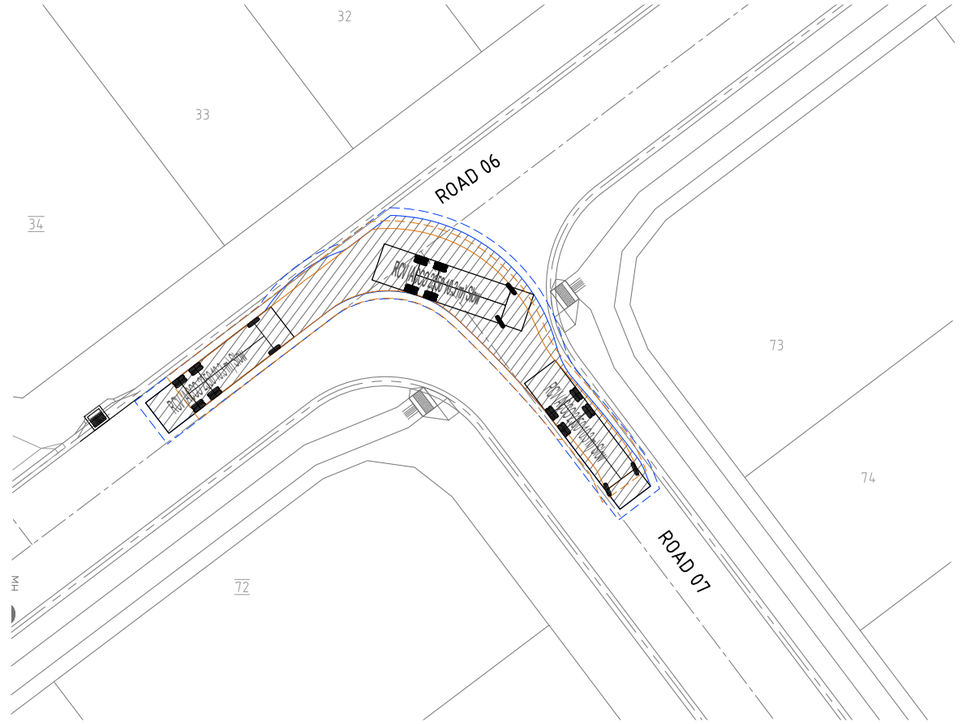


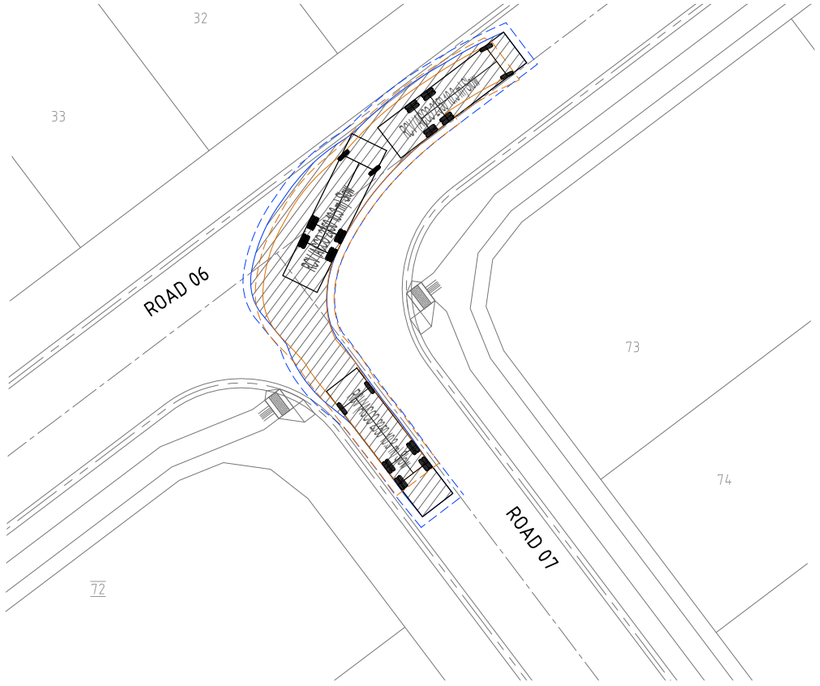
10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 07 to ROAD 06

SCALE 1:200



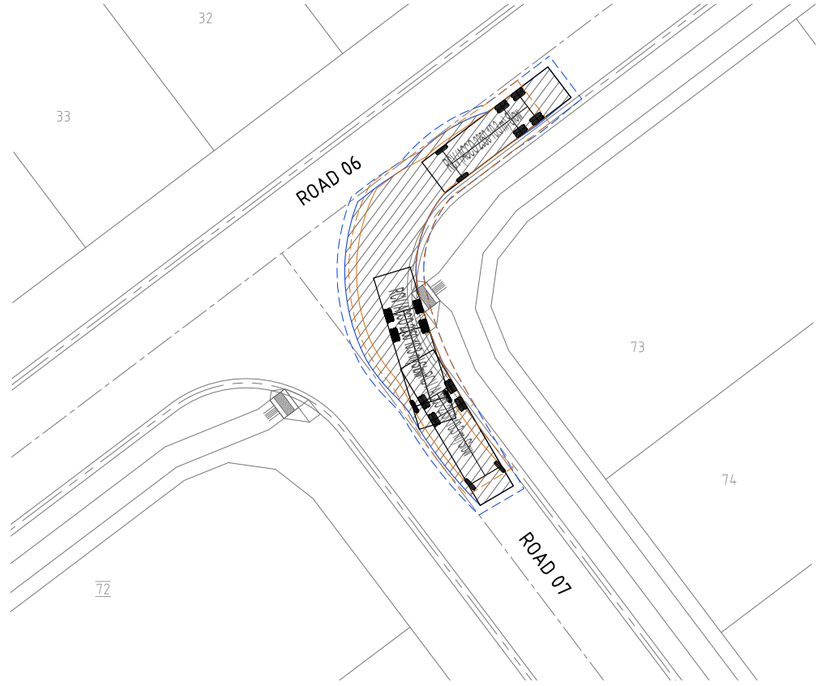
10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 06 to ROAD 07

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 07 to ROAD 06

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 06 to ROAD 07

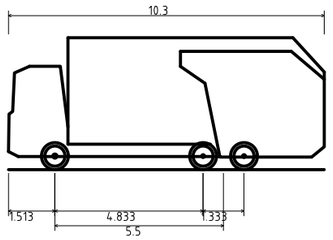
SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government



RCV (ACCO 2350 10.3 m) 5km/h R 9.757 kerb

Overall Length	10.300m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.410m
Track Width	2.500m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	9.757m

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
SERVICE VEHICLE 10.3M TRUCK
SHEET 3 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No. B00702 Drawing No. DA-CT09 Rev C

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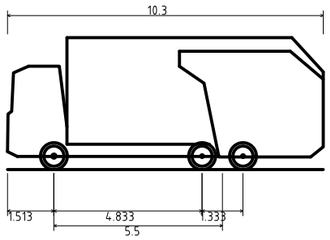
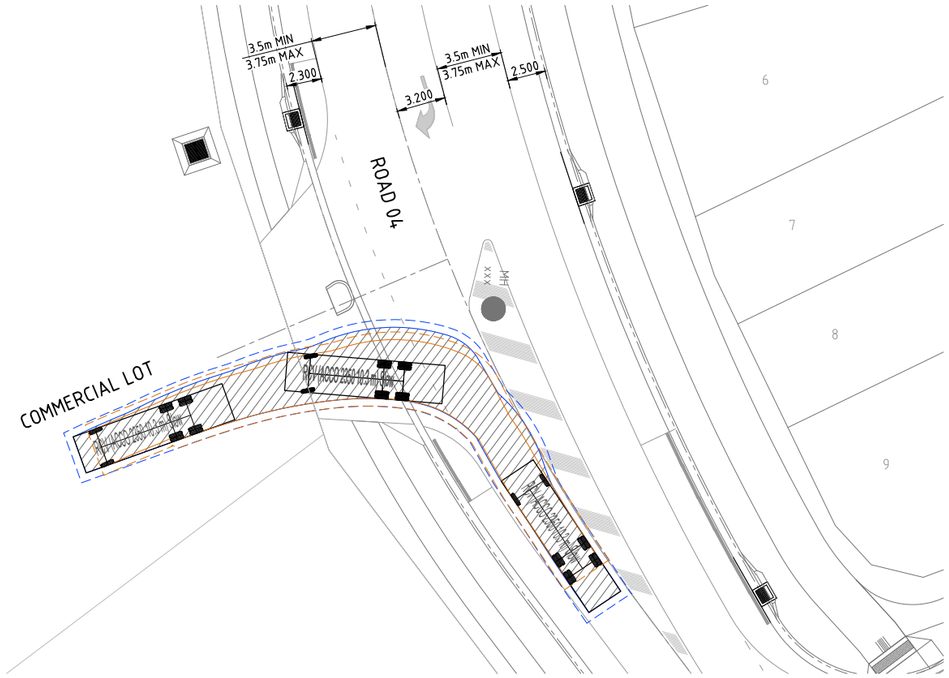


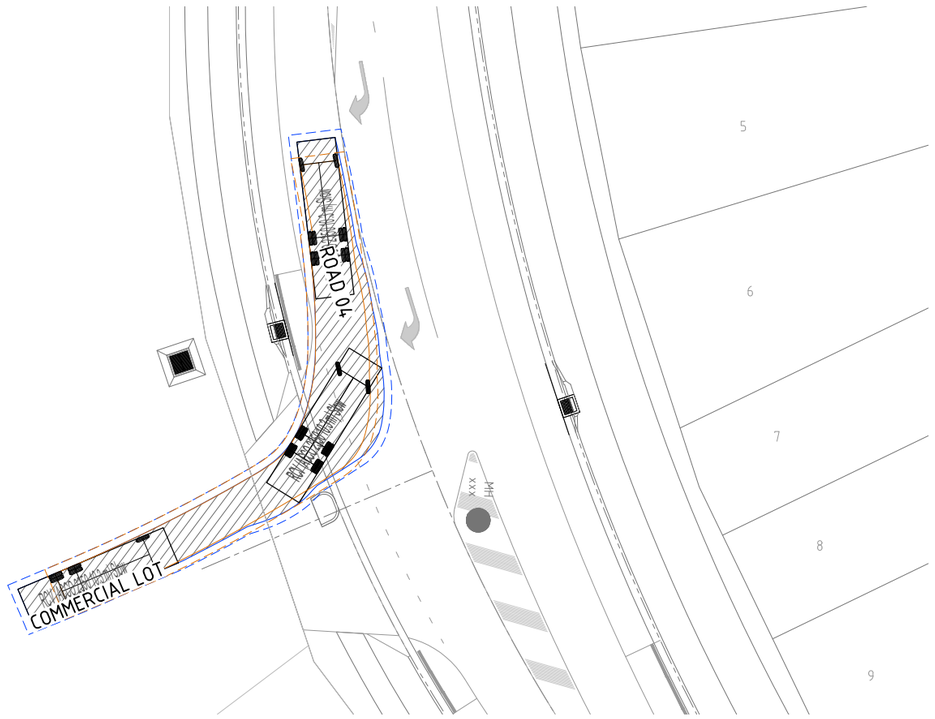
RCV (ACCO 2350 10.3 m) 5km/h R 9.757 kerb

Overall Length	10.300m
Overall Width	2.500m
Overall Body Height	4.300m
Min Body Ground Clearance	0.410m
Track Width	2.500m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	9.757m



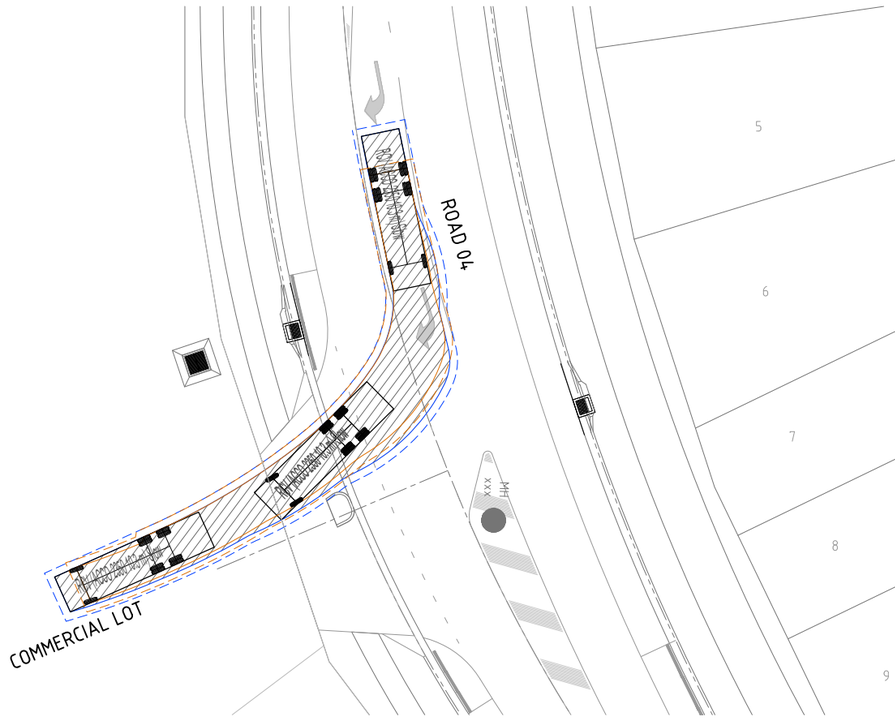
10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 04 to COMMERCIAL DRIVEWAY

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - ROAD 04 to COMMERCIAL DRIVEWAY

SCALE 1:200



10.3m SERVICE VEHICLE TURNING TEMPLATE - COMMERCIAL DRIVEWAY to ROAD 04

SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

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URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE
SERVICE VEHICLE 10.3M TRUCK
SHEET 4 OF 4

Datum: AHD
PSM 79006
RL 67.474
(RCC) COORD

NOT FOR CONSTRUCTION

Project No.	Drawing No.	Rev
B00702	DA-CT10	C

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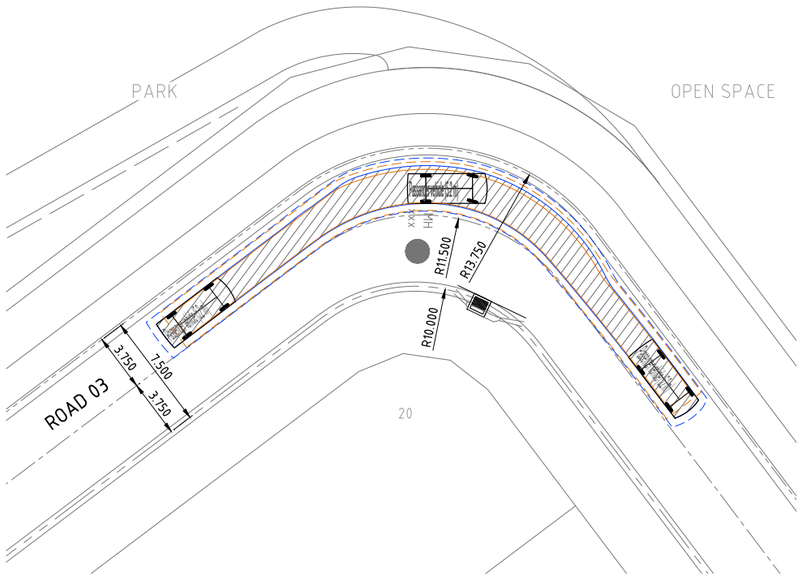
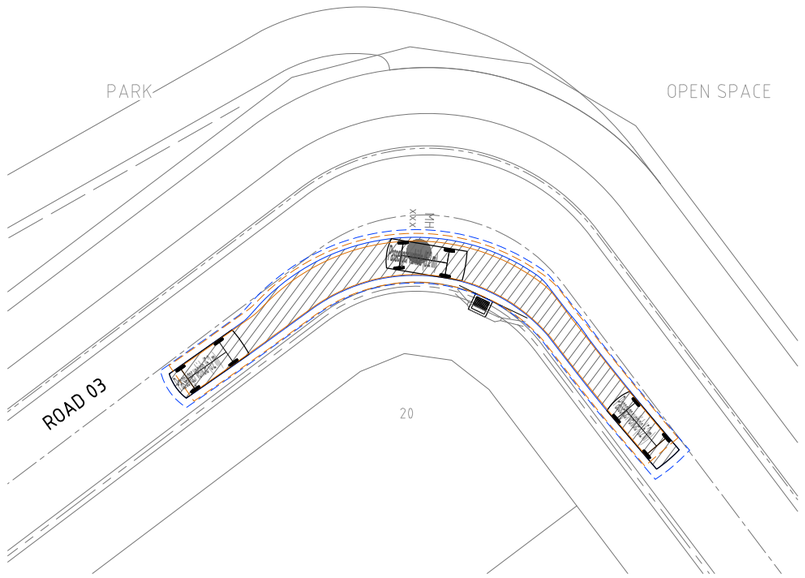


5.2m PASSENGER VEHICLE TURNING TEMPLATE - ROAD 03

SCALE 1:200



5.2m PASSENGER VEHICLE TURNING TEMPLATE - ROAD 03

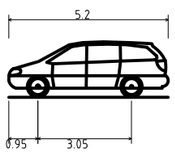
SCALE 1:200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government



Passenger vehicle (5.2 m)	
Overall Length	5.200m
Overall Width	1.940m
Overall Body Height	1.804m
Min Body Ground Clearance	0.295m
Track Width	1.840m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	6.300m

0 4 8 12 16 20m

4 3 2 1

SCALE 1:200 (A1) 1:400 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	PI	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PDW	PI	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PDW	PI	12/12/25

ENGINEERING CERTIFICATION

Peter Ingelman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: TURNING TEMPLATE DESIGN VEHICLE 5.2M CAR

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CT11

Rev: C

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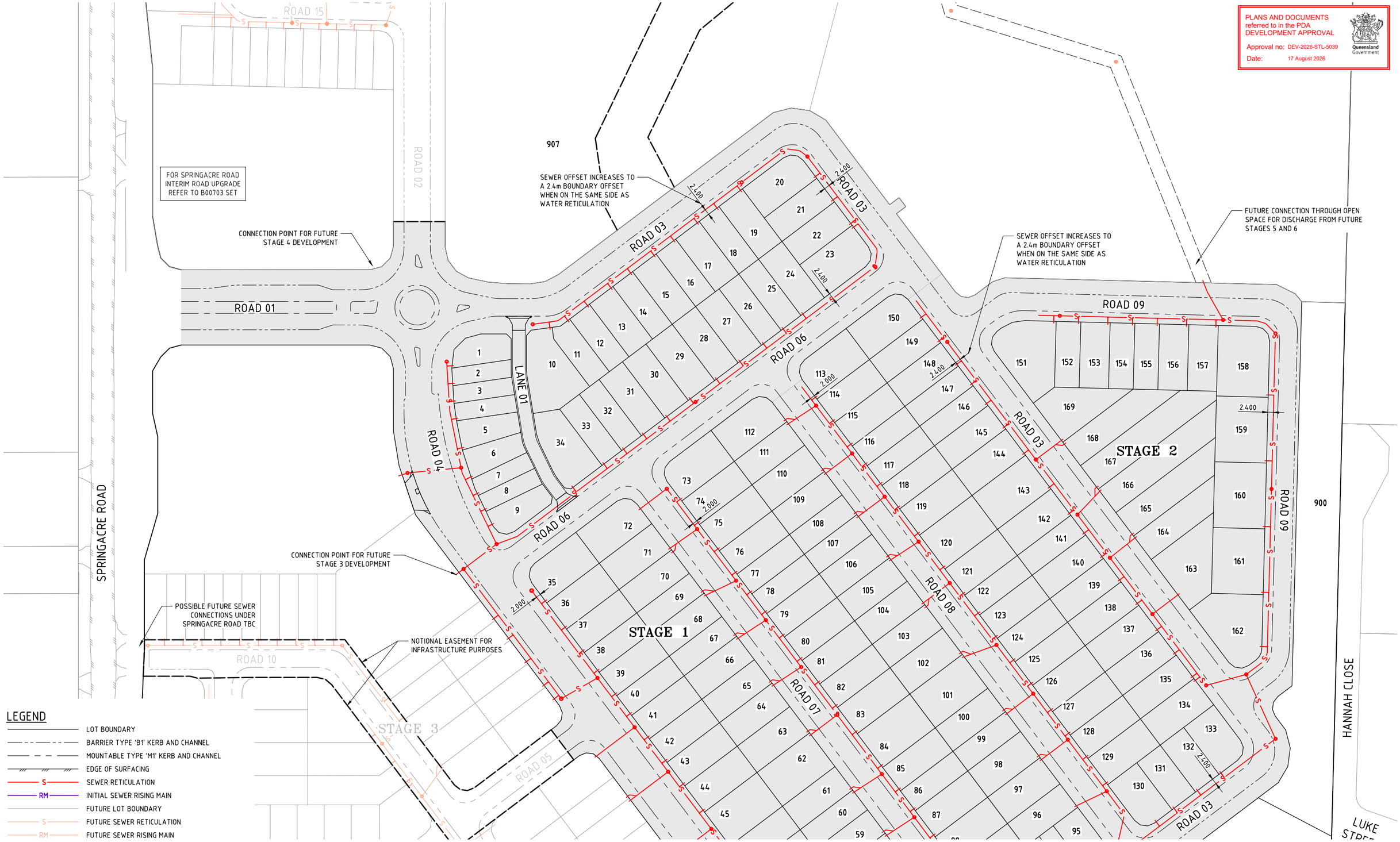
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government



LEGEND

- LOT BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EDGE OF SURFACING
- S — SEWER RETICULATION
- RM — INITIAL SEWER RISING MAIN
- FUTURE LOT BOUNDARY
- S — FUTURE SEWER RETICULATION
- RM — FUTURE SEWER RISING MAIN

0 15 30 45 60 75m
15 11.25 7.5 3.75
SCALE 1:750 (A1) 1:1500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

JOINS TO DRAWING No. B00702-DA-CS02

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: CONCEPT SEWER RETICULATION PLAN SHEET 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CS01
Rev: C

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JOINS TO DRAWING No. B00702-DA-CS01

SPRINGACRE ROAD

HANNAH CLOSE

LUKE STREET

EPRAPAH CREEK

STAGE 3

STAGE 4

ROAD 03

ROAD 04

ROAD 05

ROAD 07

ROAD 10

ROAD 11

ROAD 12

ROAD 13

ROAD 14

FOR SPRINGACRE ROAD INTERIM ROAD UPGRADE REFER TO B00703 SET

PIPE STUB FOR POSSIBLE FUTURE CONNECTION

NOTIONAL EASEMENT FOR INFRASTRUCTURE PURPOSES

POSSIBLE FUTURE SEWER CONNECTIONS UNDER SPRINGACRE ROAD TBC

SEWER OFFSET INCREASES TO A 2.4m BOUNDARY OFFSET WHEN ON THE SAME SIDE AS WATER RETICULATION

SEWER RISING MAIN TBC

OVERFLOW OUTLET

PROPOSED SEWER PUMP STATION

2.400

901 902 903 904 905 909

LEGEND

- LOT BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EDGE OF SURFACING
- S — SEWER RETICULATION
- RM — INITIAL SEWER RISING MAIN
- FUTURE LOT BOUNDARY
- S — FUTURE SEWER RETICULATION
- RM — FUTURE SEWER RISING MAIN

0 15 30 45 60 75m

15 11.25 7.5 3.75

SCALE 1:750 (A1) 1:1500 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: CONCEPT SEWER RETICULATION PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CS02

Rev: C

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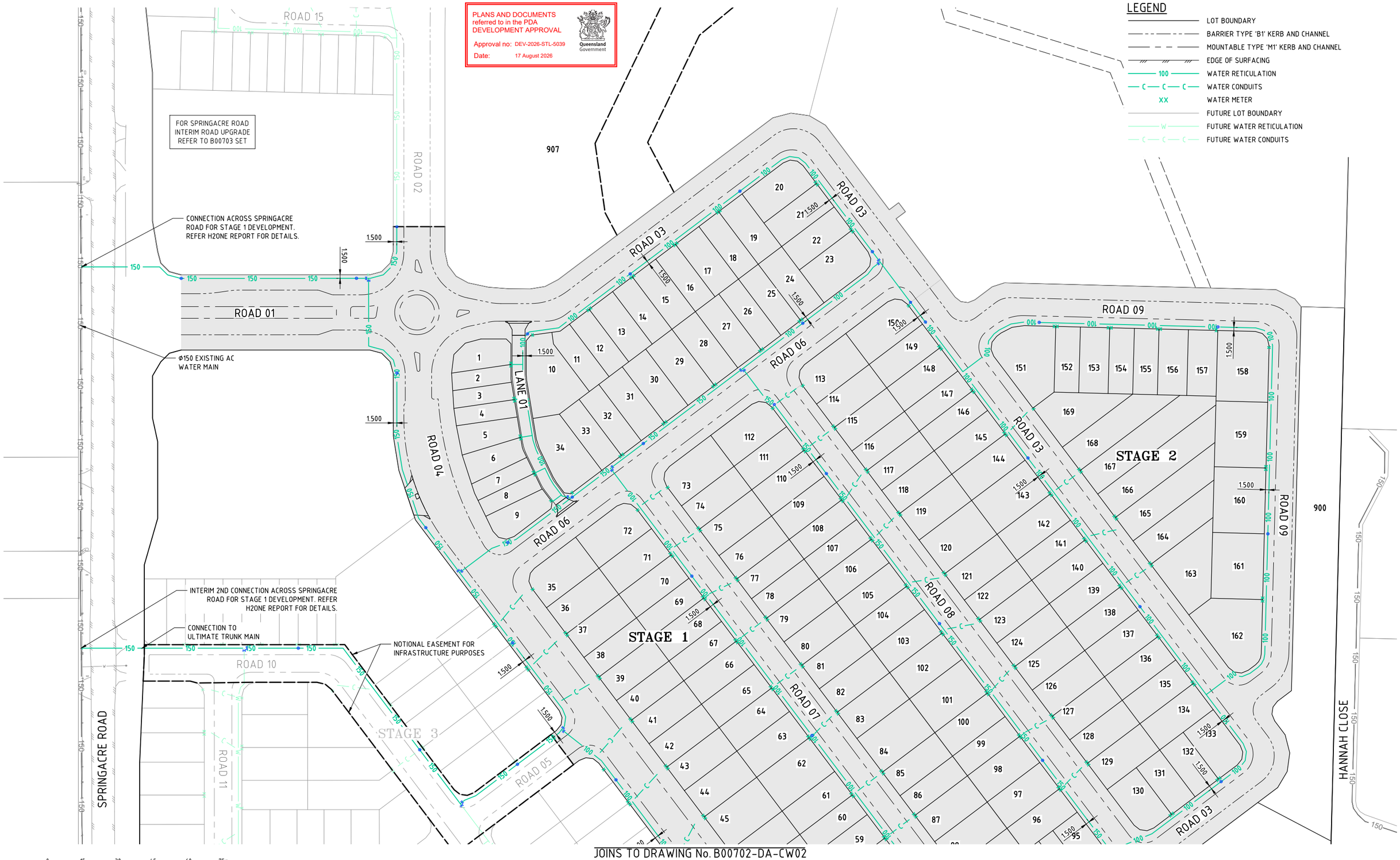
PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

LEGEND

- LOT BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EDGE OF SURFACING
- 100 — WATER RETICULATION
- C — C — C — WATER CONDUITS
- XX — WATER METER
- FUTURE LOT BOUNDARY
- W — FUTURE WATER RETICULATION
- C — C — C — FUTURE WATER CONDUITS



JOINS TO DRAWING No. B00702-DA-CW02

0 15 30 45 60 75m
15 11.25 7.5 3.75
SCALE 1:750 (A1) 1:1500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: CONCEPT WATER RETICULATION PLAN SHEET 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD
NOT FOR CONSTRUCTION
Project No. / Drawing No.: B00702-DA-CW01
Rev: C

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JOINS TO DRAWING No. B00702-DA-CW01

SPRINGACRE ROAD

HANNAH CLOSE

EPRAPAH CREEK

STAGE 3

STAGE 4

ROAD 10 · ROAD 11 · ROAD 12 · ROAD 13 · ROAD 14 · ROAD 05 · ROAD 07 · ROAD 04 · ROAD 03

Ø150 EXISTING AC WATER MAIN

POSSIBLE FUTURE CONNECTION TO ULTIMATE TRUNK MAIN

NOTIONAL EASEMENT FOR INFRASTRUCTURE PURPOSES

PROPOSED SEWER PUMP STATION

FOR SPRINGACRE ROAD INTERIM ROAD UPGRADE REFER TO B00703 SET

LEGEND

- LOT BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EDGE OF SURFACING
- 100 — WATER RETICULATION
- C — C — C — WATER CONDUITS
- XX — WATER METER
- FUTURE LOT BOUNDARY
- W — FUTURE WATER RETICULATION
- C — C — C — FUTURE WATER CONDUITS

SCALE 1:750 (A1) 1:1500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX · EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: CONCEPT WATER RETICULATION PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

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Project No. / Drawing No.: B00702-DA-CW02
Rev: C

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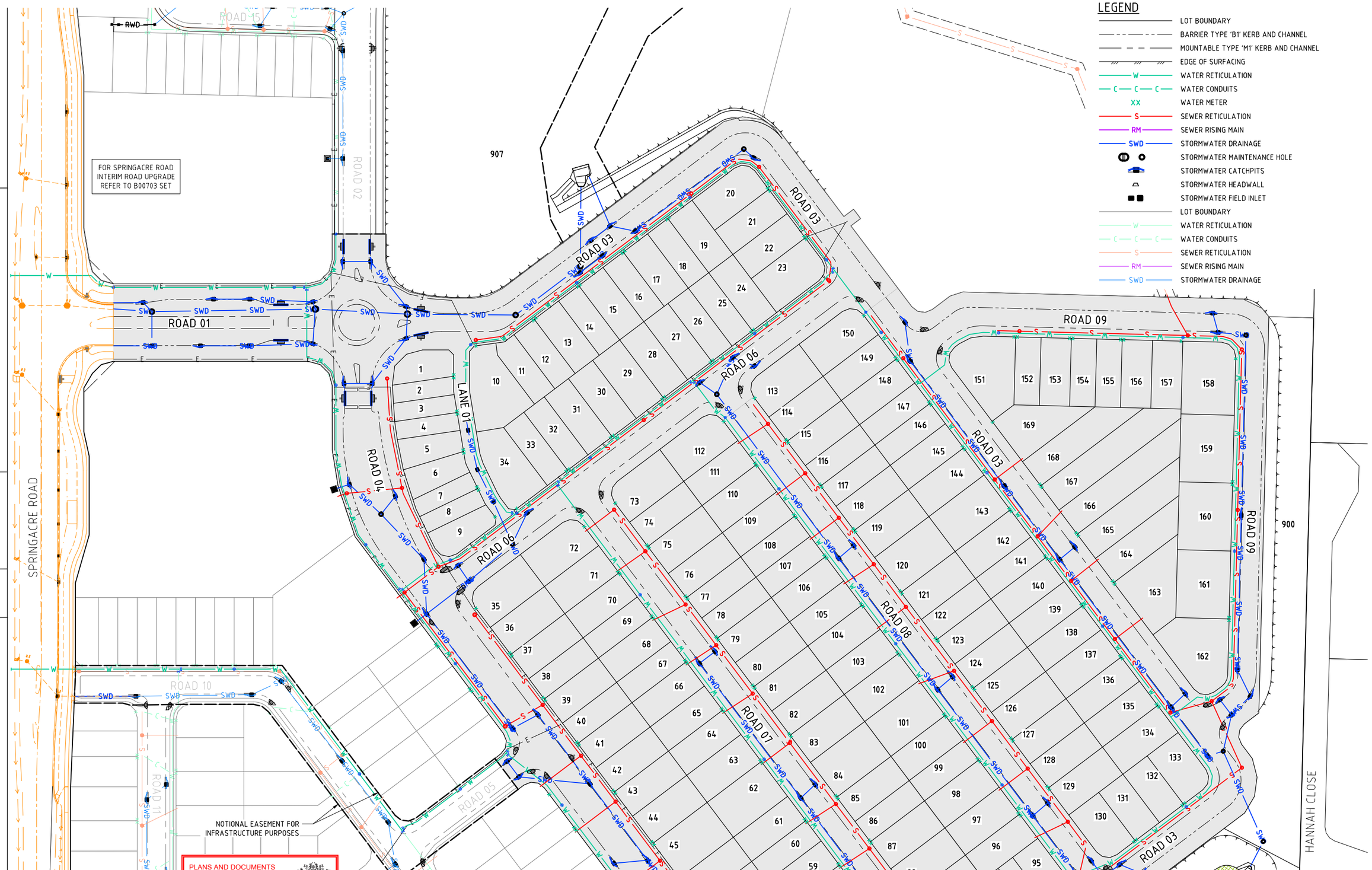

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV-2026-STL-5039

Date: 17 August 2026

Queensland Government

0 15 30 45 60 75m

15 11.25 7.5 3.75

SCALE 1:750 (A1) 1:1500 (A3)

DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION

Peter Ingerman

Registered Engineer

Date 19/6/2026

9424

Registered Accreditation

URBEX

EMPOWER

Client: URBEX PTY LTD

Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL

Title: COMBINED SERVICES PLAN SHEET 1 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

NOT FOR CONSTRUCTION

Project No. / Drawing No.: B00702-DA-CM01

Rev: C

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JOINS TO DRAWING No. B00702-DA-CM01

SPRINGACRE ROAD

HANNAH CLOSE

EPRAPAH CREEK

ROAD 03 · ROAD 04 · ROAD 05 · ROAD 07 · ROAD 10 · ROAD 11 · ROAD 12 · ROAD 13 · ROAD 14

NOTIONAL EASEMENT FOR INFRASTRUCTURE PURPOSES

NOTIONAL EASEMENT FOR INFRASTRUCTURE PURPOSES

FOR SPRINGACRE ROAD INTERIM ROAD UPGRADE REFER TO B00703 SET

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
Queensland Government

0 15 30 45 60 75m
15 11.25 7.5 3.75
SCALE 1:750 (A1) 1:1500 (A3)
DO NOT SCALE USE ONLY THE DIMENSIONS PROVIDED.

LEGEND

- LOT BOUNDARY
- BARRIER TYPE 'B1' KERB AND CHANNEL
- MOUNTABLE TYPE 'M1' KERB AND CHANNEL
- EDGE OF SURFACING
- W — WATER RETICULATION
- C — C — C — WATER CONDUITS
- XX — WATER METER
- S — SEWER RETICULATION
- RM — SEWER RISING MAIN
- SWD — STORMWATER DRAINAGE
- STORMWATER MAINTENANCE HOLE
- STORMWATER CATCHPITS
- STORMWATER HEADWALL
- STORMWATER FIELD INLET
- LOT BOUNDARY
- W — WATER RETICULATION
- C — C — C — WATER CONDUITS
- S — SEWER RETICULATION
- RM — SEWER RISING MAIN
- SWD — STORMWATER DRAINAGE

No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION
Peter Angelman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX · EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: COMBINED SERVICES PLAN SHEET 2 OF 2

Datum: AHD PSM 79006 RL 67.474 (RCC) COORD

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Project No. / Drawing No.: B00702-DA-CM02
Rev: C

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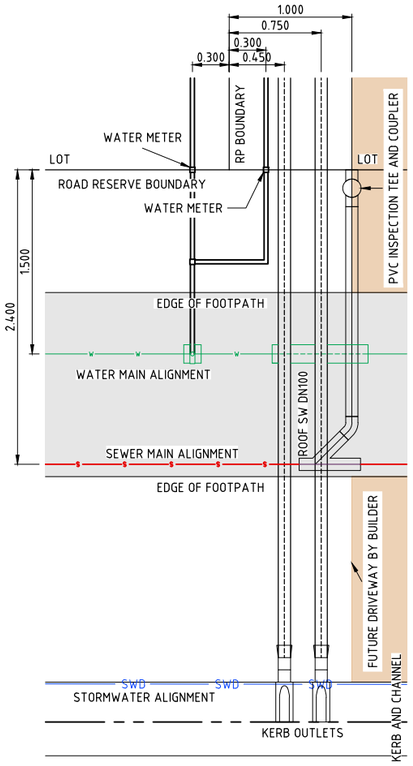
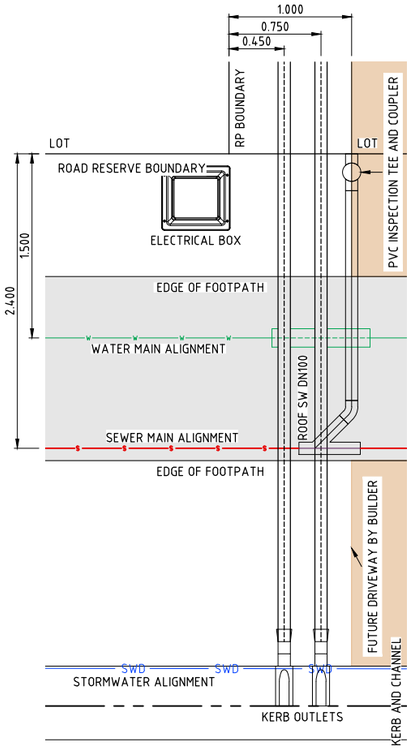
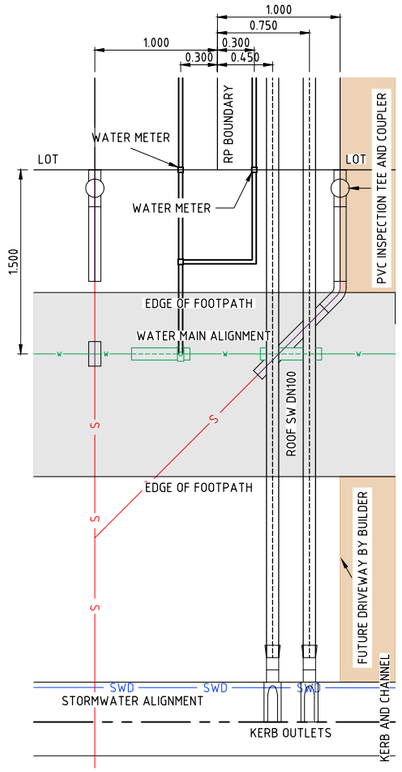


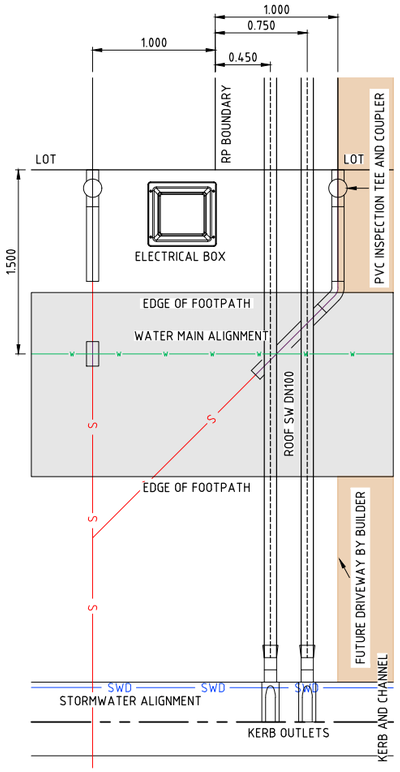
1 CM03 TYPICAL DETAIL
SCALE 1:25



2 CM03 TYPICAL DETAIL
SCALE 1:25



3 CM03 TYPICAL DETAIL
SCALE 1:25



4 CM03 TYPICAL DETAIL
SCALE 1:25

0 0.5 1 1.5 2 2.5m
0.5 0.25
0.375 0.125
SCALE 1:25 (A1) 1:50 (A3)
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PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV-2026-STL-5039
Date: 17 August 2026
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No.	Amendments	Drawn	Design	Design Chk	Appd	Date
C	MINOR AMENDMENTS	ES	PDW	PI	DH	19/06/26
B	MINOR AMENDMENTS INCLUDING STORMWATER BASIN AREAS AS PER EDQ CONDITIONS	ES	PDW	PI	DH	18/06/26
A	ORIGINAL ISSUE	ES	PDW	PI	DH	12/12/25

ENGINEERING CERTIFICATION
Peter Ingerman
Registered Engineer
Date 19/6/2026
9424
Registered Accreditation

URBEX
EMPOWER

Client: URBEX PTY LTD
Project: SOUTHERN THORNLANDS PRECINCT 1 - ST 1 & 2 RAL
Title: COMBINED SERVICES PLAN
TYPICAL DETAILS - SHEET 1 OF 1

Datum: AHD
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RL 67.474
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