

BROWN PROPERTY GROUP MERIDIAN - STAGE 9A 1850 THOMPSONS RD, CLYDE NORTH CITY OF CASEY

SHEET INDEX

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VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME: P:\1137\1137_9A\12 - Design\6 - DGN\R01.dgn

DRAWN:	MN	DATE:	APR 2019	SCALE:	AS SHOWN
DESIGNED:	ML	DATE:	APR 2019	DATE PRINTED:	22/05/2019
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SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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COUNCIL:
CITY OF CASEY

TITLE:
BROWN PROPERTY GROUP
SUMMIT BUSINESS PARK - STAGE 9A
1850 THOMPSONS ROAD, CLYDE NORTH

LOCALITY PLAN AND SHEET INDEX

DRG NO. 1137_9A/R01	REV. C	SHEET 01 OF 15
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MELWAY REF: 131C12
SCALE 1:2500 @ A1

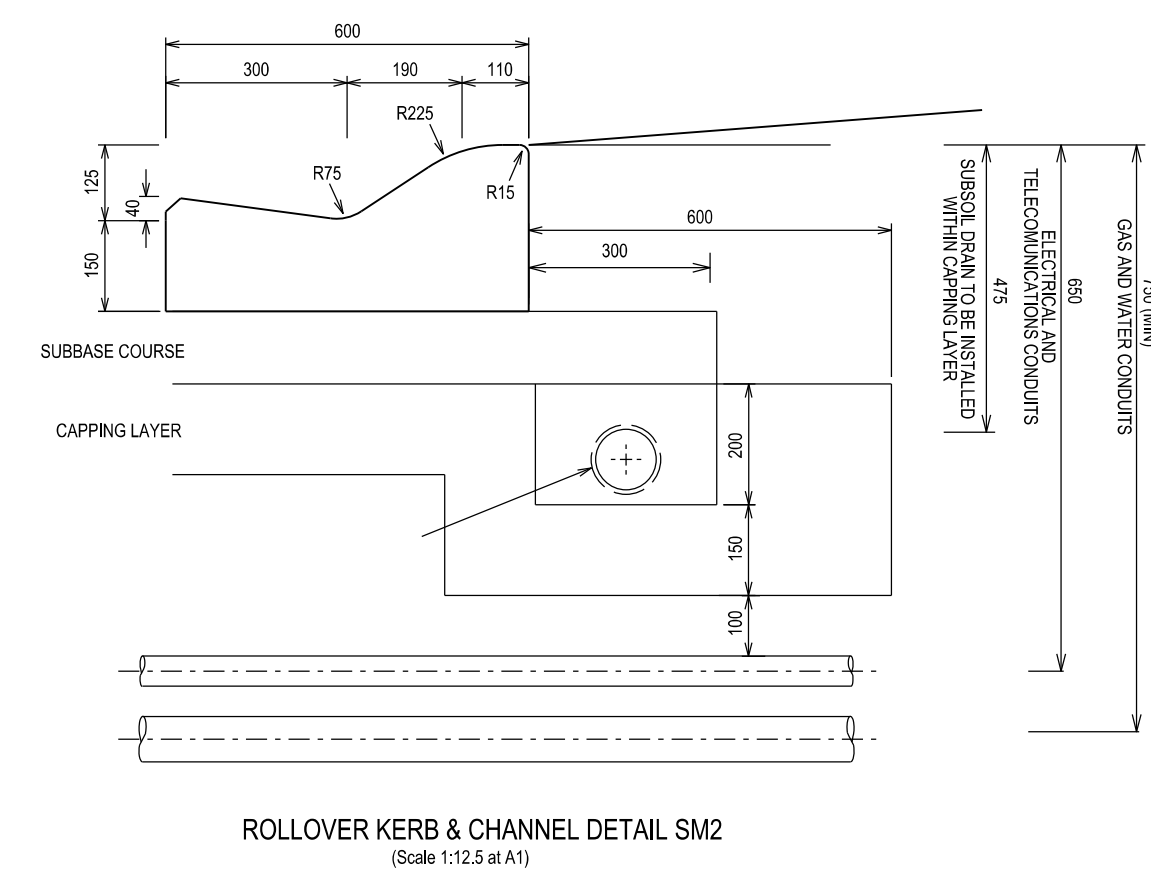
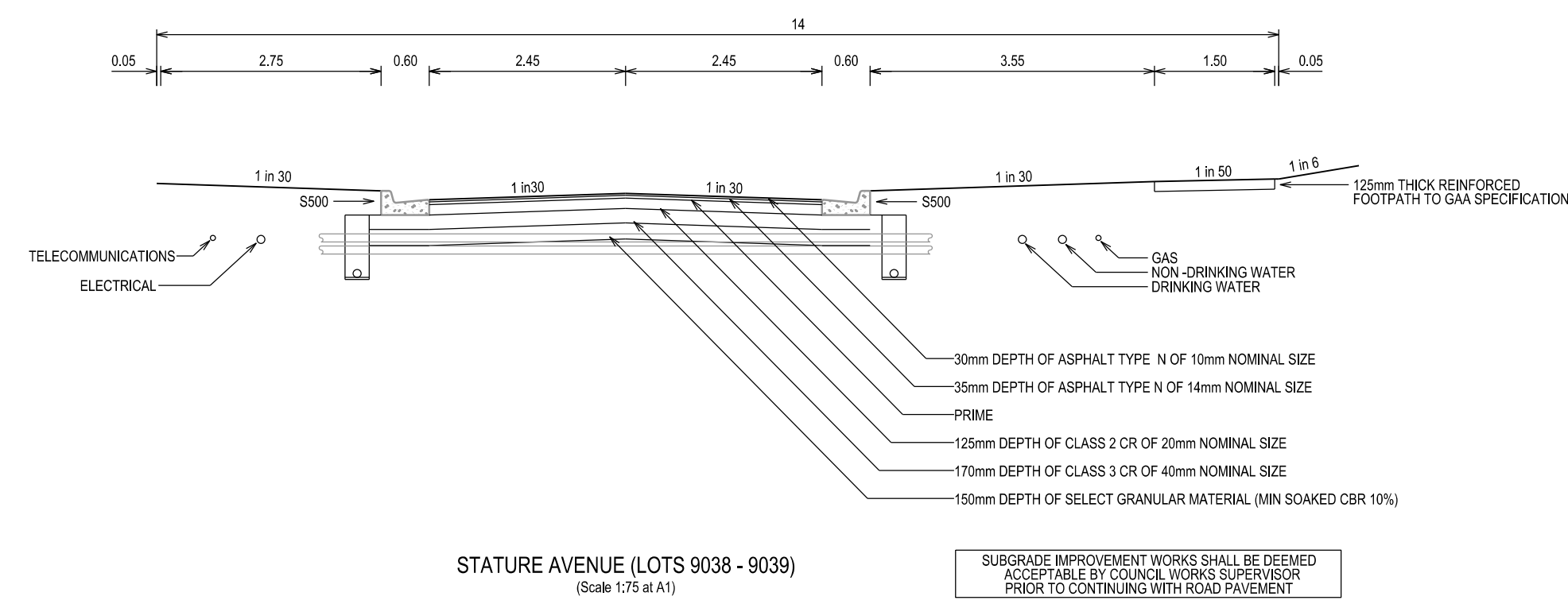
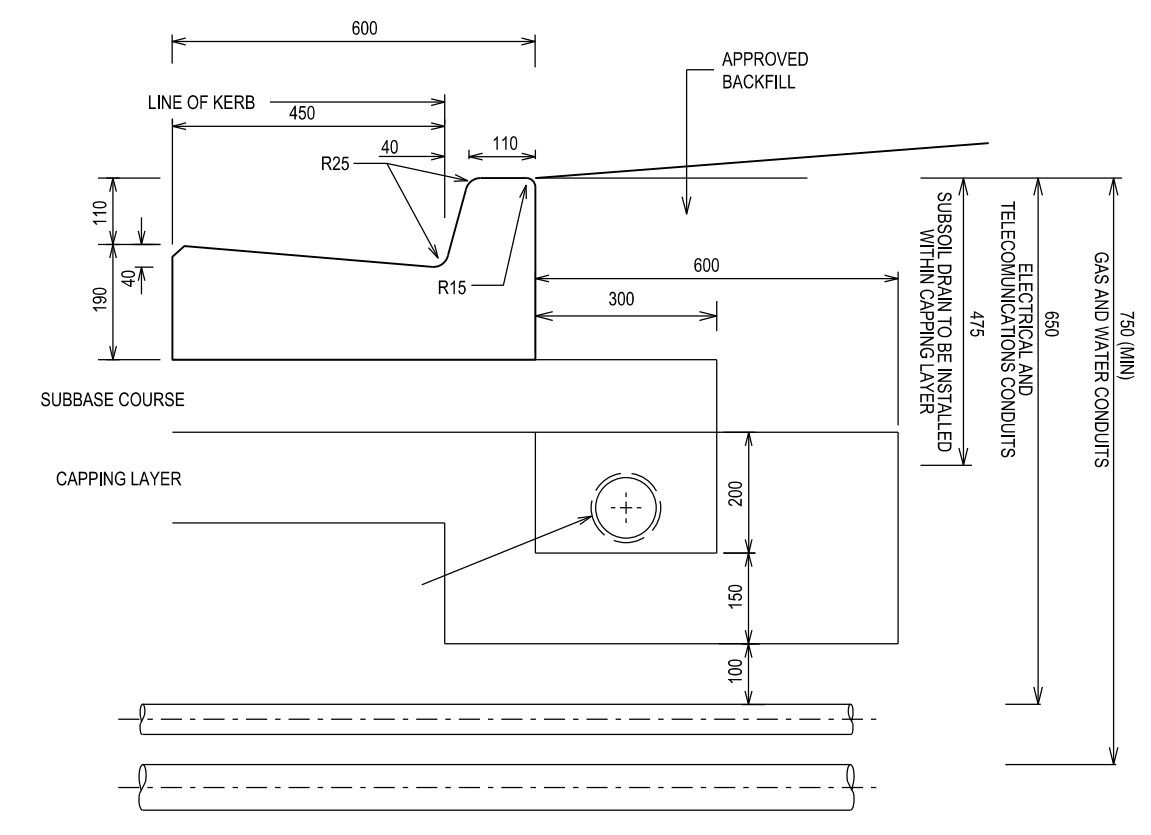
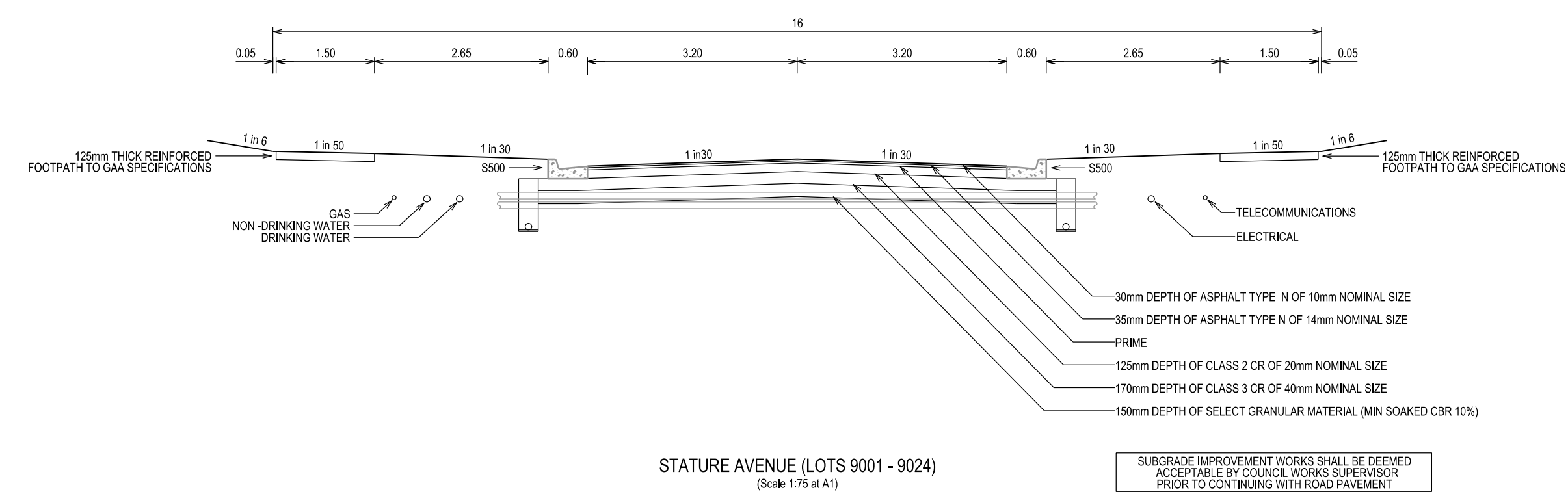
CONSTRUCTION NOTES

1. ALL LEVELS AND DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.
2. ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE CURRENT AUTHORITY STANDARDS, SPECIFICATIONS AT THE TIME OF CONSTRUCTION AND IN ACCORDANCE WITH THE AUSTRALIAN STANDARD GENERAL CONDITIONS OF CONTRACT AS 2124-1992.
3. STANDARD DRAWINGS OF THE RELEVANT ROAD AUTHORITY ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS
4. THE CERTIFIED PLAN OF SUBDIVISION IS AN ANNEXURE TO THE CONSTRUCTION DRAWINGS
5. MELBOURNE WATER PLANS FOR WETLANDS AND INFRASTRUCTURE (WHERE APPLICABLE) ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS.
6. THE SCHEDULE OF QUANTITIES ARE AN ANNEXURE TO THE CONSTRUCTION DRAWINGS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CONFIRM THE QUANTITIES REFLECT THAT OF THE CONSTRUCTION WORKS DETAILED IN THESE PLANS. THE SUPERINTENDENT IS TO BE NOTIFIED SHOULD ANY DISCREPANCIES BE IDENTIFIED.
7. ALL DISTURBED AREAS ARE TO BE GRADED, TOPSOILED TO A MINIMUM DEPTH OF 150 MILLIMETRES AND SOWN WITH APPROVED SEED MIX TO THE SATISFACTION OF THE SUPERINTENDENT.
8. APPROVAL FOR THE USE OF WATER FOR CONSTRUCTION PURPOSES IS THE RESPONSIBILITY OF THE CONTRACTOR. REFER TO THE RELEVANT WATER AUTHORITY FOR SPECIFIC REQUIREMENTS AND APPROVALS.
9. IT IS THE CONTRACTORS RESPONSIBILITY TO PROVE THE LOCATION AND DEPTH OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORKS. THE SUPERINTENDENT IS TO BE NOTIFIED SHOULD ANY DISCREPANCIES BE IDENTIFIED.
10. SITE ACCESS MUST BE MAINTAINED AT ALL TIMES. TRAFFIC MANAGEMENT PLAN MUST BE PROVIDED TO THE RELEVANT ROAD AUTHORITY (AND APPROVED) /SUPERINTENDENT PRIOR TO THE COMMENCEMENT OF WORKS.
11. ACCESS TO THE EXISTING RESIDENCE TO BE MAINTAINED AT ALL TIMES.
12. THE CONTRACTOR IS RESPONSIBLE FOR ALL ENVIRONMENTAL CONTROLS TO THE SATISFACTION OF THE RELEVANT AUTHORITIES AND EPA REQUIREMENTS.
13. APPROPRIATE INSPECTIONS ARE TO BE ARRANGED WITH THE COUNCIL WORKS SUPERVISOR
14. ALL VEGETATION TO BE RETAINED AS SPECIFIED IS TO BE PROTECTED (TPZ FENCING) PRIOR TO THE COMMENCEMENT OF WORKS
15. ALL FILLING WORKS ARE TO BE UNDERTAKEN IN ACCORDANCE WITH THE GEOTECHNICAL REPORT (REF 215255Report01.2) AND UNDERTAKEN UNDER LEVEL 1 SUPERVISION. A COMPACTION REPORT IS TO BE PROVIDED UPON COMPLETION OF THE FILLING WORKS.
16. ALL BATTERS SHALL BE BLENDED INTO THE NATURAL SURFACE TO THE SATISFACTION OF THE SUPERINTENDENT.
17. MINIMUM FALL ON LOTS IS TO BE 1 IN 150 LONGITUDINALLY.
18. PRIOR TO THE FILLING OF EXISTING OPEN DRAINS, CHANNELS OR DAMS A SUITABLY QUALIFIED GEOTECHNICAL CONSULTANT SHOULD VERIFY THE BASE IS SUITABLE FOR FILLING AND THE INVERT LEVELS ARE TO BE TAKEN TO ENSURE THE AS-CONSTRUCTED FILL DEPTHS CAN BE VERIFIED.
19. THE CONTRACTOR IS RESPONSIBLE FOR ALL SERVICE TRENCHING AND BACKFILLING FOR DRAINAGE, SEWER, POTABLE AND NON-POTABLE WATER, ELECTRICAL, TELECOMMUNICATIONS AND GAS INCLUDING THE REMOVAL/DISPOSAL OF EXCESS MATERIAL.
20. REFER TO THE RELEVANT SERVICE PLANS FOR WORKS ASSOCIATED WITH MELBOURNE WATER WORKS, SEWER, POTABLE AND NON-POTABLE WATER, ELECTRICAL, TELECOMMUNICATION AND GAS SUPPLY. THESE SERVICES ARE REFLECTED ON THE DETAIL PLANS INDICATIVELY AND MAY BE SUBJECT TO MINOR AMMENDMENTS.
21. LOCATIONS FOR SERVICE CONDUITS SHALL BE DETERMINED FROM THE RELEVANT SERVICE PLANS. WHERE THESE ARE REQUIRED TO BE ALTERED THE SUPERINTENDENT WILL CONFIRM THESE LOCATIONS AS REQUIRED. POTABLE & NON-POTABLE WATER AND GAS CONDUITS SHOULD BE A MINIMUM OF 4 METRES FROM TITLE BOUNDARIES (SIDE) WHERE POSSIBLE. CONDUIT LOCATIONS SHOULD BE POSITIONED IN CONJUNCTION WITH THE RELEVANT SUB-CONTRACTOR
22. A.G DRAINS TO BE CONSTRUCTED BEHIND ALL KERB AND CHANNEL AND LONGITUDINAL PAVEMENT JOINTS
23. RCP DRAINAGE PIPES TO BE CLASS 2, RUBBER RING JOINTED UP TO Ø675mm UNLESS OTHERWISE SPECIFIED
24. ALL DRAINAGE LINES IN ROAD RESERVES, UNDER PAVEMENTS, VEHICLE CROSS-OVERS ARE TO BE BACKFILLED WITH FCR AS PER THE RELEVANT AUTHORITY SPECIFICATIONS.
25. ALL EASEMENT DRAINS ARE AT 1 METRE OFFSET UNLESS OTHERWISE SPECIFIED.
26. ALL PIT FLOORS ARE TO BE SHAPED TO ACCOMMODATE DROP THROUGH PITS. ALL PITS TO BE CONSTURCTED TO THE COUNCIL/MPA SPECIFICATIONS.
27. ALL PIT LIDS ARE TO BE IN ACCORDANCE WITH THE COUNCIL/MPA SPECIFICATIONS
28. ALL PROPERTY INLET DRAINS TO BE Ø225mm AND MUST BE A MINIMUM OF 500 MILLIMETRES BELOW THE FINISHED SURFACE LEVELS AS REQUIRED BY THE COUNCIL/MPA SPECIFICATIONS.
29. SUBGRADE IMPROVEMENT IS TO BE APPROVED BY THE SUPERINTENDENT AND COUNCILS WORKS SUPERVISOR PRIOR TO COMMENCEMENT OF WORKS.
30. PAVEMENT DEPTHS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH THE APPROVED PLANS AND GEOTEHCNICAL REPORT (REF. 215255Report01.2). CHANGES TO THESE DEPTHS MUST BE APPROVED BY COUNCILS WORKS SUPERVISOR AND THE SUPERINTENDENT.
31. THE CONTRACTOR SHALL CONTACT THE SUPERINTENDENT FOR THE CO-ORDINATION OF ELECTRICAL WORKS AT LEAST 28 DAYS PRIOR TO THE PROPOSED COMMENCEMENT.
32. ELECTRICAL AND TELECOMMUNICATIONS CABLES ARE TO BE PLACED IN A SHARED TRENCH TO THE SPECIFICATIONS OF THE RELEVANT AUTHORITIES.
33. CONDUIT LOCATIONS AND PROPERTY DRAIN INLET LOCATIONS ARE TO BE STAMPED ON KERB AND CHANNEL AND FOOTPATH IN ACCORDANCE WITH COUNCIL/MOA SPECIFICATIONS.
34. FOOTPATHS ARE TO CONSTRUCTED 1.5 METRES WIDE AND 2.5 METRES WIDE (SHARED) IN ACCORDANCE WITH COUNCIL/MPA SPECIFICATIONS.
35. PEDESTRIAN CROSSINGS THROUGH SPLITTER ISLANDS ARE TO BE CONSTRUCTED AT PAVEMENT LEVEL.
36. VEHICLE CROSOVERS ARE SHOWN INDICATIVELY. CONSTRUCTION REQUIREMENTS INCLUDING OFFSETS ARE TO BE IN ACCORDANCE WITH COUNCIL/MPA SPECIFICATIONS
37. WHERE ALLOTMENTS ARE FILLED ABOVE FOOTPATH LEVELS, VEHICLE CROSSOVERS ARE TO BE CUT INTO ALLOTMENTS AT A MAXIMUM GRADE OF 1 IN 5
38. TBM AND PSM LOCATIONS ARE SHOWN ON SHEET 4 .
39. STREET SIGNS ARE TO BE INSTALLED IN ACCORDANCE WITH COUNCIL/MPA SPECIFICATIONS.
40. SIGNAGE, LINE MARKING AND PAVEMENT MARKERS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1742.2 2009, AND COUNCIL/MPA SPECIFICATIONS
41. TACTILE INDICATORS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1428.4.1 2009 AND VICROADS ROAD DESIGN NOTE 06-06, GUIDELINES FOR THE PLACEMENT OF TGSi AT ALL PRAM CROSSINGS, FOOTPATH JUNCTIONS IN ACCORDANCE WITH COUNCIL/MPA REQUIREMENTS
42. THE PLANS MAY ONLY BE REPRODUCED IN THEIR ENTIRETY.
43. KERB RADII LABELS ARE IN METRES AND INDICATE BACK OF KERB DIMENSIONS.

CITY OF CASEY NOTES:

1. ALL WORKS TO BE ACCORDANCE WITH CURRENT CITY OF CASEY AND/OR MPA SPECIFICATIONS AND STANDARD DRAWINGS AND TO THE SATISFACTION OF THE CITY OF CASEY SUPERVISING ENGINEER.
2. PRIOR TO COMMENCING WORKS ON SITE THE CONTRACTOR MUST ADDRESS ALL OCCUPATIONAL HEALTH & SAFETY ACT (2004) ITEMS AND ENSURE THAT THE REQUIRED NOTIFICATIONS HAVE BEEN MADE TO THE VICTORIAN WORKCOVER AUTHORITY, HEALTH & SAFETY DIVISION REGARDING TRENCHING OPERATIONS.
3. PRIOR TO COMMENCING ANY WORKS ON TRENCHES WITH DEPTHS EXCEEDING 1.5M THE CONTRACTOR'S CONSTRUCTION SUPERVISOR MUST GIVE WRITTEN NOTICE TO WORKSAFE VICTORIA IN ACCORDANCE WITH PART 5.1, DIVISION 4 OF THE OCCUPATIONAL HEALTH & SAFETY REGULATIONS (2007) & UNDERTAKE THE NECESSARY SAFETY PRECAUTIONS FOR TRENCHING OPERATIONS IN ACCORDANCE WITH THE WORKCOVER CODE OF PRACTICE (1988).
4. PAVEMENT DEPTHS MAY NEED TO BE MODIFIED DURING CONSTRUCTION, DEPENDING ONTHE ON-SITE CONDITIONS AS DIRECTED BY THE CASEY CONSTRUCTION ENGINEER OR WORKS SUPERVISOR.
5. STREET LIGHTING MUST BE PROVIDED ON ALL NEWLY CREATED ROADS AND RESERVES IN ACCORDANCE WITH THE APPROVED PUBLIC LIGHTING PLAN
6. TREE RESERVE FENCES TO BE SHOWN ON CONSTRUCTION PLANS
7. APPROPRIATE SILTATION CONTROL IS TO BE CARRIED OUT DURING THE CONSTRUCTION AND MAINTENANCE PERIODS
8. AN ENVIRONMENTAL MANAGEMENT PLAN (EMP) MUST BE SUBMITTED TO, AND APPROVED BY COUNCIL PRIOR TO THE COMMENCEMENT OF ANY WORKS ON SITE AND ALL WORKS MUST BE CARRIED OUT IN ACCORDANCE WITH THIS EMP
9. CUT BATTERS ARE TO BE HYDRO MULCHED USING APPROVED SEED MIXES.
10. REMOVAL OR RETENTION OF EXISTING TREES OR VEGETATION MUST BE IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLAN (OTHERWISE APPROVAL WILL BE REQUIRED FROM CASEY ARBORIST OR LANDSCAPE OFFICER.)
11. NO SURPLUS TREES, VEGETATION OR OTHER MATERIALS IS TO BE BURNT ON SITE.
12. ALL FOOTPATHS AND SHARED PEDESTRIAN-BICYCLE PATHS ARE TO BE 125MM THICK REINFORCED CONCRETE USING SL72 MESH AS PER EDCM 401
13. IF IMPORTED FILL MATERIAL IS TO BE PLACED ON SITE CLEAN FILL CERTIFICATES MUST BE PROVIDED FROM A NATA APPROVED TESTING LABORATORY IN ACCORDANCE WITH EPA BULLETIN PUBLICATION NO. 448 TO DEMONSTRATE ITS SUITABILITY FOR USE ON SITE.
14. FILLING IN ALL PROPERTIES & ROAD RESERVES IS TO BE CARRIED OUT USING APPROVED CLAY FILL. TOPSOIL & ALL VEGETABLE MATTER TO BE STRIPPED FROM SITE PRIOR TO FILLING. ALL FILLING TO BE CARRIED OUT IN 150MM LAYERS AND COMPACTED TO 95% OF MAX. DRY DENSITY. ALL FILLING TO COMPLY WITH AS 3798-2007, SECTION 8.2, LEVEL 1 A FILL REPORT MUST BE SUBMITTED FROM A NATA REGISTERED SOIL TESTING LABORATORY
15. DAMS TO BE LEVELED PRIOR TO FILLING AND LEVELS SHOWN ON "AS CONSTRUCTED"PLANS
16. STRUCTURAL FILL PADS WILL BE REQUIRED FOR ANY COMMUNITY,FAMILY OR CHILDRENS CENTRES IN CONSULTATION WITH CASEY'S BUILDING MANAGEMENT TEAM
17. IF ANY EXISTING SUBSTANDARD FILLING IS ENCOUNTERED ON THE SITE IT MUST BE REMOVED AND REPLACED WITH APPROVED FILL MATERIAL PROPERLY COMPACTED TO COUNCIL REQUIREMENTS. A GEO-TECHNICAL REPORT MUST BE SUBMITTED SHOWING DETAILS OF DEPTH, TYPE OF MATERIAL AND DENSITY OF THE FILL AREAS CONCERNED
18. ALL COUNCIL RESERVES MUST BE PROVIDED WITH CONNECTIONS FOR DRAINAGE, SEWERAGE, ELECTRICITY & OTHER SERVICES
19. INDUSTRIAL STRENGTH VEHICLE CROSSINGS TO BE PROVIDED FOR LOTS IN ADJACENT TO TEMPORARY CRUSHED ROCK TURN AROUND AREAS ON 'DEAD END' ROADS
20. TEMPORARY CRUSHED ROCK TURN AROUND AREAS MUST BE MAINTAINED IN A SAFE AND SOUND CONDITION SO THAT VEHICLES ARE ABLE TO USE THEM AT ALL TIMES
21. CONCRETE IS TO BE PLACED AROUND ELECTRICAL DISTRIBUTION PITS TO A MINIMUM DEPTH OF 200MM. DISTRIBUTION PITS ARE TO BE A MINIMUM OF 300MM FROM EDGE OF FOOTPATHS
22. TELECOMMUNICATION CONDUITS ARE TO BE FOR USE BY ANY TELECOMMUNICATIONS COMPANY
23. TACTILE INDICATORS ARE TO BE INSTALLED IN ACCORDANCE WITH AS1428.4.1 'DESIGN FOR ACCESS AND MOBILITY' AT ALL PRAM CROSSINGS, BUS STOPS/ HARD STANDS, ROUNDABOUTS/SIGNALS AND INTERSECTIONS AND IN ACCORDANCE WITH EDCM 403.
24. A CCTV REPORT MUST BE PROVIDED FOR ALL DRAINAGE LINES PRIOR TO ISSUE OF PRACTICAL COMPLETION.

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-	17/04/19	PRELIMINARY	PRELIMINARY
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C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY
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COUNCIL: CITY OF CASEY			
TITLE: BROWN PROPERTY GROUP SUMMIT BUSINESS PARK - STAGE 9A 1850 THOMPSONS ROAD, CLYDE NORTH			
CONSTRUCTION NOTES			
DRG NO. 1137_9A/R02	REV. C	SHEET 02 OF 15	



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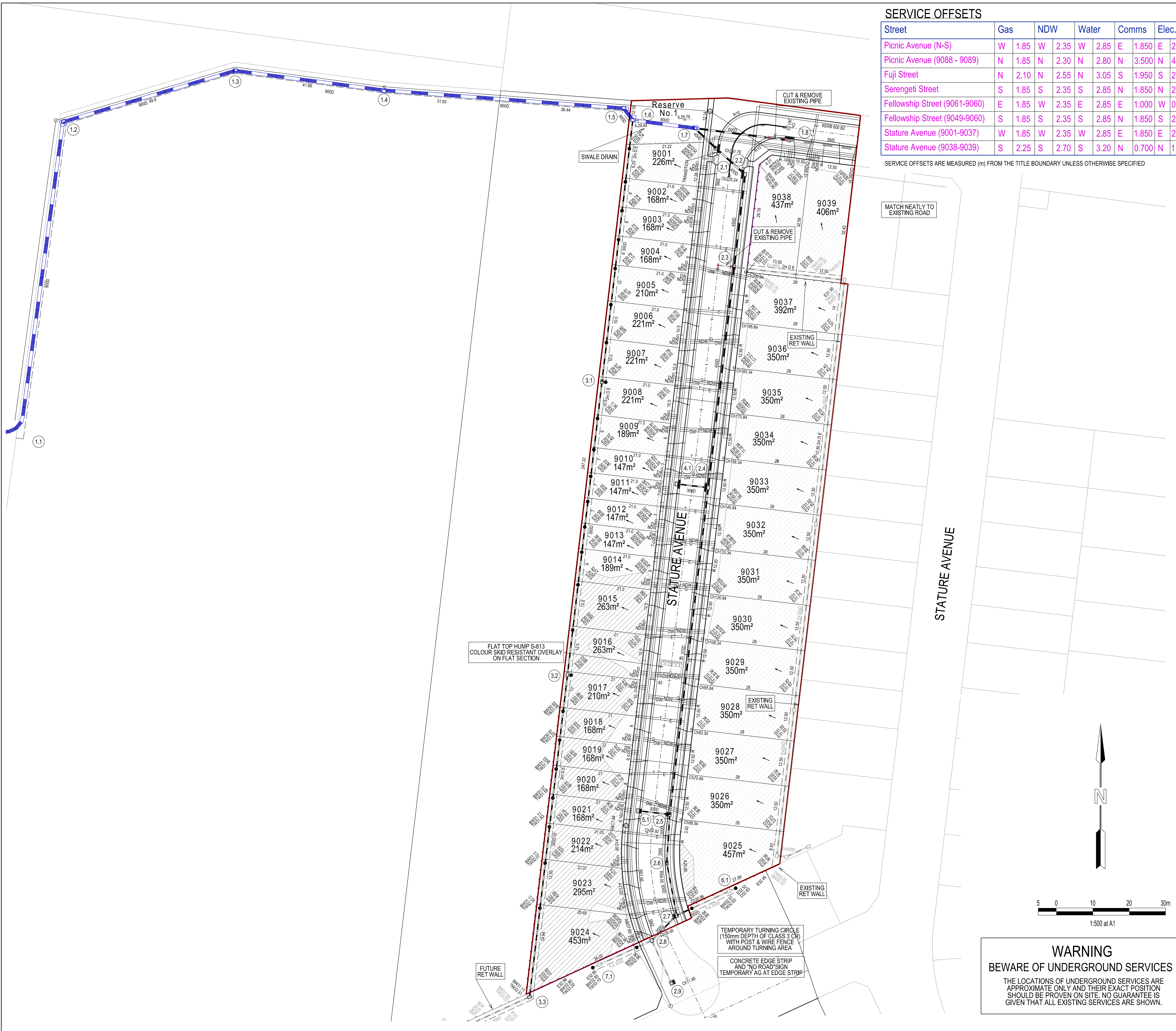
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1850 THOMPSONS ROAD, CLYDE NORTH

DRG NO. 1137_9A/03	REV. C	SHEET 03 OF 15
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SERVICE OFFSETS

Street	Gas	NDW	Water	Comms	Elec.	Lighting	Sewer
Picnic Avenue (N-S)	W 1.85	W 2.35	W 2.85	E 1.850	E 2.600	1.00	BOK W 0.80
Picnic Avenue (9088 - 9089)	N 1.85	N 2.30	N 2.80	N 3.500	N 4.250	1.00	BOK N -
Fuji Street	N 2.10	N 2.55	N 3.05	S 1.950	S 2.550	1.00	BOK N 0.80
Serengeti Street	S 1.85	S 2.35	S 2.85	N 1.850	N 2.600	1.00	BOK S 1.00
Fellowship Street (9061-9060)	E 1.85	W 2.35	E 2.85	E 1.000	W 0.800	1.00	BOK - -
Fellowship Street (9049-9060)	S 1.85	S 2.35	S 2.85	N 1.850	S 2.650	1.00	BOK N 1.00
Stature Avenue (9001-9037)	W 1.85	W 2.35	W 2.85	E 1.850	E 2.600	1.00	BOK W 0.80
Stature Avenue (9038-9039)	S 2.25	S 2.70	S 3.20	N 0.700	N 1.300	1.00	BOK S 1.00

SERVICE OFFSETS ARE MEASURED (m) FROM THE TITLE BOUNDARY UNLESS OTHERWISE SPECIFIED

LEGEND

- FOOTPATH
- VEHICULAR CROSSOVER
- KERB AND CHANNEL
- ELECTRICITY TELECOMMUNICATION } CONDUITS
- GAS DRINKING WATER NON DRINKING WATER } CONDUITS
- ELECTRICITY MAIN
- TELECOMMUNICATION MAIN
- GAS MAIN
- DRINKING WATER MAIN
- NON DRINKING WATER MAIN
- SEWER MAIN, MANHOLE, MAINTENANCE SHAFT AND SEWER PROPERTY BRANCHES
- PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
- EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
- DRAINAGE PIT NUMBER
- PROPOSED CUT AREAS
- PROPOSED FILL AREAS
- EXISTING SURFACE LEVEL
- DESIGN SURFACE LEVEL
- TOP OF BATTER LEVEL
- PRE-DEVELOPMENT LEVEL
- STREET NAME SIGN
- LOT SLOPE DIRECTION
- PERMANENT SURVEY MARK
- TEMPORARY BENCH MARK
- RETAINING WALLS
- Ex. ELECTRICITY MAIN
- Ex. TELECOMMUNICATION MAIN
- Ex. GAS MAIN
- Ex. DRINKING WATER MAIN
- PROPOSED 225DIA NDW MAIN
- PROPOSED 300DIA DW MAIN

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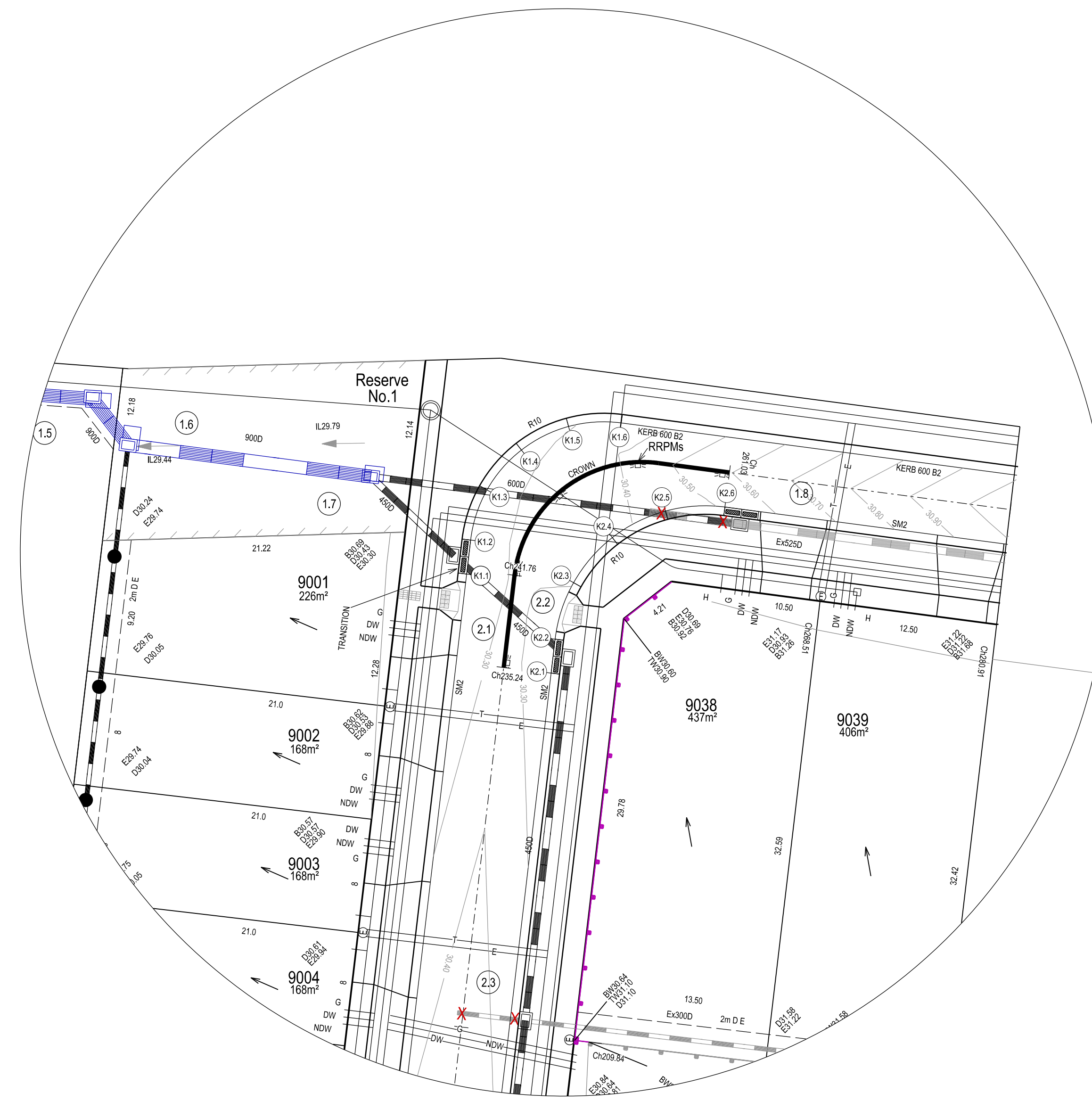


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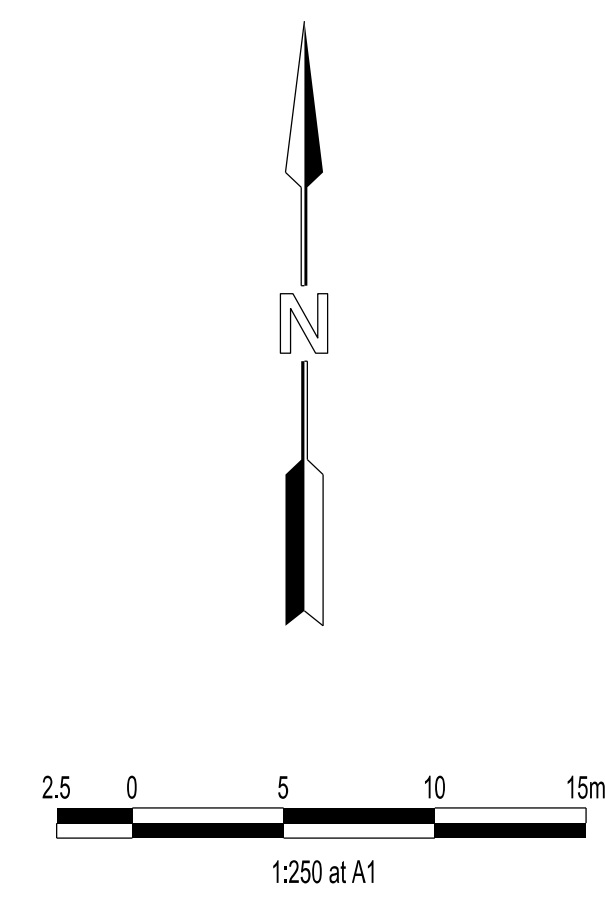
DRG NO. 1137_9A/R04	REV. C	SHEET 04 OF 15
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WARNING
BEWARE OF UNDERGROUND SERVICES
THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.



LEGEND

	FOOTPATH
	VEHICULAR CROSSOVER
	KERB AND CHANNEL
	ELECTRICITY } CONDUITS TELECOMMUNICATION }
	GAS } CONDUITS DRINKING WATER } NON DRINKING WATER }
	ELECTRICITY MAIN
	TELECOMMUNICATION MAIN
	GAS MAIN
	DRINKING WATER MAIN
	NON DRINKING WATER MAIN
	SEWER MAIN, MANHOLE AND MAINTENANCE SHAFT
	PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
	EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
	MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
	MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
	DRAINAGE PIT NUMBER
	PROPOSED CUT AREAS
	PROPOSED FILL AREAS
	E000.00 EXISTING SURFACE LEVEL
	D000.00 DESIGN SURFACE LEVEL
	B000.00 TOP OF BATTER LEVEL
	P000.00 PRE-DEVELOPMENT LEVEL
	STREET NAME SIGN
	LOT SLOPE DIRECTION
	PERMANENT SURVEY MARK
	TEMPORARY BENCH MARK
	RETAINING WALLS



STATURE AVENUE

STATURE AVENUE

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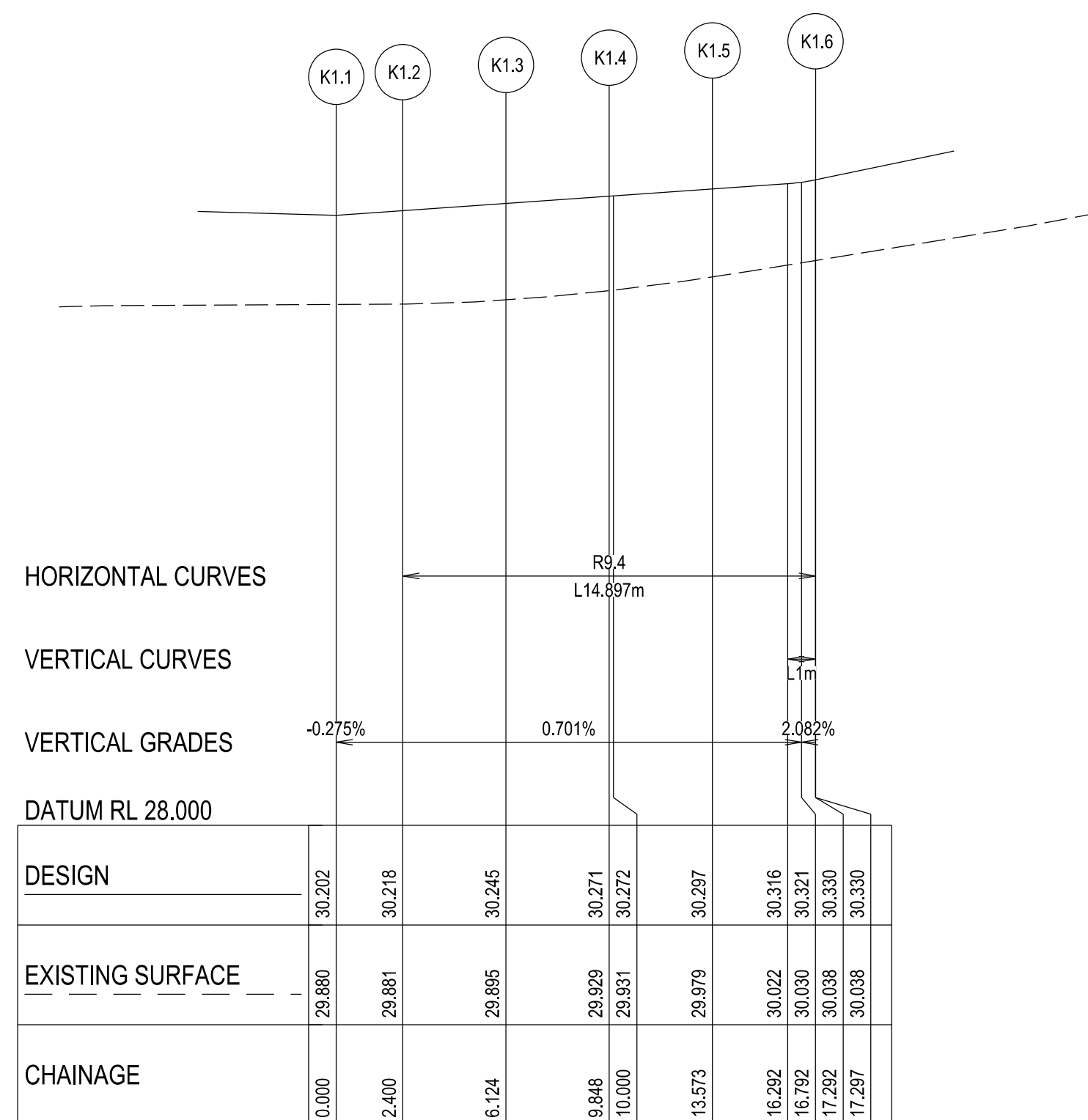
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COUNCIL:
CITY OF CASEY

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INTERSECTION DETAILS

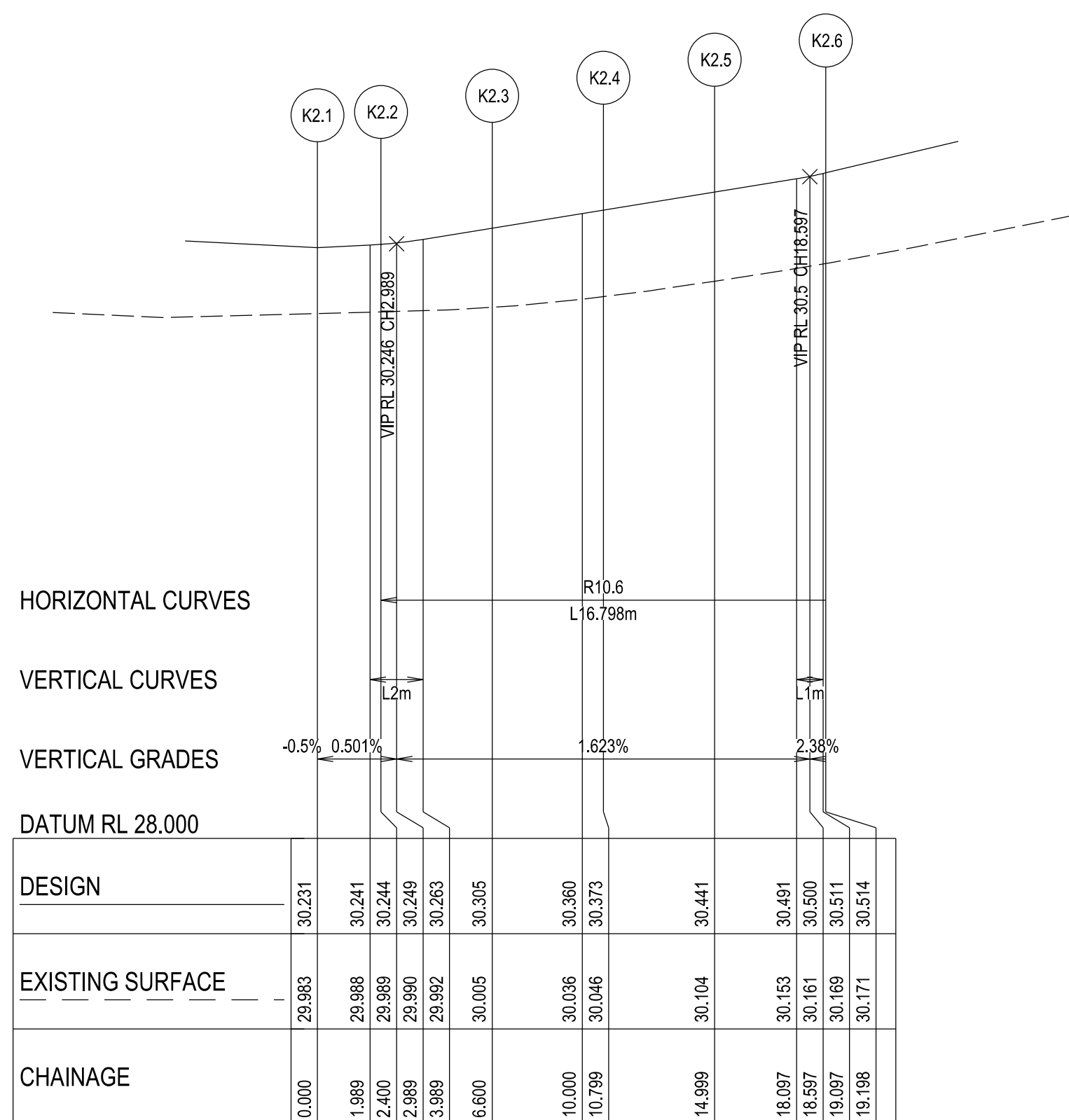
DRG NO. 1137_9A/05	REV. C	SHEET 05 OF 15
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K01 - LONGITUDINAL SECTION
 A1 HORZ SCALE 1:200
 A1 VERT SCALE 1:20

DESIGN	30.202	30.218	30.245	30.271	30.272	30.297	30.316	30.321	30.350	30.330
EXISTING SURFACE	29.880	29.881	29.895	29.929	29.931	29.979	30.022	30.030	30.038	30.038
CHAINAGE	0.000	2.400	6.124	9.848	10.000	13.573	16.282	16.752	17.292	17.297

POINT NO.	EASTING	NORTHING	RL
K1.1	354879.809	5782778.142	30.202
K1.2	354880.089	5782780.525	30.218
K1.3	354881.237	5782784.042	30.245
K1.4	354883.652	5782786.844	30.271
K1.5	354886.963	5782788.497	30.297
K1.6	354890.654	5782788.745	30.33



K02 - LONGITUDINAL SECTION
 A1 HORZ SCALE 1:200
 A1 VERT SCALE 1:20

DESIGN	30.231	30.241	30.244	30.249	30.263	30.305	30.360	30.373	30.441	30.491	30.500	30.511	30.514
EXISTING SURFACE	29.983	29.988	29.989	29.990	29.992	30.005	30.036	30.046	30.104	30.153	30.161	30.169	30.171
CHAINAGE	0.000	1.989	2.400	2.989	3.989	6.600	10.000	10.799	14.999	18.097	18.597	19.097	19.198

POINT NO.	EASTING	NORTHING	RL
K2.1	354885.736	5782771.19	30.231
K2.2	354886.017	5782773.573	30.244
K2.3	354887.311	5782777.54	30.305
K2.4	354890.035	5782780.699	30.373
K2.5	354893.768	5782782.563	30.441
K2.6	354897.929	5782782.842	30.514

VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME: P:\1137\1137_9A\12 - Design\6 - DGN\R06.dgn

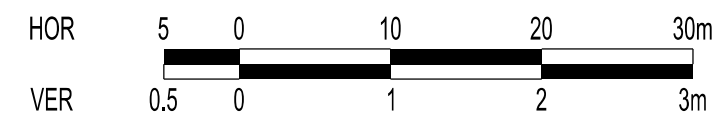
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DESIGNED:	ML	DATE:	APR 2019	DATE PRINTED:	22/05/2019
AUTHORISED:	TS	DATE:	APR 2019		



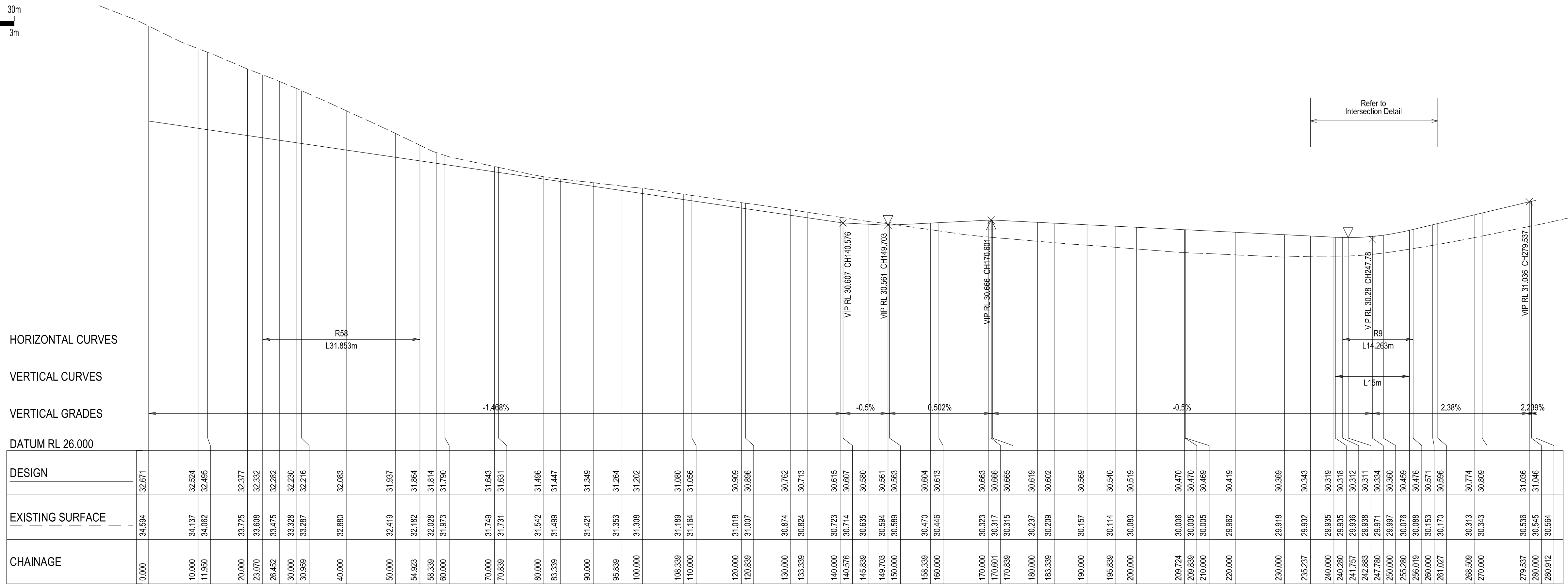
SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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COUNCIL:
CITY OF CASEY

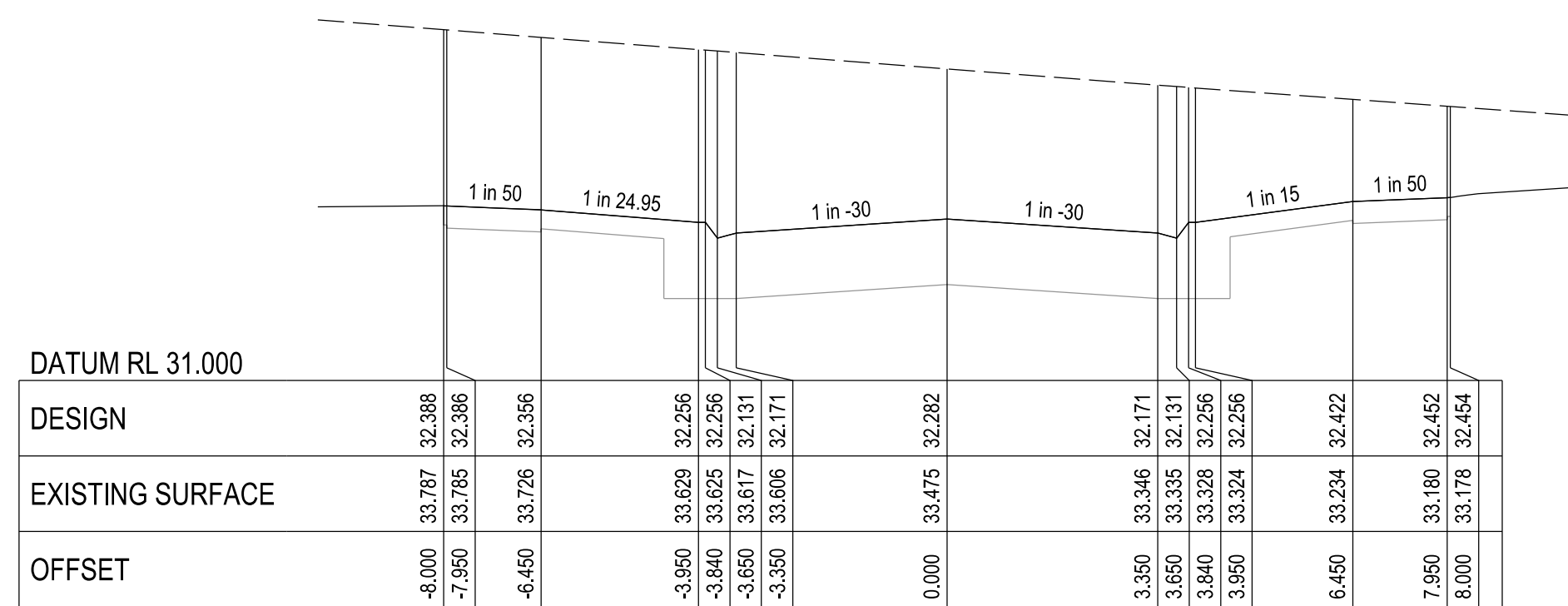
TITLE:
**BROWN PROPERTY GROUP
 SUMMIT BUSINESS PARK - STAGE 9A
 1850 THOMPSONS ROAD, CLYDE NORTH**



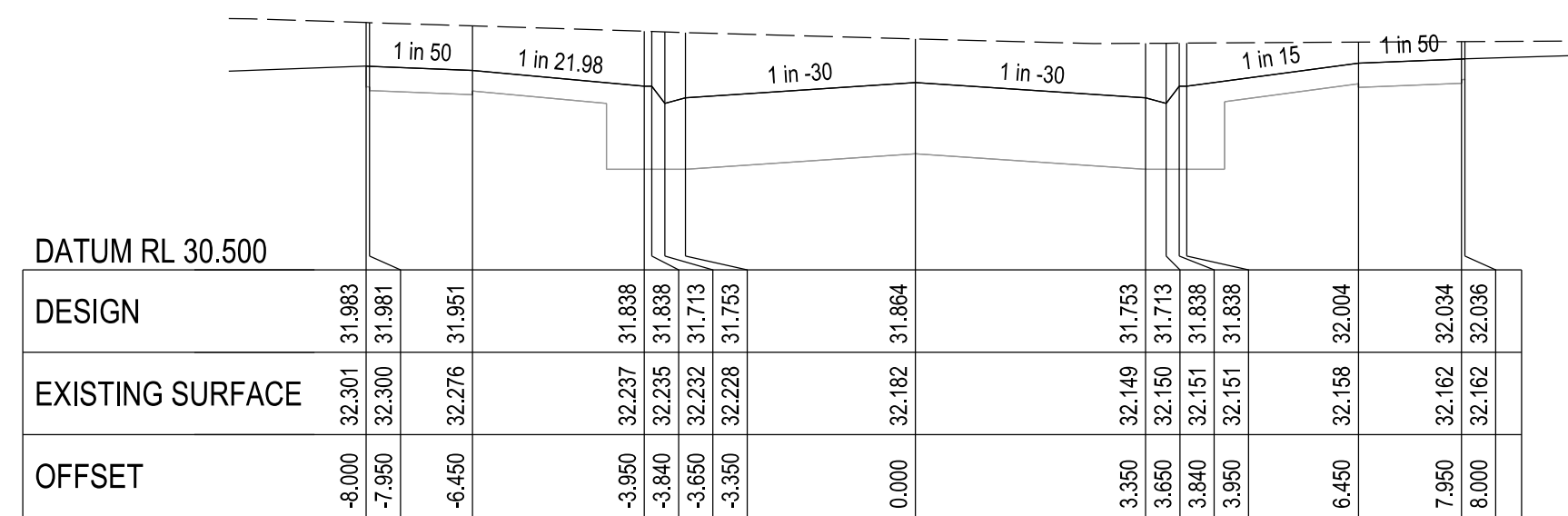
HOR 1:500 at A1
VER 1:50 at A1



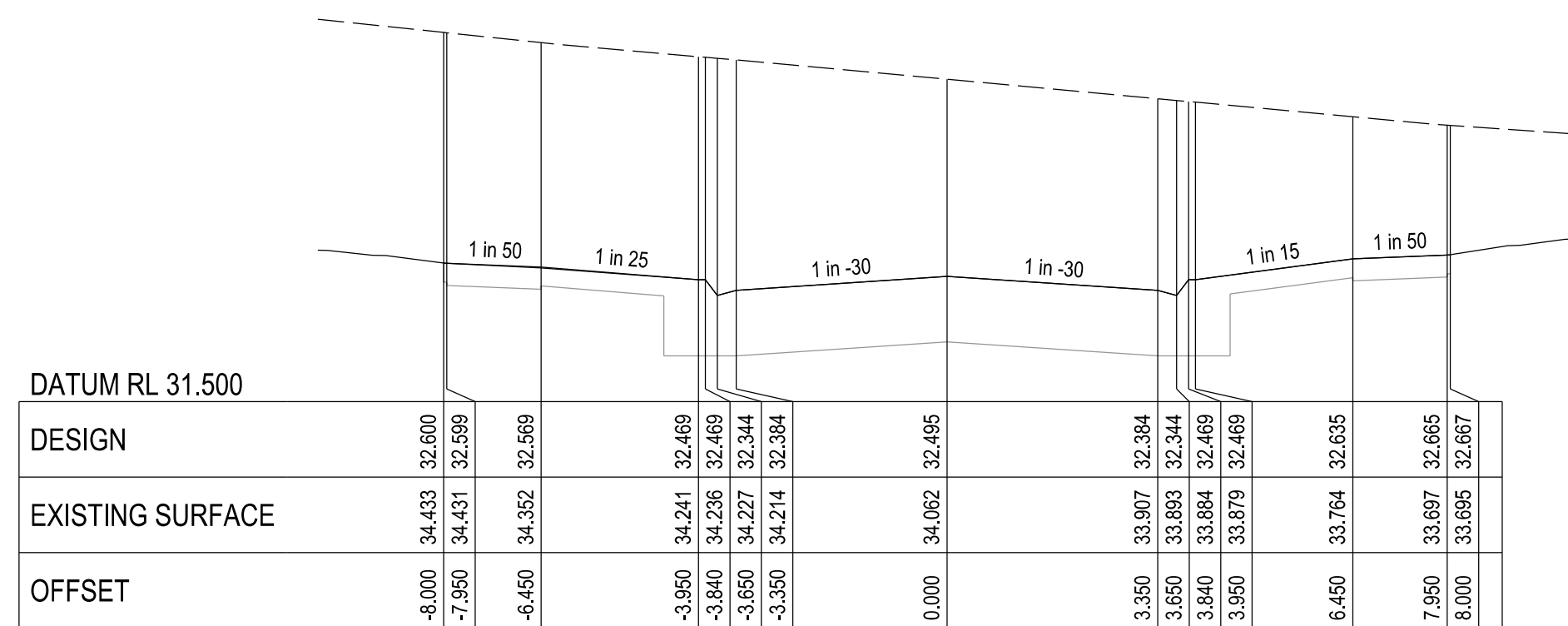
R13 - LONGITUDINAL SECTION
A1 HORZ SCALE 1:500
A1 VERT SCALE 1:50



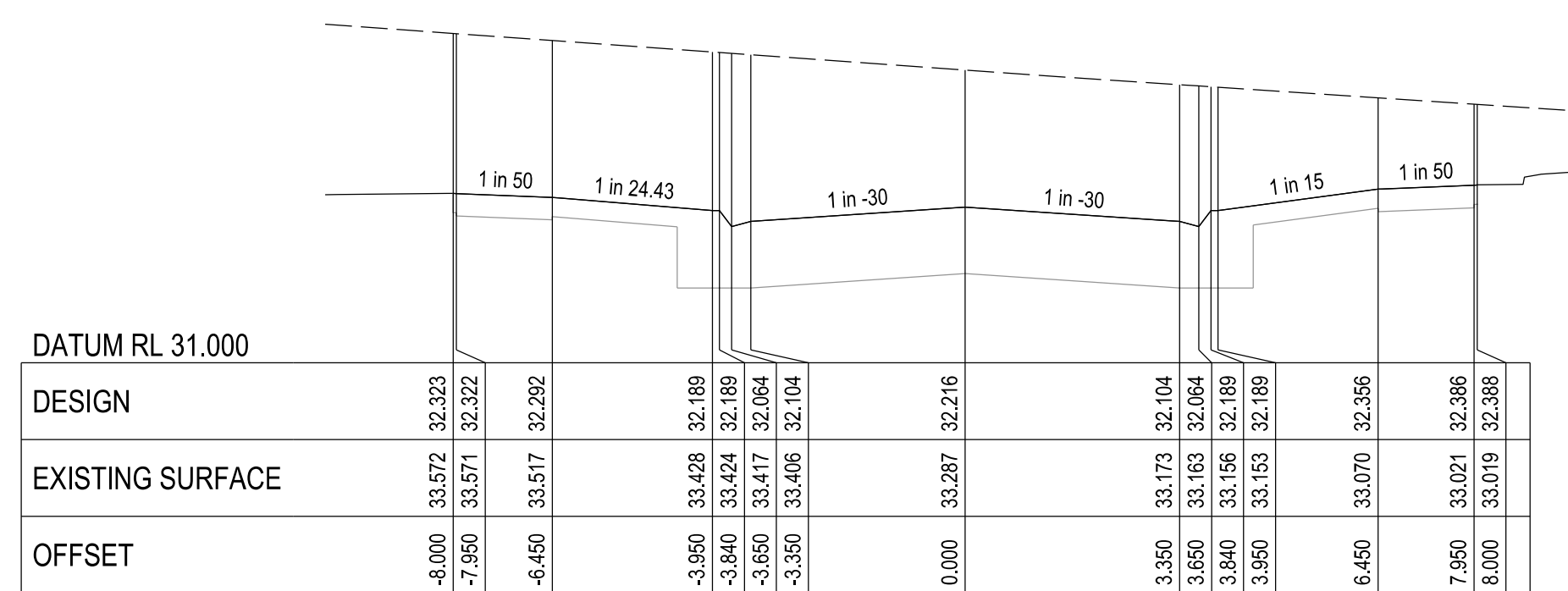
CHAINAGE 26.452



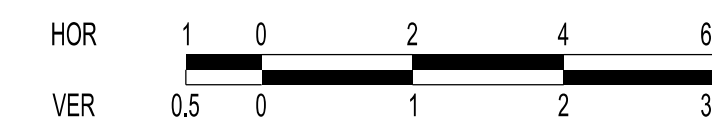
CHAINAGE 54.923



CHAINAGE 11.95



CHAINAGE 30.959



HOR 1:100 at A1
VER 1:50 at A1

VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME: P:\1137\1137_9A\E12 - Design\6 - DGN\R07.dgn

DRAWN: MN	DATE: APR 2019	SCALE: AS SHOWN
DESIGNED: ML	DATE: APR 2019	DATE PRINTED: 22/05/2019
AUTHORISED: TS	DATE: APR 2019	

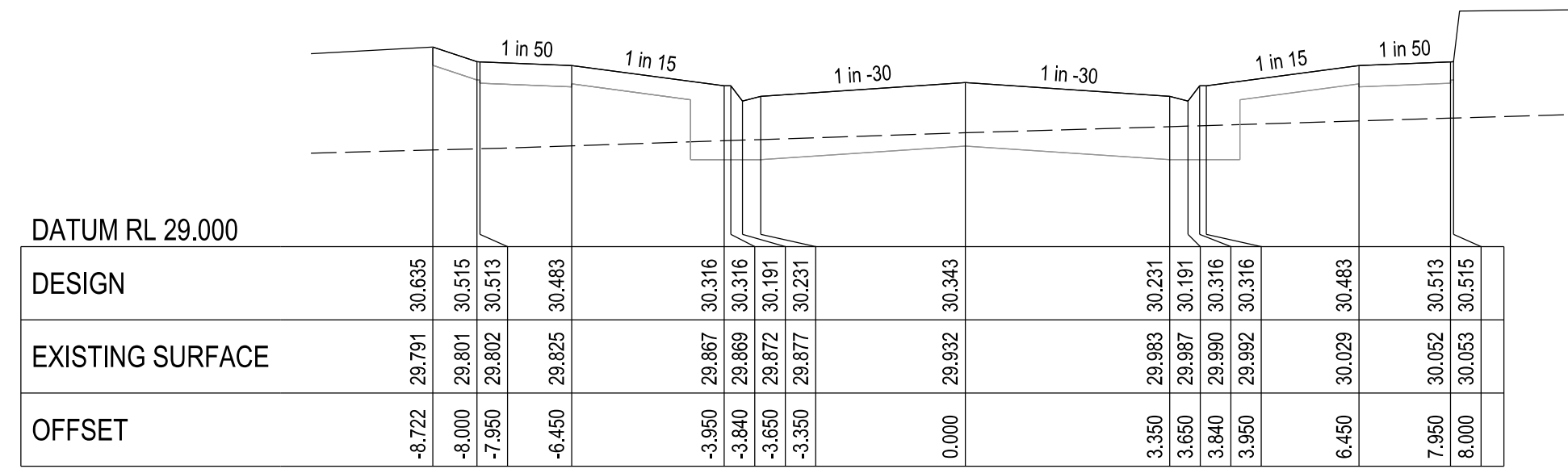


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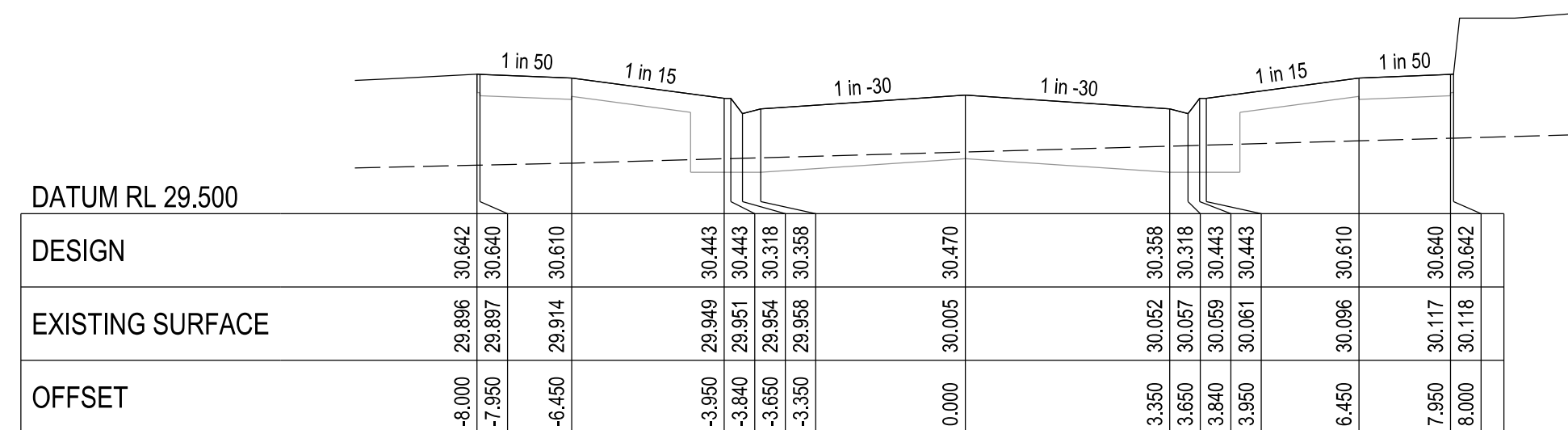
CITY OF CASEY
TITLE:
BROWN PROPERTY GROUP
SUMMIT BUSINESS PARK - STAGE 9A
1850 THOMPSONS ROAD, CLYDE NORTH

STATURE AVENUE LONGITUDINAL AND CROSS SECTIONS

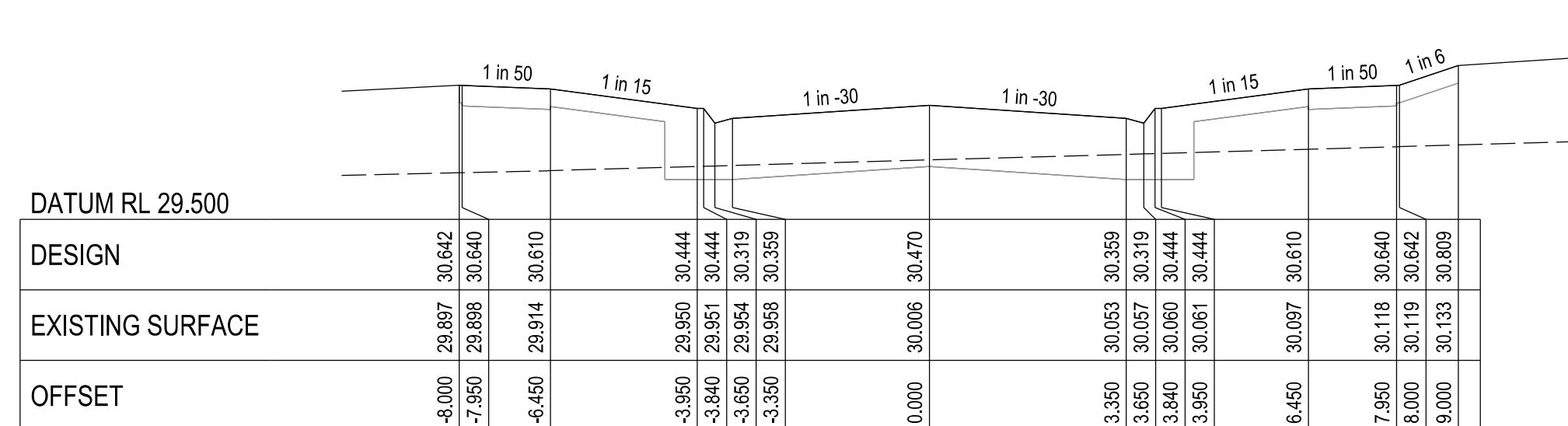
DRG NO. 1137_9A/R07	REV. C	SHEET 07 OF 15
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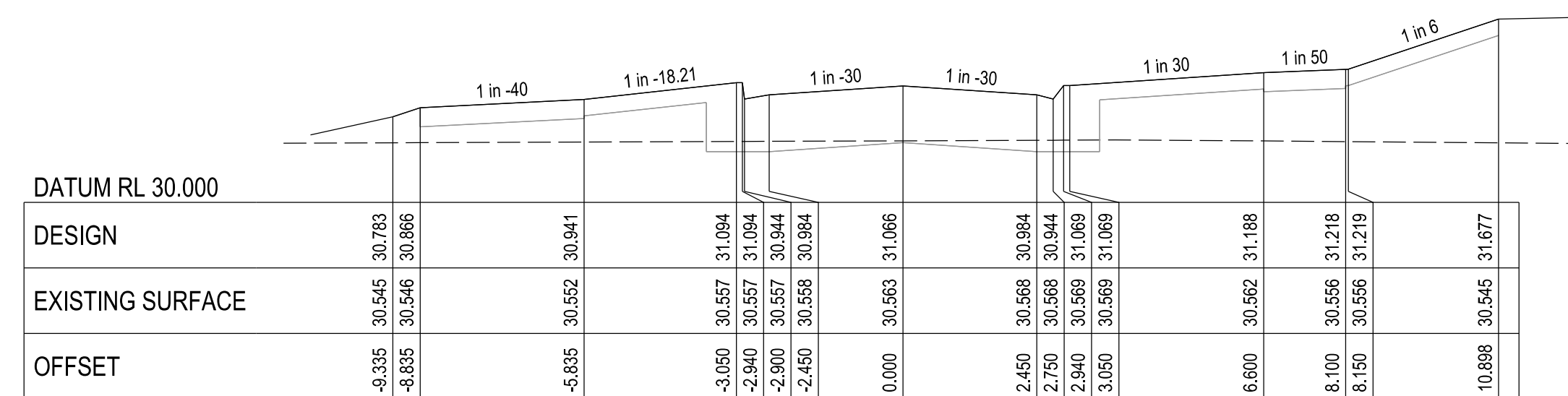
CHAINAGE 235.237



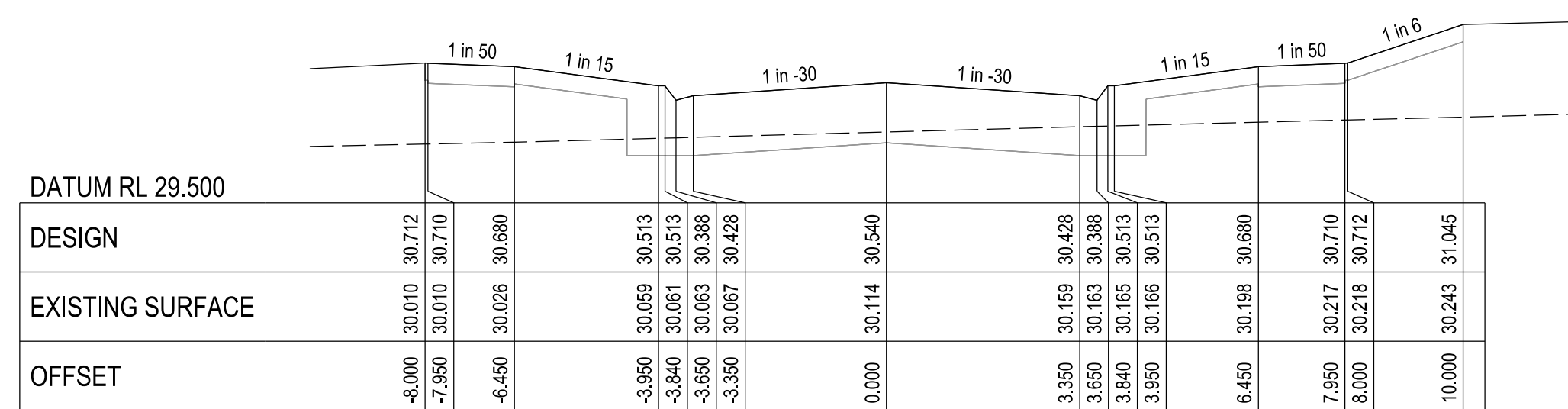
CHAINAGE 209.839



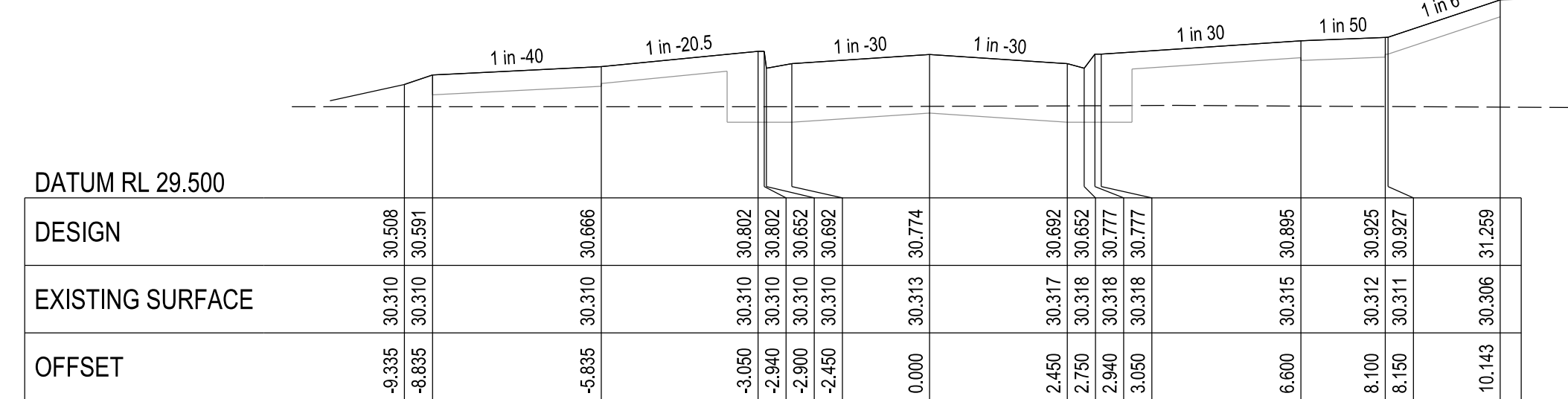
CHAINAGE 209.724



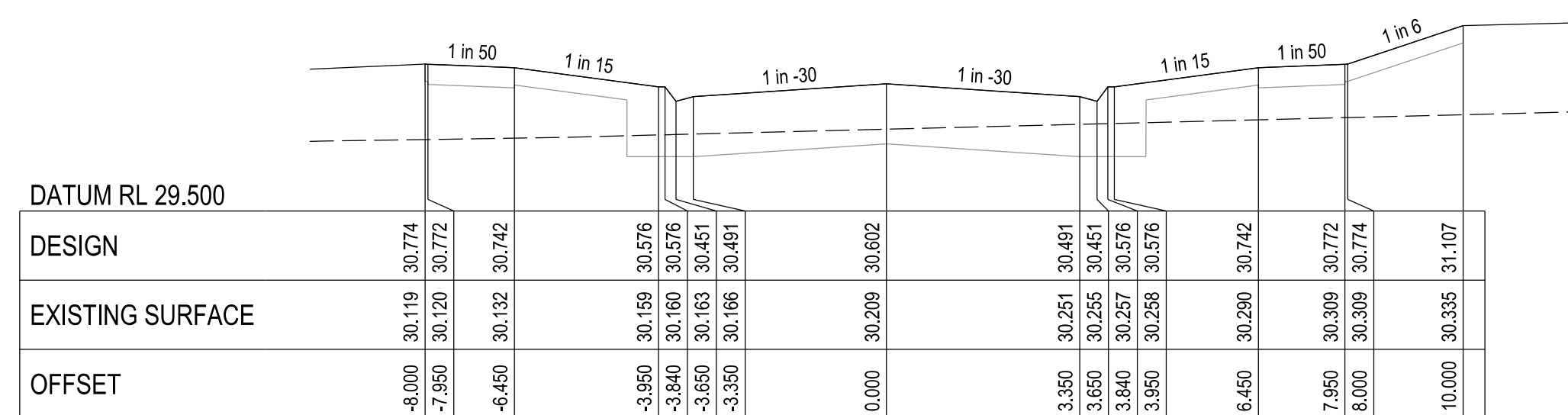
CHAINAGE 280.877



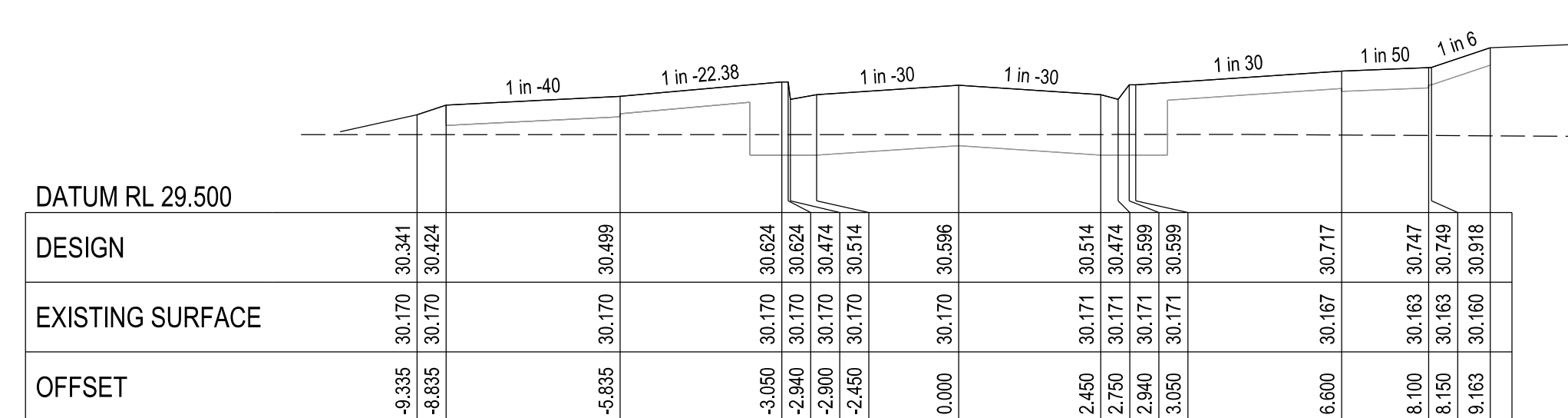
CHAINAGE 195.839



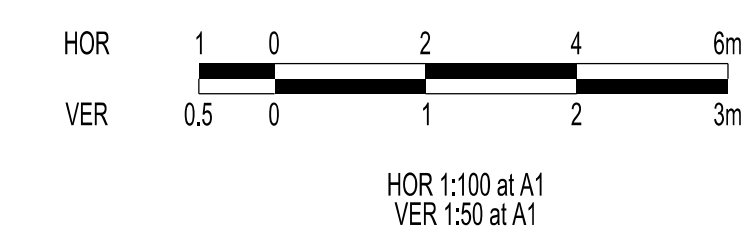
CHAINAGE 268.509



CHAINAGE 183.339



CHAINAGE 261.027



VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

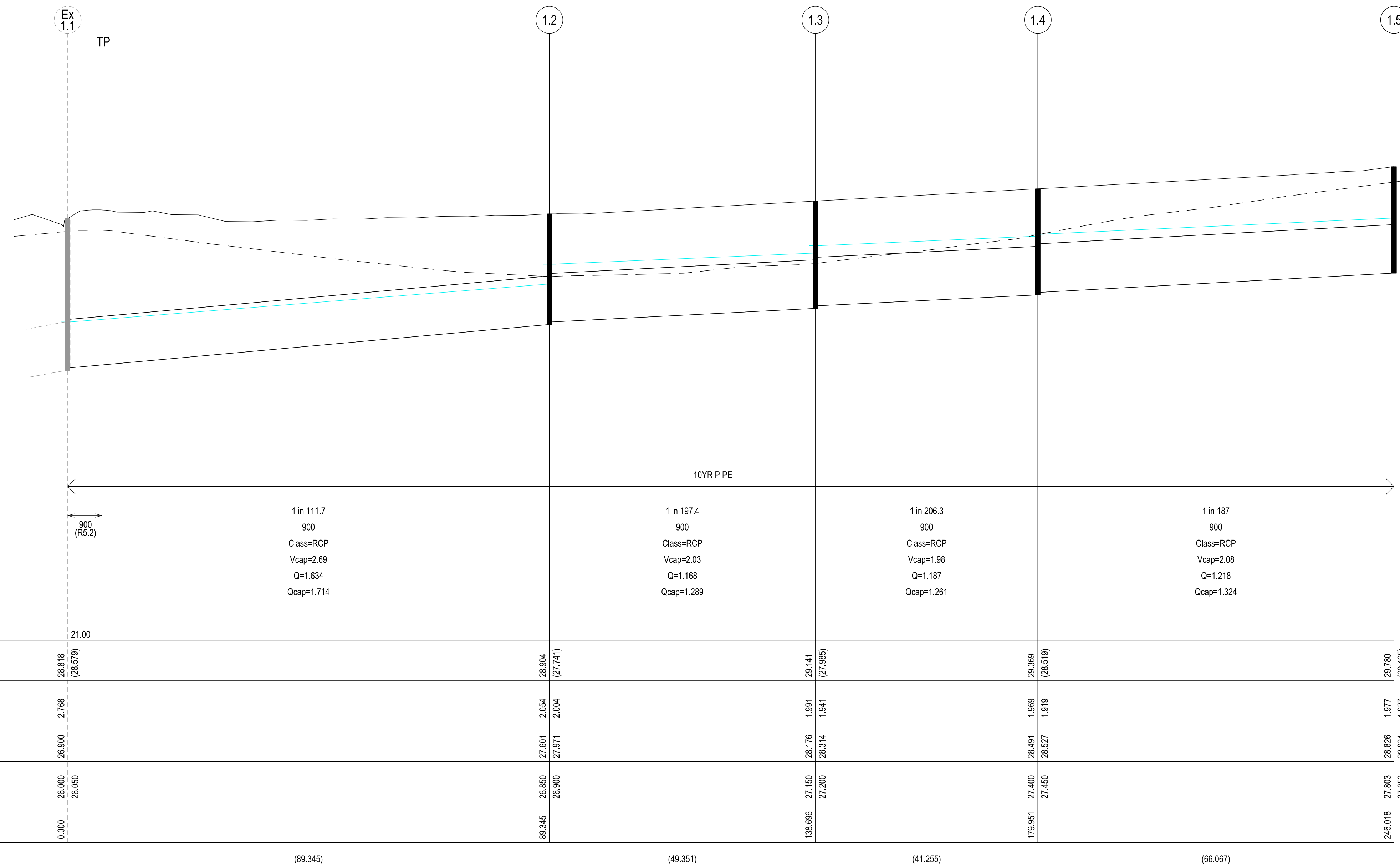
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DRAWN:	MN	DATE:	APR 2019	SCALE:	AS SHOWN
DESIGNED:	ML	DATE:	APR 2019	DATE PRINTED:	22/05/2019
AUTHORISED:	TS	DATE:	APR 2019		

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LAND DEVELOPMENT CONSULTANTS
SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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COUNCIL:
CITY OF CASEY
TITLE:
**BROWN PROPERTY GROUP
SUMMIT BUSINESS PARK - STAGE 9A
1850 THOMPSONS ROAD, CLYDE NORTH**

STATURE AVENUE CROSS SECTIONS 2
DRG NO. 1137_9A/R09
REV. C
SHEET 09 OF 15

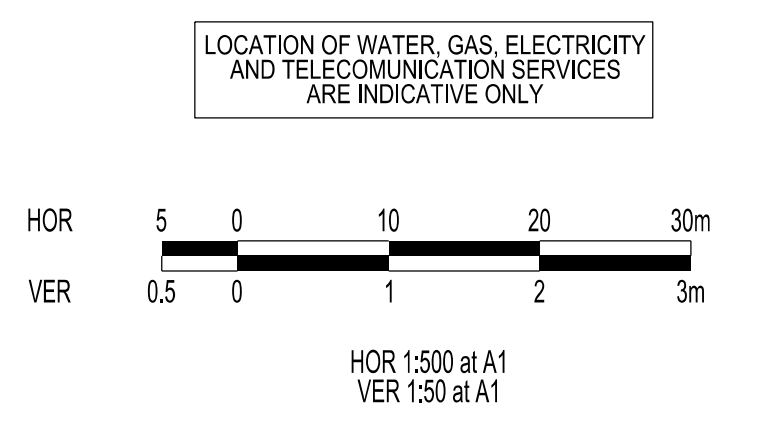


PIPE GRADE (1 in)
 PIPE SIZE (mm)
 PIPE CLASS/TYPE
 Vcap - CAPACITY VELOCITY (m/s)
 Q - PIPE FLOW (m3/s)
 Qcap - CAPACITY FLOW (m3/s)

DATUM RL	21.00					
COVER (& NATURAL SURFACE) LEVEL (---)	28.818 (28.579)		28.904 (27.741)	29.144 (27.995)	29.389 (28.519)	29.780 (29.495)
DEPTH TO INVERT	2.768		2.054 2.004	1.991 1.941	1.989 1.919	1.977 1.927
HYDRAULIC GRADE LINE	26.900		27.601 27.971	28.176 28.314	28.491 28.527	28.826 29.031
INVERT LEVEL	26.000 26.050		26.850 26.900	27.150 27.200	27.400 27.450	27.803 27.853
PIPE CHAINAGE	0.000		89.345	138.696	179.951	246.018
			(89.345)	(49.351)	(41.255)	(66.067)

STOP
 Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.

WARNING
BEWARE OF UNDERGROUND SERVICES
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.



VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME: P:\1137\1137_9A\12 - Design\6 - DGN\10.dgn

DRAWN: MN	DATE: APR 2019	SCALE: AS SHOWN
DESIGNED: ML	DATE: APR 2019	DATE PRINTED: 22/05/2019
AUTHORISED: TS	DATE: APR 2019	

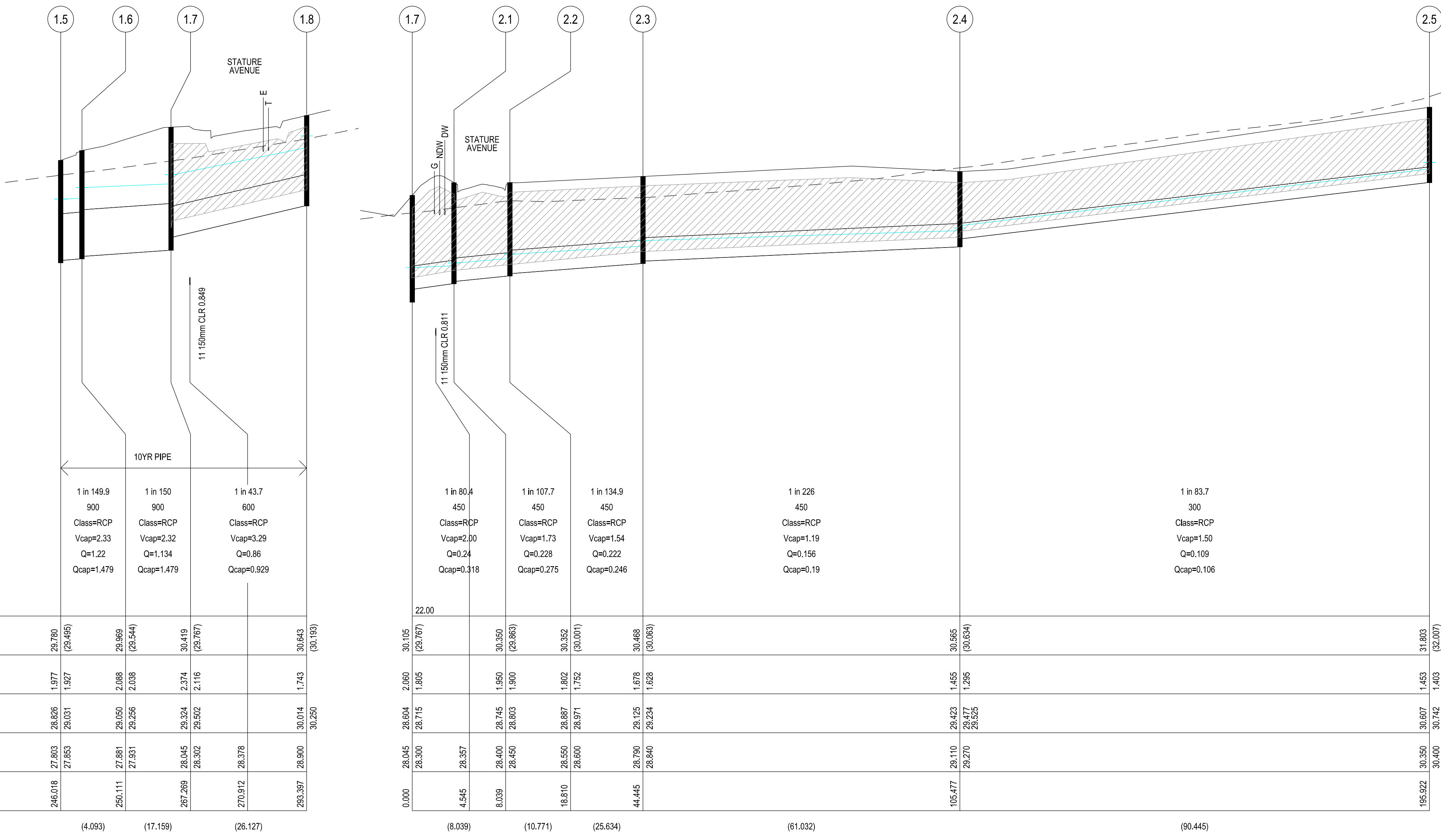


COUNCIL:
CITY OF CASEY

TITLE:
**BROWN PROPERTY GROUP
 SUMMIT BUSINESS PARK - STAGE 9A
 1850 THOMPSONS ROAD, CLYDE NORTH**

DRAINAGE LONGITUDINAL SECTIONS 1

DRG NO. 1137_9A/10	REV. C	SHEET 10 OF 15
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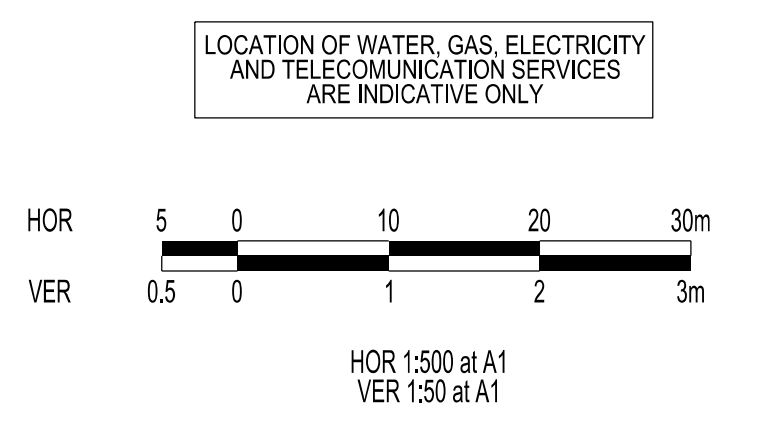
PIPE GRADE (1 in)
 PIPE SIZE (mm)
 PIPE CLASS/TYPE
 Vcap - CAPACITY VELOCITY (m/s)
 Q - PIPE FLOW (m3/s)
 Qcap - CAPACITY FLOW (m3/s)

DATUM RL	1.5	1.6	1.7	1.8
COVER (& NATURAL SURFACE) LEVEL (---)	29.780 (29.485)	29.989 (29.544)	30.419 (29.767)	30.643 (30.183)
DEPTH TO INVERT	1.977 1.927	2.088 2.038	2.374 2.116	1.743
HYDRAULIC GRADE LINE	28.826 29.031	29.050 29.256	29.324 29.502	30.014 30.250
INVERT LEVEL	27.803 27.853	27.881 27.931	28.045 28.302	28.900
PIPE CHAINAGE	246.018 (4.093)	250.111 (17.159)	267.269 (26.127)	293.397

DATUM RL	1.7	2.1	2.2	2.3	2.4	2.5
COVER (& NATURAL SURFACE) LEVEL (---)	30.105 (29.767)	30.350 (29.863)	30.352 (30.001)	30.468 (30.083)	30.586 (30.634)	31.803 (32.007)
DEPTH TO INVERT	2.060 1.865	1.950 1.900	1.602 1.752	1.678 1.628	1.455 1.295	1.453 1.403
HYDRAULIC GRADE LINE	28.804 28.715	28.745 28.803	28.887 28.971	29.125 29.234	29.423 29.477 29.525	30.607 30.742
INVERT LEVEL	28.045 28.300	28.400 28.450	28.550 28.600	28.790 28.840	29.110 29.270	30.350 30.400
PIPE CHAINAGE	0.000 4.545	8.039 (10.771)	18.810 (25.634)	44.445 (61.032)	105.477 (90.445)	195.922

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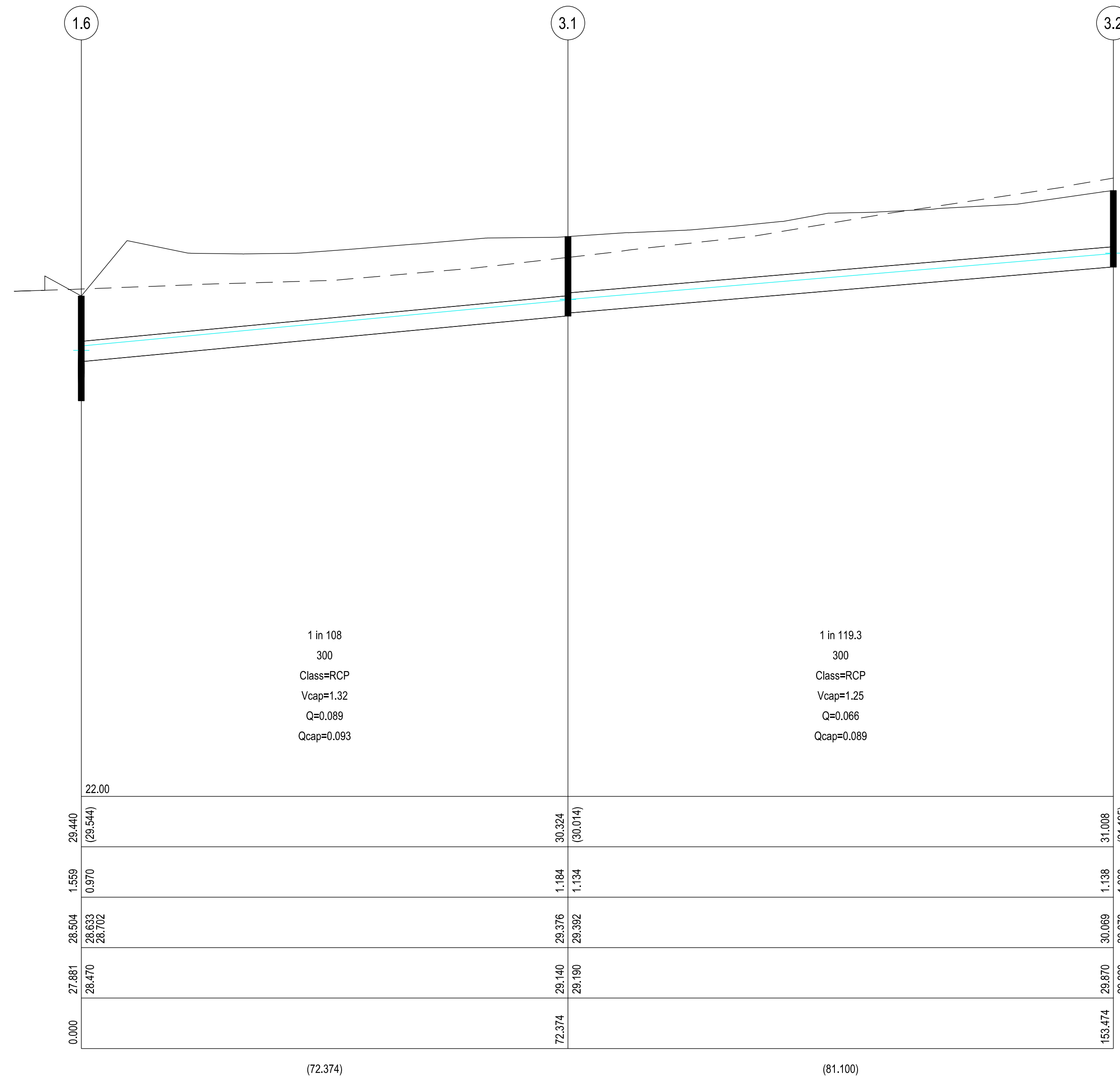
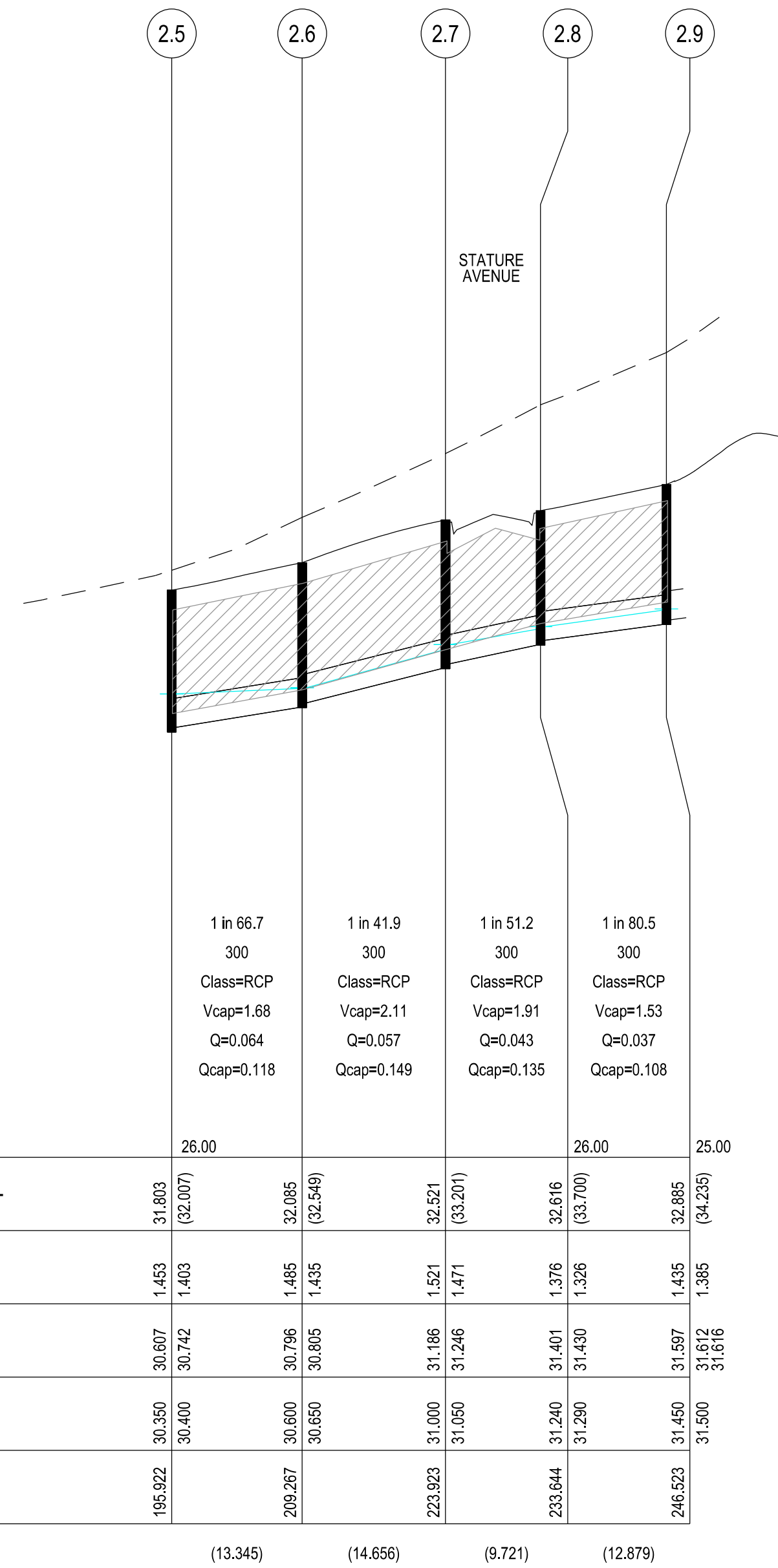


REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME:	P:\1137\1137_9A\12 - Design\6 - DGN\R11.dgn		
DRAWN:	MN	DATE:	APR 2019
DESIGNED:	ML	DATE:	APR 2019
AUTHORISED:	TS	DATE:	APR 2019



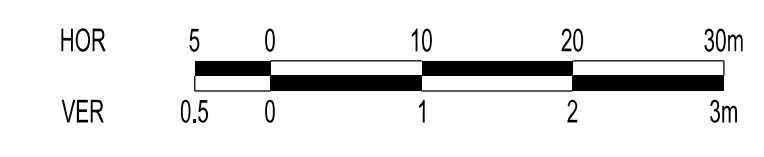
COUNCIL:	CITY OF CASEY		
TITLE:	BROWN PROPERTY GROUP SUMMIT BUSINESS PARK - STAGE 9A 1850 THOMPSONS ROAD, CLYDE NORTH		
DRG NO.	1137_9A/11	REV.	C
			SHEET 11 OF 15



STOP
Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.

WARNING
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LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME:	P:\1137\1137_9A\12 - Design\6 - DGN\R12.dgn		
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DESIGNED:	ML	DATE:	APR 2019
AUTHORISED:	TS	DATE:	APR 2019
SCALE:	AS SHOWN		
DATE PRINTED:	22/05/2019		

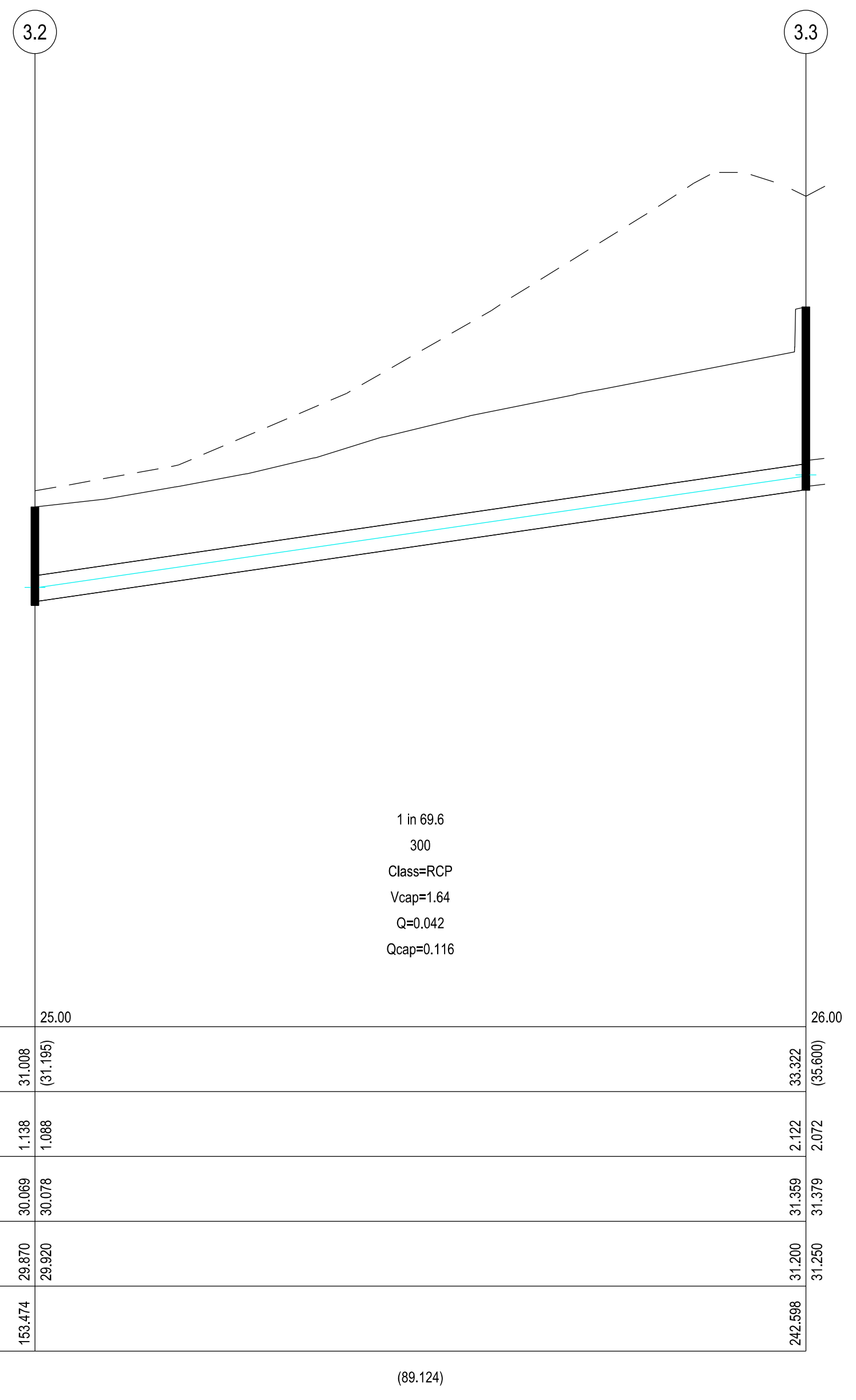


COUNCIL:
CITY OF CASEY

TITLE:
**BROWN PROPERTY GROUP
SUMMIT BUSINESS PARK - STAGE 9A
1850 THOMPSONS ROAD, CLYDE NORTH**

DRAINAGE LONGITUDINAL SECTIONS 3

DRG NO. 1137_9A/12	REV. C	SHEET 12 OF 15
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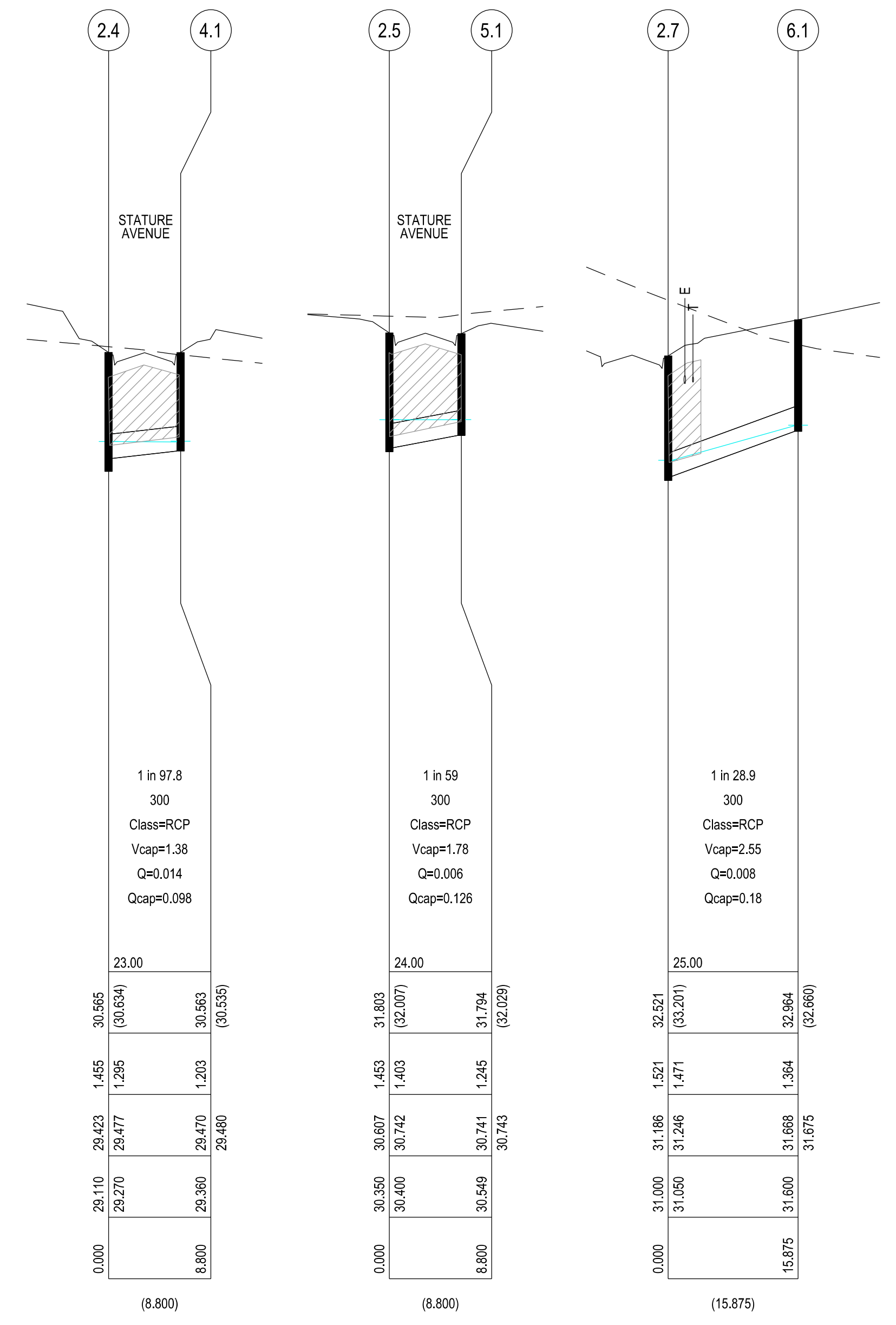


PIPE GRADE (1 in)
 PIPE SIZE (mm)
 PIPE CLASS/TYPE
 Vcap - CAPACITY VELOCITY (m/s)
 Q - PIPE FLOW (m3/s)
 Qcap - CAPACITY FLOW (m3/s)

1 in 89.6
 300
 Class=RCP
 Vcap=1.64
 Q=0.042
 Qcap=0.116

DATUM RL	25.00	26.00
COVER (& NATURAL SURFACE) LEVEL (---)	31.008 (31.195)	33.322 (35.600)
DEPTH TO INVERT	1.138 1.088	2.122 2.072
HYDRAULIC GRADE LINE	30.069 30.076	31.359 31.379
INVERT LEVEL	29.870 29.920	31.200 31.250
PIPE CHAINAGE	153.474 242.588	242.588 312.250

(89.124)



1 in 97.8
 300
 Class=RCP
 Vcap=1.38
 Q=0.014
 Qcap=0.098

1 in 59
 300
 Class=RCP
 Vcap=1.78
 Q=0.006
 Qcap=0.126

1 in 28.9
 300
 Class=RCP
 Vcap=2.55
 Q=0.008
 Qcap=0.18

0.000	29.110	29.423	30.585
8.800	29.270	29.477	30.634
	29.380	29.470	30.583
		29.480	30.593

(8.800)

0.000	30.350	30.607	31.803
8.800	30.400	30.742	32.007
	30.400	30.742	31.803
	30.549	30.741	31.794
		30.743	32.029

(8.800)

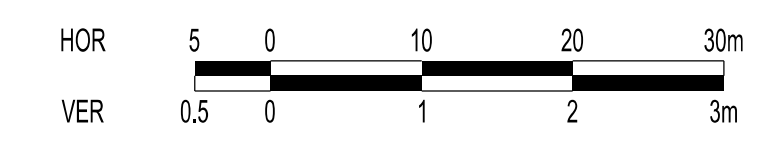
0.000	31.000	31.186	32.521
15.875	31.050	31.246	33.201
	31.600	31.668	32.984
		31.675	32.960

(15.875)

STOP
 Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.

WARNING
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LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



HOR 1:500 at A1
 VER 1:50 at A1

VERSION DETAILS:			
REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

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DRAWN:	MN	DATE:	APR 2019
DESIGNED:	ML	DATE:	APR 2019
AUTHORISED:	TS	DATE:	APR 2019
SCALE:	AS SHOWN		
DATE PRINTED:	22/05/2019		



COUNCIL:
CITY OF CASEY

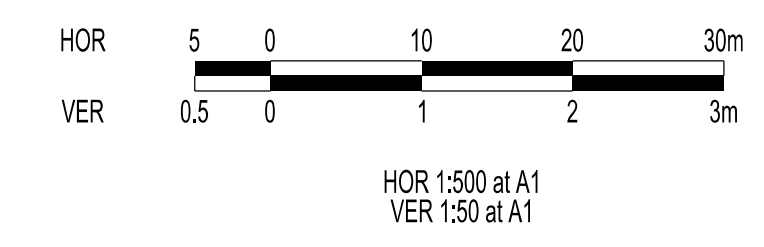
TITLE:
**BROWN PROPERTY GROUP
 SUMMIT BUSINESS PARK - STAGE 9A
 1850 THOMPSONS ROAD, CLYDE NORTH**

DRAINAGE LONGITUDINAL SECTIONS 4

STOP
 Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.

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LOCATION OF WATER, GAS, ELECTRICITY AND TELECOMMUNICATION SERVICES ARE INDICATIVE ONLY



PIT SCHEDULE

Pit Name	TYPE	EASTING	NORTHING	INTERNAL WD	LEN	INLET DIA	INV LEV	OUTLET DIA	INV LEV	PIT SETOUT RL	DEPTH	REMARKS
1.8	DBGSEP	354898.981	5782781.63	750	900		28.302	600	28.9	30.643	1.743	EDCM 604 build over ex pipe
1.7	GP	354873.07	5782784.985	1050	1350	600	28.302	900	28.045	30.105	2.06	EDCM 607 w Grate
1.6	GP	354856.054	5782787.188	1650	1200	900	27.931	900	27.881	29.44	1.559	EDCM 607 w Grate
						300	28.3			30.105	2.06	Line 2 Enters
						300	28.47			29.44	1.559	Line 3 Enters
1.5	JP	354853.555	5782790.43	1050	1750	900	27.853	900	27.803	29.573	1.769	EDCM 607
1.4	JP	354787.673	5782795.373	1050	1250	900	27.45	900	27.4	29.369	1.969	EDCM 607
1.3	JP	354746.773	5782800.77	1150	1050	900	27.2	900	27.15	29.141	1.991	EDCM 607
1.2	JP	354699.472	5782786.694	1650	1450	900	26.9	900	26.85	28.904	2.054	EDCM 607 w Grate
1.1	OUT	354683.01	5782701.331			900	26.05			28.818	2.768	Existing Pit
2.9	GSEP	354866.658	5782550.043	600	900	300	31.5	300	31.45	32.885	1.435	EDCM 603
2.8	JP	354861.266	5782561.739	600	900	300	31.29	300	31.24	32.616	1.376	EDCM 605
2.7	GSEP	354868.113	5782568.64	750	900	300	31.05	300	31	32.521	1.521	EDCM 603
						300	31.05			32.521	1.521	Line 6 Enters
2.6	JP	354865.395	5782583.042	600	900	300	30.65	300	30.6	32.085	1.485	EDCM 605
2.5	GSEP	354866.204	5782596.362	600	900	300	30.4	300	30.35	31.803	1.453	EDCM 603
						300	30.4			31.803	1.453	Line 5 Enters
2.4	DBGSEP	354876.783	5782686.187	600	900	300	29.27	450	29.11	30.565	1.455	EDCM 604
						300	29.27			30.565	1.455	Line 4 Enters
2.3	JP	354883.921	5782746.8	600	900	450	28.84	450	28.79	30.468	1.678	EDCM 605 build over ex pipe
2.2	DBGSEP	354886.919	5782772.258	600	900	450	28.6	450	28.55	30.352	1.802	EDCM 604
2.1	DBGSEP	354878.906	5782779.456	600	900	450	28.45	450	28.4	30.35	1.95	EDCM 604
3.3	JP	354827.68	5782546.256	600	900	300	31.25	300	31.2	33.322	2.122	EDCM 605
3.2	JP	354838.103	5782634.768	600	900	300	29.92	300	29.87	31.008	1.138	EDCM 605
3.1	JP	354847.589	5782715.311	600	900	300	29.19	300	29.14	30.324	1.184	EDCM 605
4.1	DBGSEP	354868.043	5782687.216	600	900			300	29.36	30.563	1.203	EDCM 604
5.1	GSEP	354857.465	5782597.392	600	900			300	30.549	31.794	1.245	EDCM 603
6.1	JP	354882.53	5782575.286	600	900			300	31.6	32.964	1.364	EDCM 605

NOTE:
 1. xy setout to pit centre
 2. setout level to pit cover level

VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
A	17/04/19	UPDATED STAGE BOUNDARY	PRELIMINARY
B	6/05/19	LOT LEVELS AMENDED	PRELIMINARY
C	7/05/19	LOT BOUNDARY CHANGES	PRELIMINARY

FILENAME:	P:\1137\1137_9A\12 - Design\6 - DGN\14.dgn		
DRAWN:	MN	DATE:	APR 2019
DESIGNED:	ML	DATE:	APR 2019
AUTHORISED:	TS	DATE:	APR 2019



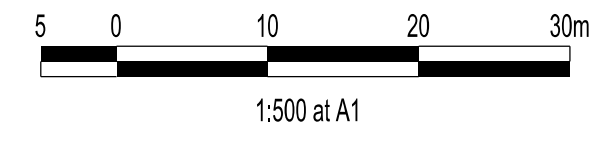
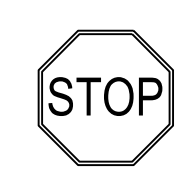
COUNCIL:
CITY OF CASEY

TITLE:
**BROWN PROPERTY GROUP
 SUMMIT BUSINESS PARK - STAGE 9A
 1850 THOMPSONS ROAD, CLYDE NORTH**

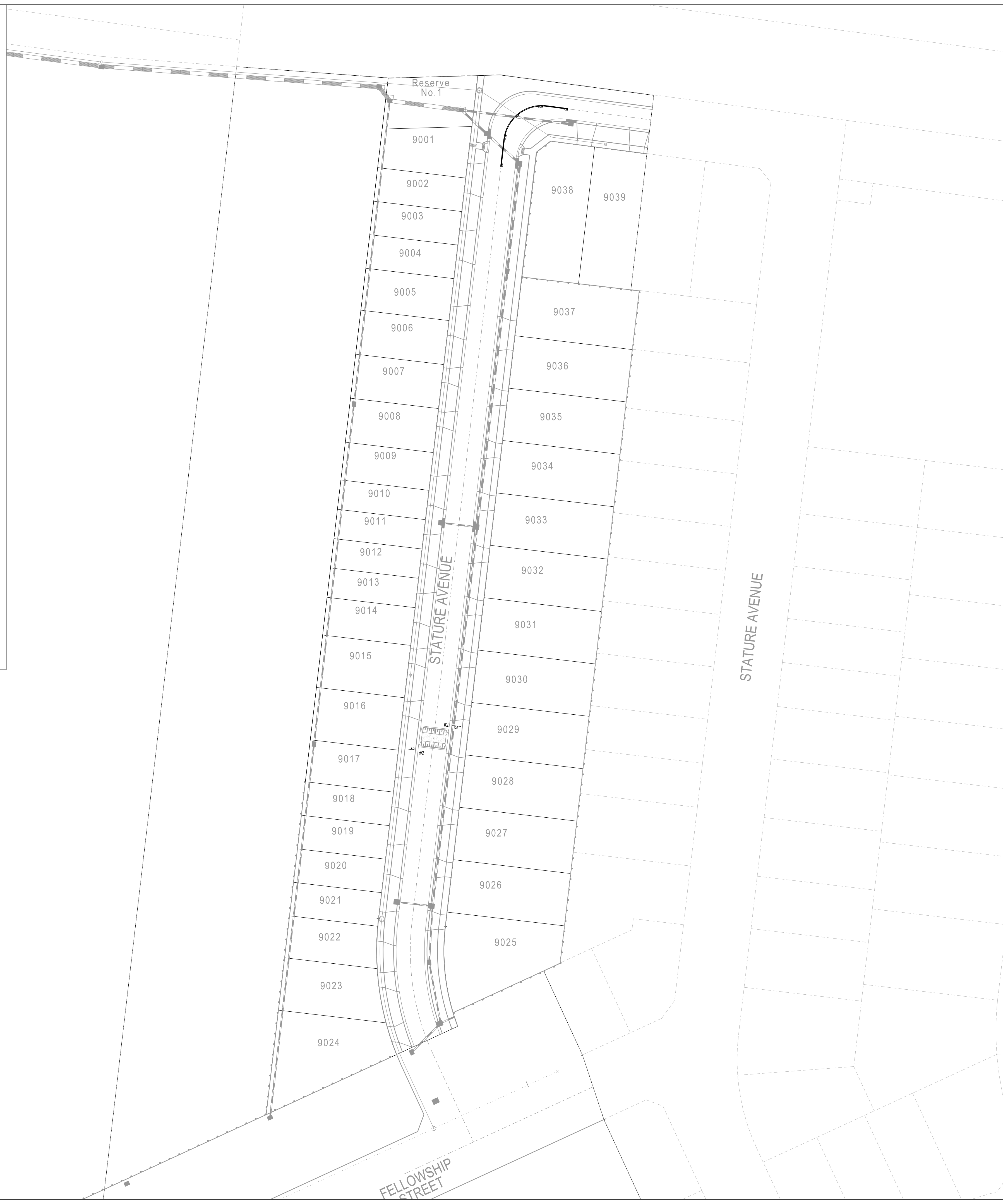
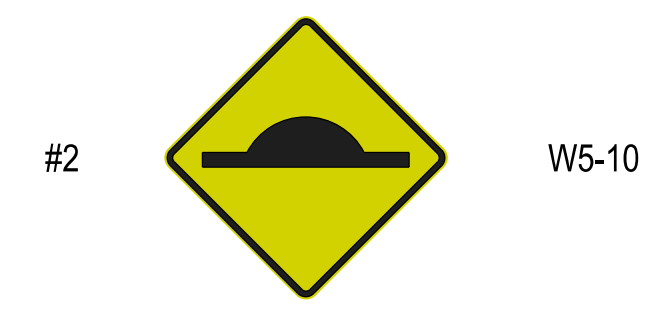
PIT SCHEDULE

WARNING
BEWARE OF UNDERGROUND SERVICES
 THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

Major Cables exist in the area, if your activities are within Telstra encroachment distances (see duty of care) contact 03 9632 9961 at least 2 business days before starting activity.



SIGNAGE SCHEDULE



LEGEND

- FOOTPATH
- VEHICULAR CROSSOVER
- KERB AND CHANNEL
- ELECTRICITY TELECOMMUNICATION) CONDUITS
- GAS DRINKING WATER NON DRINKING WATER) CONDUITS
- E ELECTRICITY MAIN
- T TELECOMMUNICATION MAIN
- G GAS MAIN
- DW DRINKING WATER MAIN
- NDW NON DRINKING WATER MAIN
- S SEWER MAIN, MANHOLE AND MAINTENANCE SHAFT
- PROPOSED DRAINAGE, PIT, HOUSE DRAIN AND PROPERTY INLET
- EXISTING DRAINAGE AND PIT AND FUTURE DRAINAGE AND PIT
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (COUNCIL ASSET)
- MELBOURNE WATER SCHEME DRAINAGE AND PIT (MELBOURNE WATER ASSET)
- DRAINAGE PIT NUMBER
- PROPOSED CUT AREAS
- PROPOSED FILL AREAS
- E00.00 EXISTING SURFACE LEVEL
- D00.00 DESIGN SURFACE LEVEL
- B00.00 TOP OF BATTER LEVEL
- P000.00 PRE-DEVELOPMENT LEVEL
- ST STREET NAME SIGN
- LOT SLOPE DIRECTION
- PERMANENT SURVEY MARK
- TEMPORARY BENCH MARK
- RETAINING WALLS

VERSION DETAILS:

REV	DATE	DESCRIPTION	STATUS
-	17/04/19	PRELIMINARY	PRELIMINARY
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SCALE:	AS SHOWN		
DATE PRINTED:	22/05/2019		



COUNCIL:
CITY OF CASEY

TITLE:
**BROWN PROPERTY GROUP
 SUMMIT BUSINESS PARK - STAGE 9A
 1850 THOMPSONS ROAD, CLYDE NORTH**

CREATION OF RESTRICTION A

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.

LAND TO BENEFIT: Lots 9001 to 9039 (both inclusive).

LAND TO BURDEN: Lots 9001 to 9039 (both inclusive).

The registered proprietor or proprietors for the time being of any lot forming part of the Land to be burdened must not, without the permission of the Responsible Authority, construct or permit to be constructed;

1. In the case of lots containing a building envelope zone, as shown in MCP No., any dwelling outside the relevant building height and setback profiles shown in MCP No. and;
2. Any dwelling other than in accordance with MCP No.
3. Any building on a lot unless the plans for such a building are endorsed as being accordance with the Meridian Estate Design Guidelines prior to the issue of a building permit.

These restrictions will cease to affect any of the burdened lots one year after all the burdened lots are issued with a Occupancy Certificate under the Building Act 1993 or any instrument replacing it.