

MIN. 4000LITRE- RAINWATER TANK PROVIDE 4000L RAINWATER TANK WITH PUMPS TO SUPPLY GARDEN TAPS AND INTERNAL RE-USE TO BE CONNECTED AS PER ARCHITECTURAL DETAILS, BASIX ASSESSMENT AND WATER AUTHORITY GUIDELINES. Overflow pipe to Pit P1. LOCATION SHOWN DIAGRAMMATIC ONLY.
Max. Overflow RL.60.87m
Outlet to be mosquito proofed. All exposed pipework to be painted to withstand external elements. PIPE INLETS AND OUTLETS AS PER DETAILS ON SHEET 2.

4000L SLIMLINE TANK
(2900L x 850W x 1860H)

GROUND FLOOR LAYOUT

REFER TO SHEET 2 FOR RAINWATER TANK DETAILS. LEAF GUTTER GUARDS OR SIMILAR SCREENING RECOMMENDED TO ALL GUTTERS.

WHSA HAZARD IDENTIFICATION:
TRENCHING-ALL PERSONS TO FOLLOW THEIR APPROVED SWMS IN RELATION TO BARRICADING DEEP TRENCHES AND WEARING APPROPRIATE CLOTHING. ANY PERSON WORKING INSIDE A TRENCH MUST BE SUPERVISED BY ANOTHER PERSON.
DIAL BEFORE YOU DIG 1100 MUST BE CHECKED BEFORE ANY TRENCHING COMMENCES ON SITE. ANY WORKS NEAR IDENTIFIED SERVICES TO BE CARRIED OUT IN ACCORDANCE WITH THE TRADES SWMS.
INSTALLATION OF DOWNPIPES AND GUTTERING TO BE CARRIED OUT IN ACCORDANCE WITH INSTALLERS APPROVED SWMS.

(X) - ROAD - DP 340142

- * CONNECTION POINT TO KERB TO BE WITHIN SITE PROLONGATION OF SIDE BOUNDARY U.N.O. DUE TO RETAINED STREET SIGMAGE AND CROSSOVER
- * SAWCUT AND REMOVE 200mm OF KERB EITHER SIDE OF OUTLET PIPE TO KERB.
- * CONNECTION AND RE-CONSTRUCTION OF OLD KERB OUTLETS TO BE IN ACCORDANCE WITH STD DRAWING S107
- * CONNECTION POINT TO KERB TO BE 200mm CLEAR OF ANY CROSSING SPLAY
- * CONNECTION POINT TO BE AT THE INVERT OF THE KERB AND GUTTER

HALF ROUND FLAT BACK GUTTER
(7800sqmm)

PIPE SCHEDULE

REFER TO NOTES FOR PIPE CLASS

TAG	PIPE DIA.	MIN.GRADE
B1	100	CHARGED
B2	100	1%
C1	150	1%
D1	200x100 GAL. PIPE	1%

LEGEND

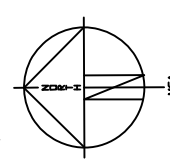
R.L. 0.00	NEW REDUCED LEVEL (NEW FINISHED GROUND LEVEL)
+ 00.00	EXISTING LEVEL
S.L. 0.00	SURFACE LEVEL
I.L. 0.00	INVERT LEVEL
T.O.W.	TOP OF WALL LEVEL
G.F.L. 0.00	GARAGE FLOOR LEVEL
F.F.L. 0.00	FINISHED FLOOR LEVEL
A,B,C etc.	SEE PIPE SCHEDULE
L1	PIPE LABEL
PIT P1	SURFACE INLET PIT
PIT OP1	OVERLAND FLOW PIT
90mm. AG. LINE	
○DP	DOWNPIPE-SIZE
REFER TO NOTES FOR DP SIZE	
⊕GP	GULLY PIT
⊕GP	GARDEN GULLY PIT
○/F	OVERFLOW-200x100
□RWH/S	RAIN WATER HEAD/SUMP
⊕SP	DP WITH SPREADER
⊕BG	BALCONY GULLY PIT
⊕CE	CLEANING EYE
→	GROUND FALL
))))	100 HIGH EARTH MOUNDING

ALL OTHER SURFACE WATERS TO BE STRICTLY CONNECTED TO A SEPARATE SYSTEM BY OWNER IN ACCORDANCE WITH AS 3500.3:2003 AND BCA PART 3.1.2.3.

RAINWATER TANKS WITH PUMPS TO SUPPLY GARDEN TAPS AND INTERNAL RE-USE AS PER BASIX ASSESSMENT

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NORTH



REVISIONS	
A	Redesigned per revised archt

STORMWATER LAYOUT NOTES

- PITS UP TO 450 DEEP TO BE 350SQ U.N.O., PITS UP TO 600 DEEP TO BE 450 SQ U.N.O., PITS UP TO 900 DEEP TO BE 600 SQ U.N.O., PITS UP TO 1200 DEEP TO BE 900 x 600 U.N.O., PITS EXCEEDING 1200 DEEP TO BE 900 SQ. U.N.O. PITS TO BE PRECAST CONCRETE OR RENDERED BRICK WITH CONCRETE HEAVY DUTY GRATES. U.N.O. LIGHT DUTY PITS AND GRATES MAY BE USED ONLY IN LIGHT/FOOT TRAFFICABLE AREAS. U.N.O. ALL PITS TO BE BENCH TO DISCHARGE PIPES U.N.O. GAL. STEP IRONS TO ALL PITS EXCEEDING 900 DEPTH.
- COVER AND SUMP GRATES SHALL COMPLY WITH AS2733 & AS4198.
- DOWNPIPES TO BE 90 DIA IF CHARGED AND 100 x 50 BOX IF GRAVITY. U.N.O. DP'S SHALL BE INSTALLED IN ACCORDANCE WITH AS3500.3.2.4.11 & AS4198. ROOF AREA PER DOWNPIPE WITH A NOMINATED GUTTER SIZE TO BE DETERMINED USING MANUFACTURERS SPECIFICATIONS WITH OVERFLOW PROVISIONS BY INSTALLERS.
- PIPES TO HAVE 1% MIN.GRADE U.N.O. BY PIT INVERTS. PIPES TO BE V.C. CLASS 'X' OR U.P.V.C. CLASS STORMWATER PIPE TO AS1254,1260,1273,1477,2179.2 AND WHERE EXPOSED TO DIRECT SUNLIGHT TO HAVE ADEQUATE PROTECTION TO U.V. RADIATION IN ACCORDANCE WITH AS2032. SEWER GRADE/GAL. PIPES AND KERB ADAPTORS TO BE USED WHERE COUNCIL POLICY OR CONSENT REQUIRE SUCH.
- GUTTER OUTLETS SHALL BE FITTED VERTICALLY TO THE SOLE OF THE EAVE GUTTERS. RAINHEADS TO HAVE AN OVERFLOW DUCT OR WEIR 50mm BELOW THEIR CREST.
- PROVIDE OVERFLOW SPITTERS TO ALL COVERED BALCONIES/ TERRACES. NOT TO BE DIRECTED ON TO ROOF SURFACES
- SUBSOIL DRAINS TO BE IN ACCORDANCE WITH AS2439.1 CLASS 100 TO BE USED ONLY IN SINGLE DWELLINGS.
- RISING MAINS (PRESSURE PIPE) TO BE IN ACCORDANCE WITH AS3500.1:2.
- ALL PIPE JOINTS, VALVES TO BE IN ACCORDANCE WITH AS3500.3.2:2.7 & AS3500.3.2
- EXPANSION JOINTS SHALL COMPLY WITH AS3500.3.2:TABLE 4.1 PVC JOINTS AND ACCESSORIES TO COMPLY WITH AS2179.2 & AS4198.

- ALL TRENCHES TO BE IN ACCORDANCE WITH AS3500.3.2:7.2.8-14. EMBEDMENT MATERIAL AND TRENCH FILL TO ALL PIPES & SUBSOIL DRAINS TO BE IN ACCORDANCE WITH AS3500.3.2:7. ALL WORKS TO BE IN ACCORDANCE WITH AS1254, 1741, 2032, 2733, 2865, 3996, 1260, 1477, 2179.1 & 2,2566, 6367, 8301, ARR97 & BCA.
- IT IS THE BUILDER'S RESPONSIBILITY TO CONFIRM THAT LEVELS AND SURVEYS ARE IN ACCORDANCE WITH LEVELS ON SITE & ARE APPROVED BY COUNCIL & ARCHITECT BEFORE COMMENCING WORK.
- NO SEWER VENTS, GULLY PITS OR SIMILAR TO BE LOCATED BELOW THE MAXIMUM WATER SURFACE LEVEL IN DETENTION BASINS. ALL BASIN WALLS TO BE WATERTIGHT & STRUCTURALLY DESIGNED BY A STRUCTURAL ENGINEER.
- ALL FENCES WHICH MAY DIVERT FLOW FROM PROPOSED DIRECTION TO BE RAISED 100mm.
- BUILDER TO ENSURE ALL DRAINAGE AREAS INCLUDING EXPOSED BALCONIES TO HAVE OVERFLOW MECHANISM IN PLACE IN THE EVENT OF BLOCKAGE WITH ADEQUATE OVERFLOW SECTION THROUGH PLANTERS, PARAPETS ETC.
- ALL EXTERIOR FINISHED GROUND LEVELS TO BE SLOPING AWAY FROM PERIMETER WALLS IN ALL CASES.
- ALL HEADROOM CLEARANCES TO BE COORDINATED BETWEEN BUILDER & ARCHITECT. NOTIFY ENGINEER FOR APPROVAL IF ANY CHANGES OCCUR.
- ALL GULLY POSITIONS ARE DIAGRAMMATIC ONLY- BUILDER SHOULD CONSULT ARCHITECTURALS FOR DIMENSIONS TO LOCATE STORMWATER ELEMENTS U.N.O.
- FIRE RATING TO ARCHITECT'S SPECIFICATION.
- ALL FINISHED FLOOR LEVELS ARE NOMINATED BY ARCHITECT.
- ALL SITE SAFETY MEASURES AND WORK METHOD STATEMENTS PREPARED BY BUILDER/SUB-CONTRACTORS ARE TO BE IMPLEMENTED DURING CONSTRUCTION. NO WORK IS TO COMMENCE UNTIL ALL WORKERS CARRY OUT SITE INDUCTION, PREPARED AND CARRIED OUT BY BUILDER. ANY HAZARD IDENTIFICATION TO BE REPORTED IMMEDIATELY TO SITE SUPERVISOR TO CARRY OUT NECESSARY PROCEDURES TO ELIMINATE HAZARD, PRIOR TO PROCEEDING WITH WORK. STRUCTURAL AND GEOTECHNICAL ADVICE SHOULD BE SOUGHT IN ALL CASES.
- CONFINED SPACES SIGNAGE TO BE INSTALLED IN ACCESSIBLE UNDERGROUND TANKS TO WORK COVER SPECIFICATIONS.
- ALL PITS EXCEEDING 600mm DEPTH TO HAVE 'J' BOLTS INSTALLED TO GRATES.
- MAINTENANCE DEVICES REQ'D BY AUTHORITIES ARE NOT TO BE ASSUMED SHOWN ON DRAWINGS.
- EARTH MOUNDING SHOWN AS TEMPORARY MEASURE UNTIL LANDSCAPING COMPLETED TO DIRECT FLOWS AS SHOWN.

ISSUE	PRINTS	ISSUED TO	DATE
1	EMAIL	BUILDER/CLIENT	22-10-21
2	EMAIL	BUILDER/CLIENT	8-6-22

SCALE (A3) 1:200, 100 u.n.o.
SCALE BAR - 1m INTERVALS
DATE OCT. 2021
DRAWN M.I.
DESIGNED M.I.
APPROVED

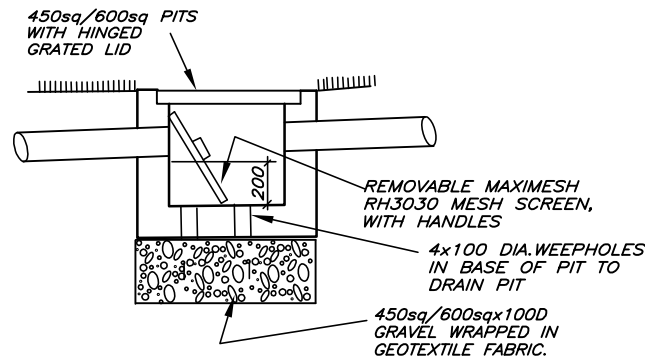


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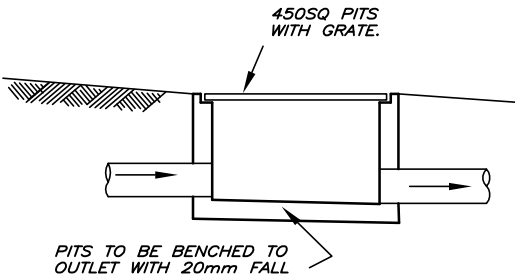
PROJECT
PROPOSED RESIDENCE
AT LOT. 11-12 HUME HIGHWAY
YAGOONA
FOR CLARENDON HOMES

THIS DRAWING
STORMWATER LAYOUT SH.1
BUILDER
CLARENDON HOMES
JOB NUMBER
C10344-00332
SHEET No.
1 of 3
REVISION
A



SILT ARRESTOR PIT – P1, P3 AND P6

WHSA
 ALL NEARBY SERVICES TO BE LOCATED PRIOR EXCAVATIONS.
 ALL PIPES TO BE CUT FLUSH WITH PIT WALLS AND SPARGED.
 PITS EXCEEDING 600mm IN DEPTH TO HAVE LOCK DOWN MECHANISM.
 SAFETY GEAR TO BE WORN AT ALL TIMES. INCLUDING FOOTWEAR, CLOTHING
 AND GLOVES AS PER SWMS.



TYPICAL PIT DETAIL

NOT TO SCALE

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YAGOONA
FOR CLARENDON HOMES

THIS DRAWING
STORMWATER
DETAILS SH.2
 BUILDER
 CLARENDON HOMES

JOB NUMBER
C10344-00332
 SHEET No.
3 of 3
 REVISION
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