PROPOSED RESIDENTIAL DEVELOPMENT

FLAGSTONE CITY - STAGE 10E OVERFLOW CARPARK

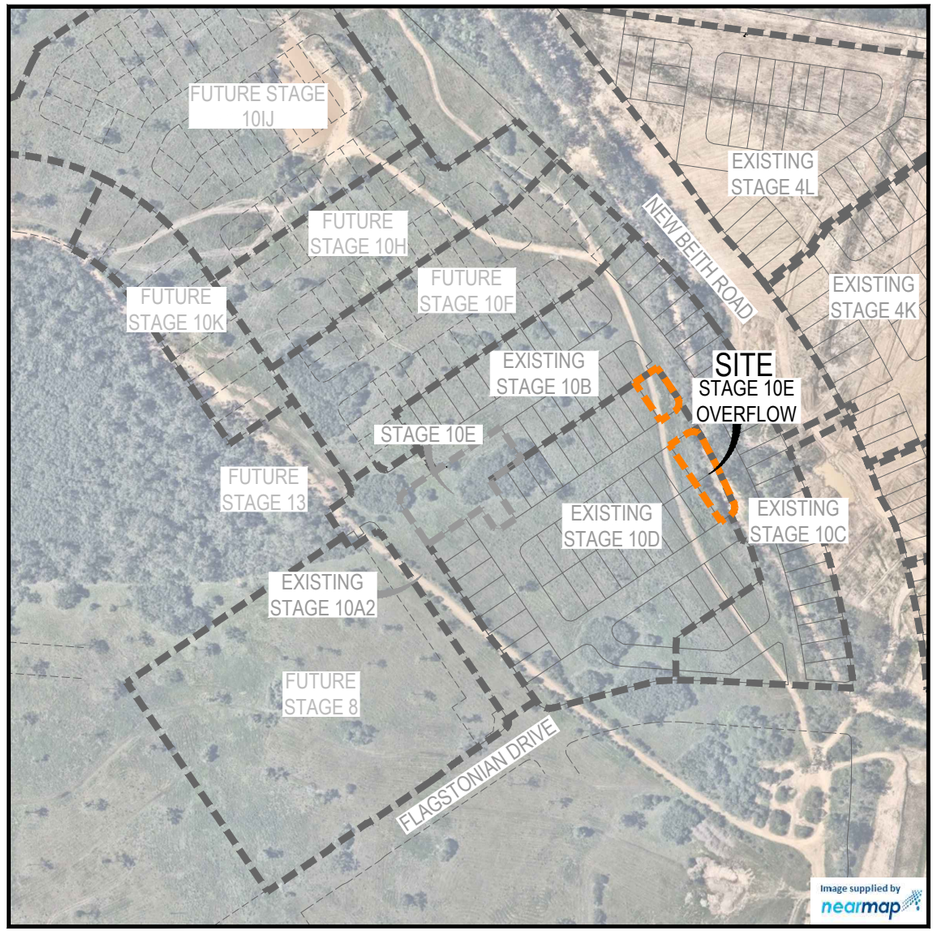
FLAGSTONIAN DRIVE, FLAGSTONE

FOR 'PEET FLAGSTONE CITY Pty. Ltd.'

DRAWING LIST

EARTHWORKS, ROADWORKS AND DRAINAGE

25-0258-0801	COVER PLAN
25-0258-0802	GENERAL NOTES
25-0258-0820	ROADWORKS AND DRAINAGE LAYOUT PLAN
25-0258-0830	SURVEY SETOUT LAYOUT PLAN
25-0258-0840	SIGNAGE AND LINEMARKING LAYOUT PLAN



LOCALITY PLAN

SCALE 1:2000 (A1)

SCALE 1:4000 (A3)

PROJECT INFORMATION SUMMARY:
AREA OF SITE = 0.15
RP DESCRIPTION LOT 911 ON SP354743
DATUM LEVEL AND LOCATION P.M.S 107142 RL 39.078 AHD LOCATED LOCAL
LOCAL AUTHORITY: LOGAN CITY COUNCIL
COUNCIL REFERENCE NUMBER: DEV2012/403

NOTE:

THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH:

- VEGETATION MANAGEMENT PLAN
- LANDSCAPE ARCHITECT'S PLANS
- ELECTRICAL, COMMUNICATIONS AND GAS CONSULTANT'S PLANS
- SEDIMENT AND EROSION REPORT
- SAFETY IN DESIGN REPORT
- DISPERSIVE SOILS MANAGEMENT PLAN, GE25.030.R1-22.07.25
- BULL EARTHWORKS DRAWING SET 25-0053-0800
- STAGE 10A2 DRAWING SET 25-0255-0001
- STAGE 10B DRAWING SET 25-0256-0001
- STAGE 10C DRAWING SET 25-0257-0001
- STAGE 10D DRAWING SET 25-0258-0001
- FLAGSTONIAN DRIVE DRAWING SET 22-0450

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	27.01.26	BC	JB	ORIGINAL ISSUE
B	06.02.26	BC	JR	GENERAL DRAFTING AMENDMENTS

DRAWN: JB

DESIGN: CGCG

STATUS: **ISSUED FOR APPROVAL**

APPROVED: DANIEL COLLINS RPEQ 18631

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

Colliers

SCALE: 1:2000 / 1:4000 — 20 0 20 40 60 80 100 — A1 / A3

CLIENT: **PEET FLAGSTONE CITY Pty. Ltd.**

ASSOCIATED CONSULTANT: RPS, PHONE: (07) 3437 2000

PROJECT NAME: **FLAGSTONE - STAGE 10E-OVERFLOW**

FLAGSTONIAN DRIVE, FLAGSTONE

DRAWING TITLE: **COVER PLAN**

PROJECT No.: **25-0258** | DRAWING No.: **0801** | REVISION: **B**

PLOT - 15 Sep 2026 03:22 PM LOCATION - C:\13dS_WorkSpace\data\AUME\LSQU\125-0258 Flagstone - Stage 10A_4667\Design\Acad\10E\25-0258-S0\25-0258-0800 [COVER PLAN OVERFLOW]-10E.dwg

GENERAL NOTES:

1. THE CONTRACTOR SHALL SUPPLY ALL LABOR, MATERIALS, PLANT AND EQUIPMENT TO CONSTRUCT THE WORKS AS DOCUMENTED AND STRICTLY IN ACCORDANCE WITH THE RELEVANT AUTHORITY STANDARDS, SPECIFICATIONS AND REQUIREMENTS.
2. THE EXISTING SERVICES THAT ARE SHOWN ON THE DRAWINGS ARE PROVIDED FOR INFORMATION PURPOSES ONLY. NO RESPONSIBILITY IS TAKEN BY THE SUPERINTENDENT OR THE PRINCIPAL FOR INFORMATION THAT HAS BEEN SUPPLIED BY OTHERS, OR ANY EXISTING SERVICES THAT MAY BE PRESENT NOT SHOWN ON THE DRAWINGS. THE CONTRACTOR SHALL VERIFY THE POSITION OF ANY UNDERGROUND SERVICES WITHIN THE AREAS OF WORKS AND SHALL BE RESPONSIBLE FOR MAKING GOOD ANY DAMAGE THERETO. ANY ALTERATION WORKS TO SERVICES WILL BE CARRIED OUT ONLY BY THE SERVICE OWNER AUTHORITY UNLESS APPROVED OTHERWISE.
3. ALL CONSTRUCTION ACTIVITIES UNDERTAKEN SHALL COMPLY WITH CURRENT WORKPLACE HEALTH AND SAFETY REQUIREMENTS AND LEGISLATION.
4. PRIOR TO COMMENCING WORK, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL RELEVANT LOCAL AUTHORITY PERMITS.
5. THE CONTRACTOR SHALL NOT COMMENCE THE DEMOLITION OF ANY EXISTING BUILDINGS AND/OR STRUCTURES WITHOUT APPROVAL FROM THE SUPERINTENDENT.
6. THE CONTRACTOR SHALL APPLY INDUSTRY BEST PRACTICE SO WORKS SHALL NOT DISTURB OR AFFECT NEARBY RESIDENTS EITHER BY DUST, NOISE, FLOODING OR DISCONNECTION OF SERVICES. CONTRACTOR TO ENSURE THAT ACCESS AND SERVICES TO EXISTING PROPERTIES ARE AVAILABLE AT ALL TIMES.
7. THE CONTRACTOR SHALL VERIFY LEVELS OF EXISTING SERVICE CROSSINGS AND CONNECTION POINTS PRIOR TO COMMENCEMENT OF WORKS AND NOTIFY SUPERINTENDENT OF ANY DISCREPANCIES BETWEEN ACTUAL AND PROPOSED DESIGN LEVELS.
8. THESE ENGINEERING DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE APPROVED VEGETATION MANAGEMENT PLAN, WHERE APPLICABLE. WHEN IN DOUBT, ALL EXISTING TREES ARE TO REMAIN UNLESS DIRECTED OTHERWISE.
9. HOLD POINT: ONCE THE BASE OF MANHOLES, INSPECTION PITS, GULLIES AND FIELD INLETS FOR STORMWATER DRAINAGE AND SEWER RETICULATION HAVE BEEN POURED, CONSTRUCTION SHALL ONLY RE-COMMENCE ONCE THE SUPERINTENDENT AND/OR ENGINEER HAVE INSPECTED THE WORKS.
10. THE CONTRACTOR SHALL NOTE DURING THE COURSE OF THE WORKS WHEN JOINT INSPECTIONS WITH THE AUTHORITY AND THE SUPERINTENDENT ARE REQUIRED. THESE INCLUDE PRE-STARTS, SUBGRADES, PRE-SEALS, CLEARING, AND OTHER SUCH INSPECTIONS AS NOMINATED IN THE APPROVAL AND THE SPECIFICATIONS. THE CONTRACTOR SHALL ENSURE NO WORKS PROCEED PAST THE INSPECTION POINT UNTIL THE JOINT INSPECTION HAS BEEN SUCCESSFULLY COMPLETED.
11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A SAFE MOVEMENT OF TRAFFIC AND THE PROTECTION OF PERSON AND PROPERTY THROUGH AND AROUND THE SITE. THE CONTRACTOR IS RESPONSIBLE FOR ALL TRAFFIC MANAGEMENT INCLUDING THE DESIGN, CONSTRUCTION, MAINTENANCE AND REMOVAL OF TEMPORARY ROADWAYS, DETOURS, SIGNS, LIGHTS AND BARRIER AS REQUIRED STRICTLY IN ACCORDANCE WITH THE RELEVANT AUTHORITY REQUIREMENTS.

BULK EARTHWORKS NOTES

1. NOTWITHSTANDING THE EXTENTS OF CUTTING AND FILLING SHOWN ON DRAWINGS, THE SUPERINTENDENT RESERVES THE RIGHT TO ADJUST THE FINISHED SURFACE LEVELS AND EARTHWORKS EXTENTS THROUGH WRITTEN DIRECTION.
2. THE CONTRACTOR SHALL UNDERTAKE ALL CLEARING USING INDUSTRY BEST PRACTICE INCLUDING CONSIDERATION OF FAUNA RELOCATION.
3. THE CONTRACTOR SHALL UNDERTAKE ALL EARTHWORKS IN ACCORDANCE WITH AS3798-2007 AND LOCAL AUTHORITY REQUIREMENTS. LEVEL 1 SUPERVISION IS REQUIRED.
4. THE CONTRACTOR SHALL CONSIDER LOADS GENERATED BY THE EARTHWORKS OPERATIONS SO AS TO AVOID DAMAGE TO ALL PIPES, SERVICES AND STRUCTURES.
5. THE EARTHWORKS DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE PROJECT'S SEDIMENT AND EROSION CONTROL PLAN, WHERE APPLICABLE.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PLANNING, DESIGN, CERTIFICATION, IMPLEMENTATION AND MAINTENANCE OF AN EROSION AND SEDIMENT CONTROL PLAN THAT IS COMPLIANT WITH THE INTERNATIONAL EROSION CONTROL ASSOCIATION (IECA) GUIDELINE 'BEST PRACTICE EROSION AND SEDIMENT CONTROL' AND RELEVANT COUNCIL POLICIES.
7. ALLOTMENT FINISHED SURFACE LEVELS, SHOWN ON THE LAYOUT PLAN, INDICATE THE FINISHED SURFACE LEVEL AFTER TOPSOIL PLACEMENT.

ROADWORKS AND DRAINAGE NOTES

1. ALL WORKS SHALL BE IN ACCORDANCE WITH THE RELEVANT AUTHORITY'S STANDARD DRAWINGS, METHODS AND SPECIFICATIONS.
2. NOTWITHSTANDING THE EXTENTS OF CUTTING AND FILLING SHOWN ON DRAWINGS, THE SUPERINTENDENT RESERVES THE RIGHT TO ADJUST THE FINISHED SURFACE LEVELS AND EARTHWORKS EXTENTS THROUGH WRITTEN DIRECTION.
3. NEW CONSTRUCTION SHALL BE NEATLY JOINED TO EXISTING FORMATION. WHERE REQUIRED, THE EXISTING FORMATION SHALL BE SAW CUT IN ACCORDANCE WITH IPWEAQ STD DRG RS-170. LEVELS AND GRADIENTS AT CONNECTIONS WITH EXISTING WORKS MAY BE VARIED AS REQUIRED TO ACHIEVE A SMOOTH CONNECTION.
4. THE CONTRACTOR SHALL UNDERTAKE ALL EARTHWORKS IN ACCORDANCE WITH AS3798-2007 AND LOCAL AUTHORITY REQUIREMENTS. LEVEL 1 SUPERVISION IS REQUIRED.
5. THE CONTRACTOR SHALL SUPPLY THE SUPERINTENDENT WITH THE SUBGRADE TEST RESULTS NECESSARY FOR ALL PAVEMENT DESIGN.
6. THE CONTRACTOR SHALL ENSURE A MINIMUM OF 75mm TOPSOIL TO ALL VERGE AND BATTER AREAS (AND STABILISATION AS ORDERED)
7. THE CONTRACTOR SHALL INSTALL ALL FOOTPATH AND PRAM RAMPS IN COMPLIANCE WITH THE AUTHORITY'S STANDARD DRAWINGS. PRAM RAMPS ARE TO BE LOCATED CLEAR OF DRAINAGE GULLY PITS AND FUTURE DRIVEWAY POSITIONS INDICATED ON THE LAYOUT PLANS.
8. THE CONTRACTOR SHALL INSTALL SUBSOIL DRAINS UNDER ALL KERBS AS REQUIRED BY THE LOCAL AUTHORITY'S STANDARDS.
9. THE CONTRACTOR SHALL ENSURE THAT ALL RETAINING WALL SUBSOIL DRAINS ARE TO CONNECT TO EITHER KERB ADAPTORS, STORMWATER DRAINAGE STRUCTURES OR KERB SUBSOIL DRAINS. CONTRACTOR TO DEMONSTRATE TO SUPERINTENDENT THAT SUITABLE CONNECTIONS HAVE BEEN PROVIDED FOR ALL WALLS.
10. ALL STORMWATER DRAINAGE MATERIALS, BEDDING, JOINTING AND STEP IRON REQUIREMENTS SHALL BE IN ACCORDANCE WITH THE RELEVANT AUTHORITIES STANDARD DRAWINGS, METHODS AND SPECIFICATIONS.
11. THE STORMWATER PIPE CLASSES HAVE BEEN DESIGNED FOR SERVICE LOADS ONLY. THE CONTRACTOR SHALL ASSESS THE SUITABILITY OF MACHINERY USED ON SITE AND THE ANTICIPATED CONSTRUCTION LOADS, AND UPGRADE THE PIPE CLASSES IF NECESSARY IN ACCORDANCE WITH AS3725-2007.
12. THE TERM D_{50} DOCUMENTED ON THE DRAWINGS, IN RELATION TO ROCK ARMORING, CORRESPONDS TO THE REQUIRED MEDIAN DIAMETER OF THE PLACED ROCKS. THE ROCKS USED SHALL NOT VARY IN SIZE BY +/- 30% OF THE PROPOSED D_{50} SIZE.

ROOFWATER NOTES

1. THE GEOMETRIC CENTRE SHALL BE TAKEN AS THE SETOUT POINT FOR ALL STRUCTURES, UNLESS DETAILED OTHERWISE.
2. ROOFWATER ALIGNMENT, COVER, MATERIALS, BEDDING, JOINTING AND STEP IRON REQUIREMENTS SHALL BE IN ACCORDANCE WITH THE RELEVANT AUTHORITY'S STANDARD DRAWINGS, METHODS AND SPECIFICATIONS.
3. ALL PVC PIPES ARE TO BE MINIMUM CLASS SN8.
4. END CAPS SHALL BE INSTALLED ON ENDS OF ALL PIPES AND STUBS.
5. WHERE ROOFWATER PIPES ARE ALIGNED BEHIND PROPOSED RETAINING WALLS, THE CONTRACTOR IS TO REFER TO THE SPECIFIC PROJECT DESIGN DETAILS AND CONFIRM CLEARANCES WITH THE SUPERINTENDENT PRIOR TO LAYING OF THE PIPES.
6. PROPERTY CONNECTIONS SHALL BE 150Ø UNLESS SHOWN OTHERWISE. THE CONTRACTOR SHALL EXTEND CONNECTIONS A MINIMUM OF 1.0m BEYOND ADJACENT SEWER LINES, WHERE APPLICABLE.
7. IN INSTANCES WHERE REAR ALLOTMENT DRAINAGE IS NOT PROVIDED, THE CONTRACTOR SHALL INSTALL A ROOFWATER CONNECTION TO EACH PROPERTY BY ONE OF THE FOLLOWING METHODS, AS SHOWN ON THE LAYOUT PLAN:
   - TWO ROOFWATER KERB ADAPTOR 500mm FROM THE DOWNSTREAM BOUNDARY (UNLESS SHOWN ON A DIFFERENT ALIGNMENT). WHERE THERE IS A CONCRETE FOOTPATH, A ROOFWATER PIPE SHALL BE INSTALLED FROM THE PROPERTY BOUNDARY CONNECTED TO THE KERB ADAPTOR AT 1.25% MINIMUM GRADE IN ACCORDANCE WITH COUNCIL'S STANDARDS.
   - ONE 150Ø ROOFWATER PIPE CONNECTED TO PROPOSED STORMWATER GULLY PIT OR MANHOLE AT MINIMUM 1.0% GRADE WITH 1.0m COVER.

PROJECT SPECIFIC NOTES

STORMWATER BASINS, FLOW PATHS, SWALES AND WSUD AREAS:

1. GYPSUM TREATMENT FOR DISPERSIVE SOILS SHALL BE UNDERTAKEN IN ACCORDANCE WITH THE FLAGSTONE-CONTEXT AREA 3 SOUTH -DISPERSIVE SOIL MANAGEMENT PLAN.
2. BIO BASINS AND FLOW PATHS TO INCLUDE GYPSUM TREATED SUBGRADE, COVERED WITH NON DISPERSIVE TOPSOIL AND STABILISED PER LANDSCAPING PLANS.

TOPSOIL

1. REUSED TOPSOIL MUST HAVE CLAY CONTENT <35% AND BE FREE DRAINING WHEN STOCKPILED.

IMPORT:

1. ALL IMPORTED SOIL/FILL MUST BE NON DISPERSIVE. SUPPORTING DOCUMENTATION TO BE RETAINED BY CONTRACTOR.
2. IF DISPERSIVE, MUST BE TESTED AND TREATED IN ACCORDANCE WITH DSMP.

BATTERS:

1. TEMPORARY OR SHORT TERM BATTERS CAN BE CONSTRUCTED TO THE GRADIENTS PRESENTED IN THE GEOTECHNICAL REPORT TABLE 14. THE SHORT- TERM PERIOD IS DEEMED TO BE NO LONGER THAN 4 WEEKS, AND FOLLOWING WET WEATHER (RAINFALL), THE SHORT TERM BATTER SLOPES WOULD NEED TO BE REASSESSED FOR STABILITY. FOR FURTHER DETAILS REFER TO THE GEOTECHNICAL REPORT REF: 7160_24-459.
2. EARTHWORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH SECTION 7.6 OF REPORT 7160_24-459.

MONITORING REQUIREMENTS:

3. ALL TO BE PHOTOGRAPHICALLY RECORDED AND GYPSUM USE DOCUMENTED. FOR MORE DETAILS REFER TO THE DISPERSIVE SOIL MANAGEMENT REPORT REF: GE25.030.R1.

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	27.01.26	BC	JB	ORIGINAL ISSUE
B	06.02.26	BC	JR	GENERAL DRAFTING AMENDMENTS

DRAWN: JB
DESIGN: CG

STATUS: **ISSUED FOR APPROVAL**

APPROVED: DANIEL COLLINS RPEQ 18631

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

SCALE:

CLIENT: **PEET FLAGSTONE CITY Pty. Ltd.**

ASSOCIATED CONSULTANT: RPS
PHONE: (07) 3437 2000

PROJECT NAME: **FLAGSTONE - STAGE 10E-OVERFLOW**

FLAGSTONIAN DRIVE
FLAGSTONE

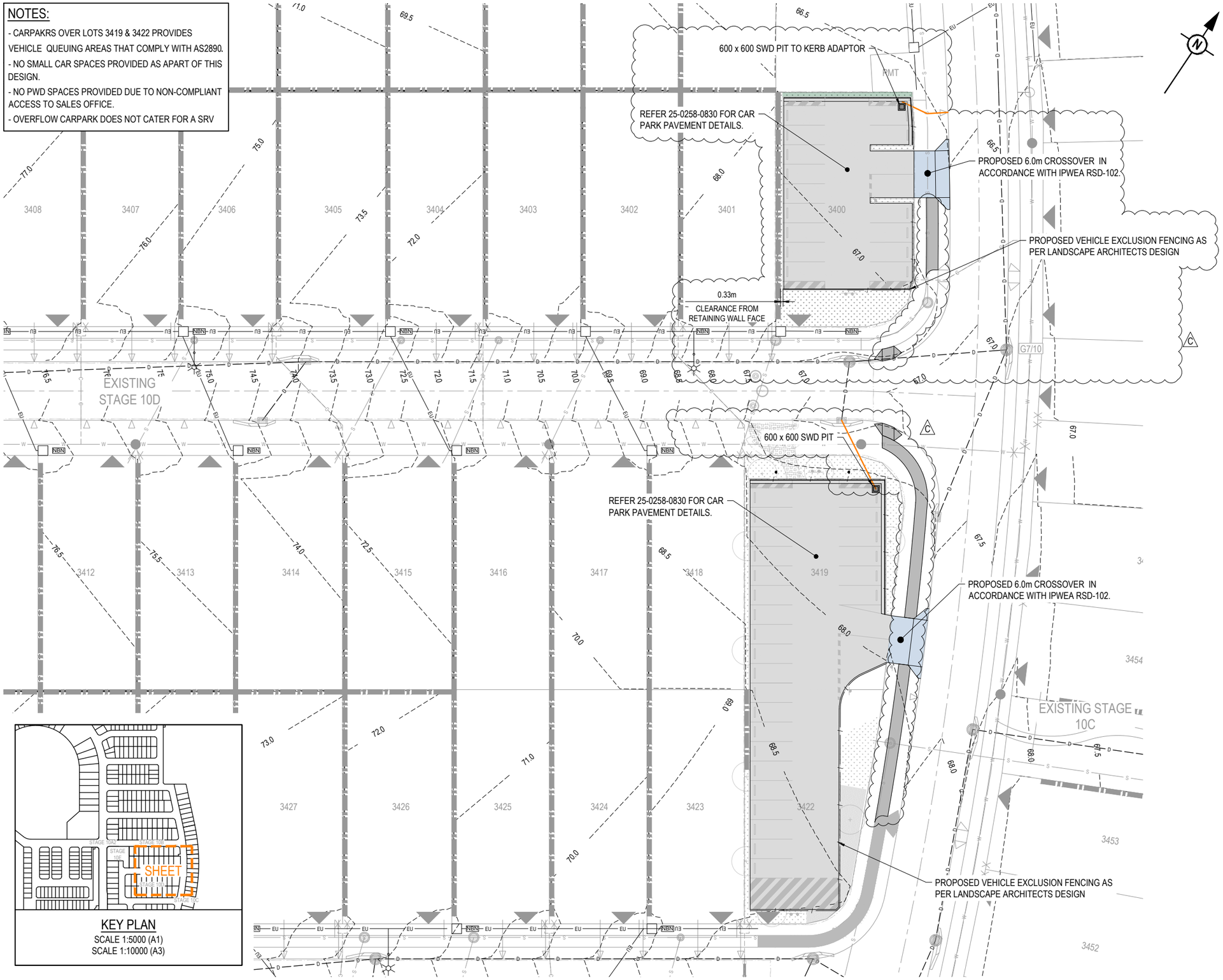
DRAWING TITLE: **GENERAL NOTES**

PROJECT No.	DRAWING No.	REVISION
25-0258	0802	B

PLOT - 15 Sep 2026 03:22 PM LOCATION - C:\12d\6 Work\Spaces\data\AUMELS\QLD\105-0255 Flagstone - Stage 10A - 4867\Design\Accad\10E\25-0258-B0025-0258-0800\[COVER PLAN OVERFLOW\10E.dwg

NOTES:

- CARPAKRS OVER LOTS 3419 & 3422 PROVIDES VEHICLE QUEUING AREAS THAT COMPLY WITH AS2890.
- NO SMALL CAR SPACES PROVIDED AS APART OF THIS DESIGN.
- NO PWD SPACES PROVIDED DUE TO NON-COMPLIANT ACCESS TO SALES OFFICE.
- OVERFLOW CARPARK DOES NOT CATER FOR A SRV



LEGEND

- PROPOSED STAGE BOUNDARY
- PROPOSED ROAD CONTROL LINE
- EXISTING ROAD CROWN
- PROPOSED KERB INVERT LINE
- PROPOSED CONCRETE PATH AND PRAM RAMP
- PROPOSED NEW ROAD PAVEMENT
- PROPOSED CONCRETE DRIVEWAY
- PROPOSED TURFED AREA
- INDICATIVE DRIVEWAY LOCATION
- ZERO LOT BOUNDARY
- 24.0 FINISHED SURFACE CONTOUR
- PROPOSED STORMWATER DRAINAGE PIPE
- EXISTING STORMWATER DRAINAGE PIPE
- FUTURE STORMWATER DRAINAGE PIPE
- EXISTING ROOFWATER DRAINAGE PIPE
- PROPOSED RETAINING WALL
- EXISTING RETAINING WALL
- PROPOSED CONCRETE SWALE
- PROPOSED SWALE
- PROPOSED BOLLARD
- PROPOSED VEHICLE EXCLUSION FENCE BY LANDSCAPE ARCHITECTS
- EXISTING SEWERAGE MAIN
- EXISTING WATER MAIN
- EXISTING WATER CONDUIT
- EXISTING ELECTRICAL CABLE U/G

NON CONFORMANCE:

LENGHT IN LOT 3400 IS NON COMPLIANT FOR QUEUING AREAS IN AS2890.

ROOFWATER CONNECTION NOTE:

THE CONTRACTOR SHALL INSTALL A ROOFWATER CONNECTION TO EACH PROPERTY BY ONE OF THE FOLLOWING METHODS, AS SHOWN ON THE LAYOUT PLAN:

- TWO ROOFWATER KERB ADAPTOR 500mm FROM THE DOWNSTREAM BOUNDARY (UNLESS SHOWN ON A DIFFERENT ALIGNMENT). WHERE THERE IS A CONCRETE FOOTPATH, A ROOFWATER PIPE SHALL BE INSTALLED FROM THE PROPERTY BOUNDARY CONNECTED TO THE KERB ADAPTOR AT 1.25% MINIMUM GRADE, IN ACCORDANCE WITH THE LOCAL AUTHORITY STANDARDS.
- ONE 150Ø ROOFWATER PIPE CONNECTED TO PROPOSED STORMWATER GULLY PIT OR MANHOLE AT MINIMUM 1.0% GRADEWITH 1.0m COVER.

WARNING! - EXISTING SERVICES

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

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

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

KEY PLAN

SCALE 1:5000 (A1)
SCALE 1:10000 (A3)

REV	DATE	DESIGN	DRAWN	REVISION DETAILS
A	27.01.26	BC	JB	ORIGINAL ISSUE
B	06.02.26	BC	JR	DRIVEWAY RELOCATION, 3 CARPARKS REMOVED AND GENERAL DRAFTING AMENDMENTS
C	14.09.26	CG	JB	TURFED CARPARK REMOVED & GENERAL DRAFTING AMENDMENTS

DRAWN: JB
DESIGN: CG
STATUS: **ISSUED FOR APPROVAL**
APPROVED: DANIEL COLLINS RPEQ 18631
FOR AND ON BEHALF OF COLLIERS INTERNATIONAL ENGINEERING & DESIGN PTY LTD

Colliers

SCALE
1:250 5 0 5 10 A1
1:500 A3
1:5000 100 50 0 100 200 A1
1:10000 A3

CLIENT: **PEET FLAGSTONE CITY Pty. Ltd.**

ASSOCIATED CONSULTANT: RPS
PHONE: (07) 3437 2000

PROJECT NAME: **FLAGSTONE - STAGE 10E-OVERFLOW**
FLAGSTONIAN DRIVE
FLAGSTONE

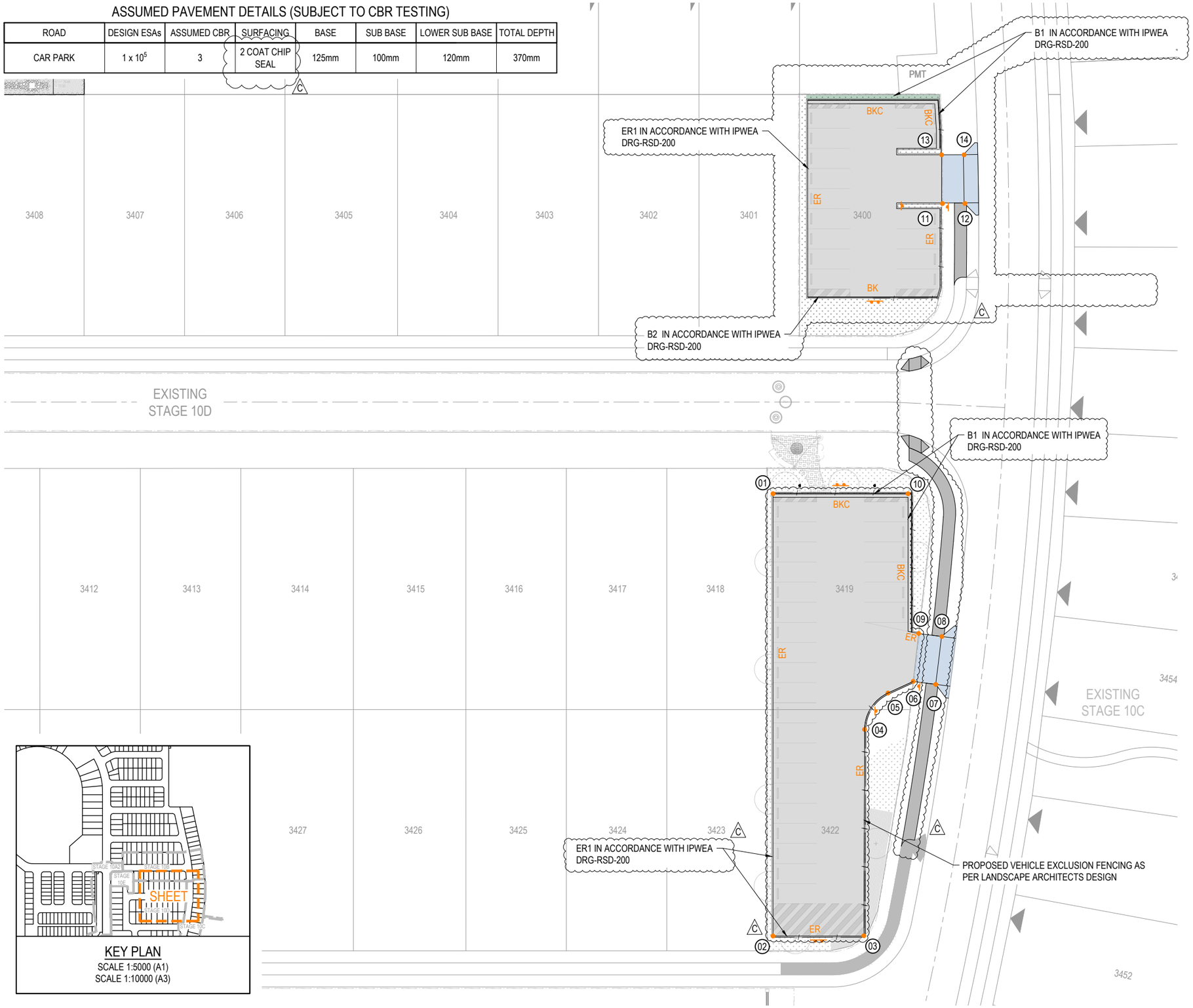
DRAWING TITLE: **ROADWORKS AND DRAINAGE LAYOUT PLAN**

PROJECT No.	DRAWING No.	REVISION
25-0258	0820	C

PLOT - 15 Sep 2026 03:23 PM LOCATION - C:\12#S - WorkSpace\data\AUMEL50\JO\25-0258 Flagstone - Stage 10A_4697\Design\Acad\10E\25-0258-B0025-0258-0820 [R\N&D OVERFLOW]-10E.dwg

ASSUMED PAVEMENT DETAILS (SUBJECT TO CBR TESTING)

ROAD	DESIGN ESAs	ASSUMED CBR	SURFACING	BASE	SUB BASE	LOWER SUB BASE	TOTAL DEPTH
CAR PARK	1 x 10^5	3	2 COAT CHIP SEAL	125mm	100mm	120mm	370mm



LEGEND

- PROPOSED STAGE BOUNDARY
- PROPOSED NEW ROAD PAVEMENT
- PROPOSED CONCRETE DRIVEWAY
- PROPOSED TURFED AREA
- 01 PROPOSED KERB SETOUT NODE
- PROPOSED CONCRETE PATH AND PRAM RAMP
- PROPOSED BOLLARD
- PROPOSED VEHICLE EXCLUSION FENCE BY LANDSCAPE ARCHITECTS
- BKC PROPOSED BARRIER KERB 'TYPE 1'
- BK PROPOSED BARRIER KERB 'TYPE 2'
- ER PROPOSED EDGE RESTRAIN 'TYPE 1'

NOTE:

ARCHITECTURAL/LANDSCAPE LAYOUT IS OVERLAID FOR CLARITY, PLEASE REFER TO FINAL ARCHITECTURAL AND LANDSCAPE DRAWINGS FOR DETAILS.

OVERFLOW CARPARK SETOUT

NUMBER	EASTING	NORTHING
01	33966.353	74685.602
02	33997.116	74639.994
03	34006.454	74646.338
04	33992.197	74667.663
05	33992.076	74673.045
06	33993.867	74675.993
07	33996.400	74677.254
08	33993.698	74682.624
09	33991.096	74681.315
10	33980.281	74694.997
11	33963.654	74727.311
12	33965.971	74728.875
13	33960.178	74732.279
14	33962.496	74733.842

KEY PLAN
SCALE 1:5000 (A1)
SCALE 1:10000 (A3)

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DRAWN: JB
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STATUS: ISSUED FOR APPROVAL
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Colliers

SCALE
1:250 5 0 5 10 A1
1:500 A3
1:5000 100 50 0 100 200 A1
1:10000 A3

CLIENT: PEET FLAGSTONE CITY Pty. Ltd.

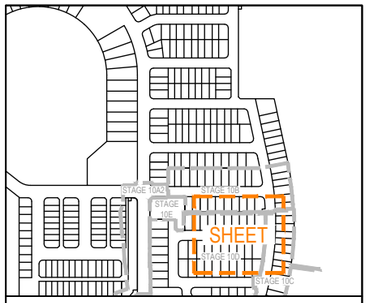
ASSOCIATED CONSULTANT: RPS
PHONE: (07) 3437 2000

PROJECT NAME: FLAGSTONE - STAGE 10E-OVERFLOW
FLAGSTONIAN DRIVE
FLAGSTONE

DRAWING TITLE: SURVEY SETOUT LAYOUT PLAN

PROJECT No.	DRAWING No.	REVISION
25-0258	0830	C

PLOT - 15 Sep 2026 03:29 PM LOCATION - C:\12d\S_WorkSpace\data\AUMELSQU\0125-0256 Flagstone - Stage 10A_4857\Design\Acad\10E\25-0258-80025-0258-0830 [SURVEY SETOUT OVERFLOW].dwg



KEY PLAN
SCALE 1:5000 (A1)
SCALE 1:10000 (A3)

LEGEND

- PROPOSED STAGE BOUNDARY
- EXISTING STREET NAME SIGN
- EXISTING ROAD SIGN
- PROPOSED WHEELSTOPS
- PROPOSED GIVE WAY LINE
- PROPOSED CAR PARK LINE-CONTINOUS
- PROPOSED CHEVRON AREA
- EXISTING LINEMARKING (LINETYPES AS PER PROPOSED)
- PROPOSED BOLLARD
- PROPOSED SIGN

NOTES:

1. ALL SIGNS, RRPM's AND LINEMARKING SHALL BE IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES AND AUSTRALIAN STANDARDS.
2. TRAFFIC SIGN POSTS SHALL BE IN ACCORDANCE WITH IPWEA STD. DRG. RS-131.
3. STREET NAME SIGN SHALL BE IN ACCORDANCE WITH I IPWEA STD. DRG. RS-130
4. CONTRACTOR TO ENSURE SIGN LOCATIONS ARE CLEAR OF FUTURE DRIVEWAY LOCATIONS - LOCATE ON PB OR MID BLOCK.

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1:250 5 0 5 10 A1
1:500 A3
1:5000 100 50 0 100 200 A1
1:10000 A3

CLIENT: PEET FLAGSTONE CITY Pty. Ltd.

ASSOCIATED CONSULTANT: RPS
PHONE: (07) 3437 2000

PROJECT NAME: FLAGSTONE - STAGE 10E-OVERFLOW
FLAGSTONIAN DRIVE
FLAGSTONE

DRAWING TITLE: SIGNAGE AND LINEMARKING LAYOUT PLAN

PROJECT No.	DRAWING No.	REVISION
25-0258	0840	C

PLOT - 15 Sep 2026 03:25 PM LOCATION - C:\24S_WorkSpace\data\AUMEL\SGU\125-0258 Flagstone - Stage 10A_4677\Design\Acad\10E\25-0258-SGU025-0258-0840 [SIGNS & LM]-10E.dwg