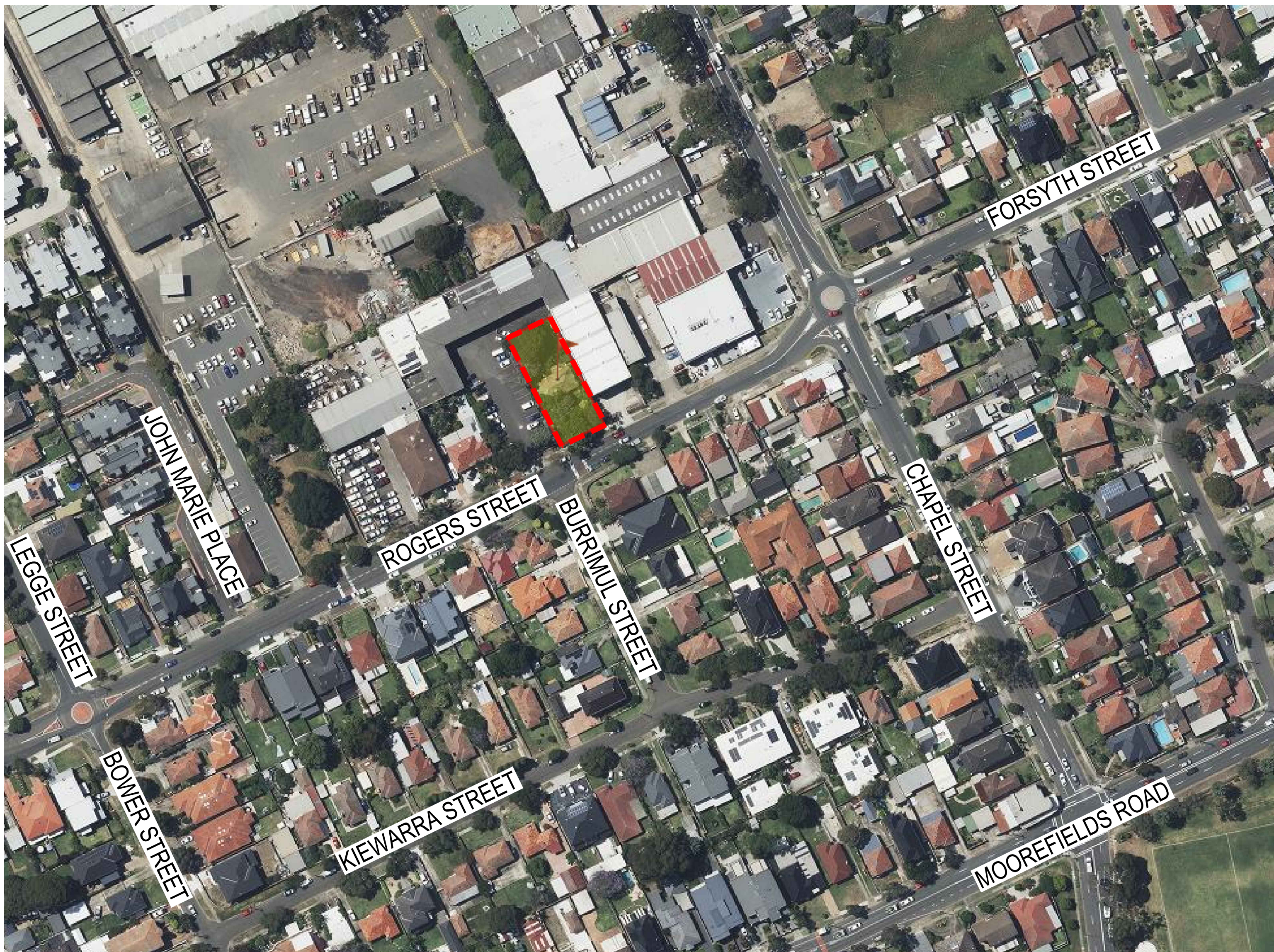


98 ROGERS STREET, ROSELANDS

DISCIPLINE: CIVIL SERVICES



LOCALITY PLAN



CANTERBURY BANKSTOWN COUNCIL

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DRAWING LIST

C-DA000	COVER SHEET
C-DA050	EROSION AND SEDIMENT CONTROL PLAN
C-DA051	EROSION AND SEDIMENT CONTROL DETAILS
C-DA100	ROOF DRAINAGE PLAN
C-DA101	FIRST FLOOR DRAINAGE PLAN
C-DA102	GROUND FLOOR DRAINAGE PLAN
C-DA200	CATCHMENT ANALYSIS
C-DA210	DRAINS ANALYSIS
C-DA300	DETAILS SHEET 1
C-DA301	DETAILS SHEET 1

NOTES:

- ALL WORK SHALL BE UNDERTAKEN IN ACCORDANCE WITH AS3500.3 -2021 PLUMBING AND DRAINAGE PART 3: STORMWATER DRAINAGE, CANTERBURY-BANKSTOWN DCP 2023 3.1 DEVELOPMENT ENGINEERING STANDARDS
- SITE AREA = 850.1 m²
EXISTING IMPERVIOUS AREA = 227.8 m² - 26.8%
PROPOSED IMPERVIOUS AREA = 777.7 m² - 91.5%
- IN ACCORDANCE WITH THE DEVELOPMENT ENGINEERING STANDARDS, ON-SITE DETENTION IS REQUIRED FOR INDUSTRIAL DEVELOPMENT TYPES. THE RUNOFF FROM THE PROPOSED DEVELOPMENT IS TO BE REDUCED TO THE PRE-DEVELOPED LEVELS. AN ANALYSIS HAS BEEN UNDERTAKEN USING THE DRAINS SOFTWARE TO ASSESS THE SITE STORAGE AND SITE DISCHARGE REQUIREMENTS. IT IS NOTED THAT THE 10YR ARI FLOW DOES NOT EXCEED THE KERB AND GUTTER MAX FLOW OF 25L/s.

LEGEND

	FALL DIRECTION
	OVERLAND FLOW
	GRADED STORMWATER PIT (PROPOSED / EXISTING)
	SEALED STORMWATER PIT (PROPOSED / EXISTING)
	SITE BOUNDARY
	LEVEL TAG
	DOWN PIPE
	RAINWATER OUTLET
	PLANTERBOX OUTLET
	CLEAROUT
	INSPECTION OPENING
	TRENCH GRATE
	PROPOSED SUBSOIL PIPE
	PROPOSED STORMWATER PIPE
	PROPOSED CHARGED STORMWATER PIPE
	PROPOSED RAINWATER PIPE
	PROPOSED CHARGED RAINWATER PIPE
	PROPOSED RISING MAIN
	PROPOSED OVERHEAD ELECTRICAL
	REMOVED OVERHEAD ELECTRICAL
	EXISTING OVERHEAD ELECTRICAL
	PROPOSED HIGH VOLTAGE
	EXISTING HIGH VOLTAGE
	PROPOSED ELECTRICAL
	EXISTING ELECTRICAL
	PROPOSED POTABLE WATER
	EXISTING POTABLE WATER
	PROPOSED COMMS
	EXISTING COMMS
	PROPOSED GAS
	EXISTING GAS
	PROPOSED SEWER
	EXISTING SEWER
	PROPOSED STORMWATER
	EXISTING STORMWATER
	EXISTING UNKNOWN SERVICE
	TREE PROTECTION ZONE
	ABOVE GROUND RAINWATER HARVESTING
	DOWNPIPE SPREADER
	STEP DOWN
	FOR SECTION VIEW
	REFER TO DRAWING
	SERVICE / SERVICE NUMBER
	PIPE SIZE
AHD	AUSTRALIAN HEIGHT DATUM
AP	ACCESS PANEL
BG	BOX GUTTER
DP	DOWNPIPE
e	EXISTING
FFL	FINISHED FLOOR LEVEL
GIP	GRADED INLET PIT
HL	HIGH LEVEL IN CEILING
HP	HIGH POINT
IL	INVERT LEVEL
INT	INTERNAL
KIP	KERB INLET PIT
O/F	OVERFLOW
RHS	RECTANGULAR HOLLOW SECTION
RL	RELATIVE LEVEL
RWH	RAINWATER HEAD
RWT	RAINWATER TANK
SRL	SLAB RELATIVE LEVEL
SRZ	STRUCTURAL ROOT ZONE
TBA	TO BE ADVISED
TG	TRENCH GRATE
TKL	TOP KERB LEVEL
TRZ	TREE ROOT ZONE
UNO	UNLESS NOTED OTHERWISE

REVISIONS / AMENDMENTS

Rev	Date	Description	Verified
P1	29.10.24	PRELIMINARY ISSUE	M.B.
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P3	14.11.24	ISSUED FOR DA	M.B.

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PROJECT
98 ROGERS STREET,
ROSELANDS

PROPOSED NEW
WAREHOUSE

TITLE
CIVIL SERVICES
COVER SHEET

DA ISSUE
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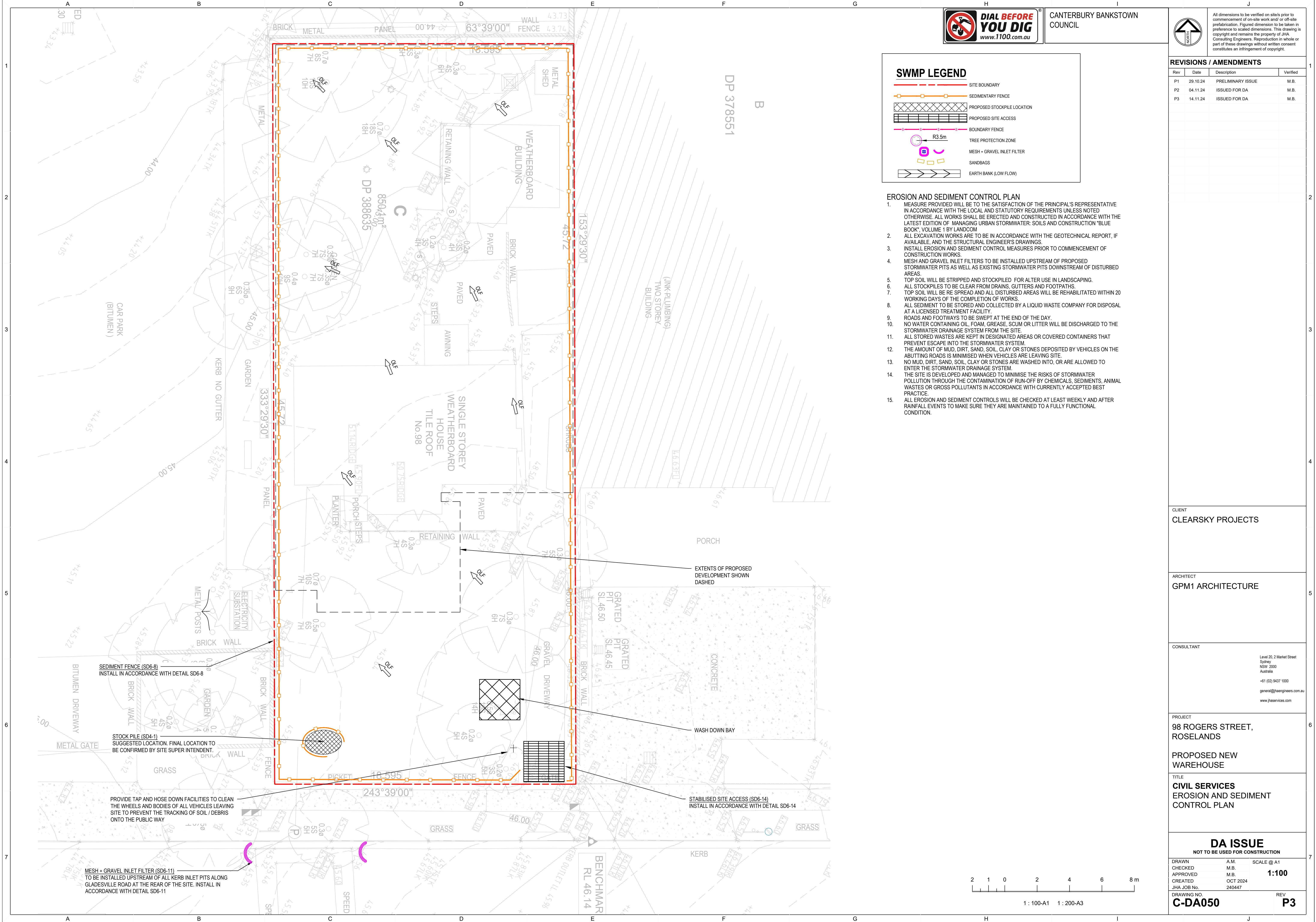
DRAWN	A.M.	SCALE @ A1
CHECKED	M.B.	N.T.S.
APPROVED	M.B.	
CREATED	OCT 2024	
JHA JOB No.	240447	

DRAWING NO.
C-DA000

REV
P3



1 : 100-A1 1 : 200-A3



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SWMP LEGEND

- SITE BOUNDARY
- SEDIMENTARY FENCE
- PROPOSED STOCKPILE LOCATION
- PROPOSED SITE ACCESS
- BOUNDARY FENCE
- TREE PROTECTION ZONE
- MESH + GRAVEL INLET FILTER
- SANDBAGS
- EARTH BANK (LOW FLOW)

EROSION AND SEDIMENT CONTROL PLAN

- MEASURE PROVIDED WILL BE TO THE SATISFACTION OF THE PRINCIPAL'S REPRESENTATIVE IN ACCORDANCE WITH THE LOCAL AND STATUTORY REQUIREMENTS UNLESS NOTED OTHERWISE. ALL WORKS SHALL BE ERECTED AND CONSTRUCTED IN ACCORDANCE WITH THE LATEST EDITION OF 'MANAGING URBAN STORMWATER: SOILS AND CONSTRUCTION' 'BLUE BOOK', VOLUME 1 BY LANDCOM
- ALL EXCAVATION WORKS ARE TO BE IN ACCORDANCE WITH THE GEOTECHNICAL REPORT, IF AVAILABLE, AND THE STRUCTURAL ENGINEER'S DRAWINGS.
- INSTALL EROSION AND SEDIMENT CONTROL MEASURES PRIOR TO COMMENCEMENT OF CONSTRUCTION WORKS.
- MESH AND GRAVEL INLET FILTERS TO BE INSTALLED UPSTREAM OF PROPOSED STORMWATER PITS AS WELL AS EXISTING STORMWATER PITS DOWNSTREAM OF DISTURBED AREAS.
- TOP SOIL WILL BE STRIPPED AND STOCKPILED FOR ALTER USE IN LANDSCAPING.
- ALL STOCKPILES TO BE CLEAR FROM DRAINS, GUTTERS AND FOOTPATHS.
- TOP SOIL WILL BE RE SPREAD AND ALL DISTURBED AREAS WILL BE REHABILITATED WITHIN 20 WORKING DAYS OF THE COMPLETION OF WORKS.
- ALL SEDIMENT TO BE STORED AND COLLECTED BY A LIQUID WASTE COMPANY FOR DISPOSAL AT A LICENSED TREATMENT FACILITY.
- ROADS AND FOOTWAYS TO BE SWEEPED AT THE END OF THE DAY.
- NO WATER CONTAINING OIL, FOAM, GREASE, SCUM OR LITTER WILL BE DISCHARGED TO THE STORMWATER DRAINAGE SYSTEM FROM THE SITE.
- ALL STORED WASTES ARE KEPT IN DESIGNATED AREAS OR COVERED CONTAINERS THAT PREVENT ESCAPE INTO THE STORMWATER SYSTEM.
- THE AMOUNT OF MUD, DIRT, SAND, SOIL, CLAY OR STONES DEPOSITED BY VEHICLES ON THE ADJUTING ROADS IS MINIMISED WHEN VEHICLES ARE LEAVING SITE.
- NO MUD, DIRT, SAND, SOIL, CLAY OR STONES ARE WASHED INTO, OR ARE ALLOWED TO ENTER THE STORMWATER DRAINAGE SYSTEM.
- THE SITE IS DEVELOPED AND MANAGED TO MINIMISE THE RISKS OF STORMWATER POLLUTION THROUGH THE CONTAMINATION OF RUN-OFF BY CHEMICALS, SEDIMENTS, ANIMAL WASTES OR GROSS POLLUTANTS IN ACCORDANCE WITH CURRENTLY ACCEPTED BEST PRACTICE.
- ALL EROSION AND SEDIMENT CONTROLS WILL BE CHECKED AT LEAST WEEKLY AND AFTER RAINFALL EVENTS TO MAKE SURE THEY ARE MAINTAINED TO A FULLY FUNCTIONAL CONDITION.

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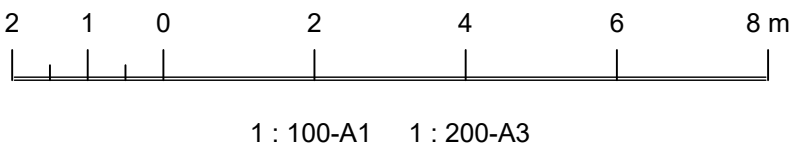
PROJECT
98 ROGERS STREET,
ROSELANDS

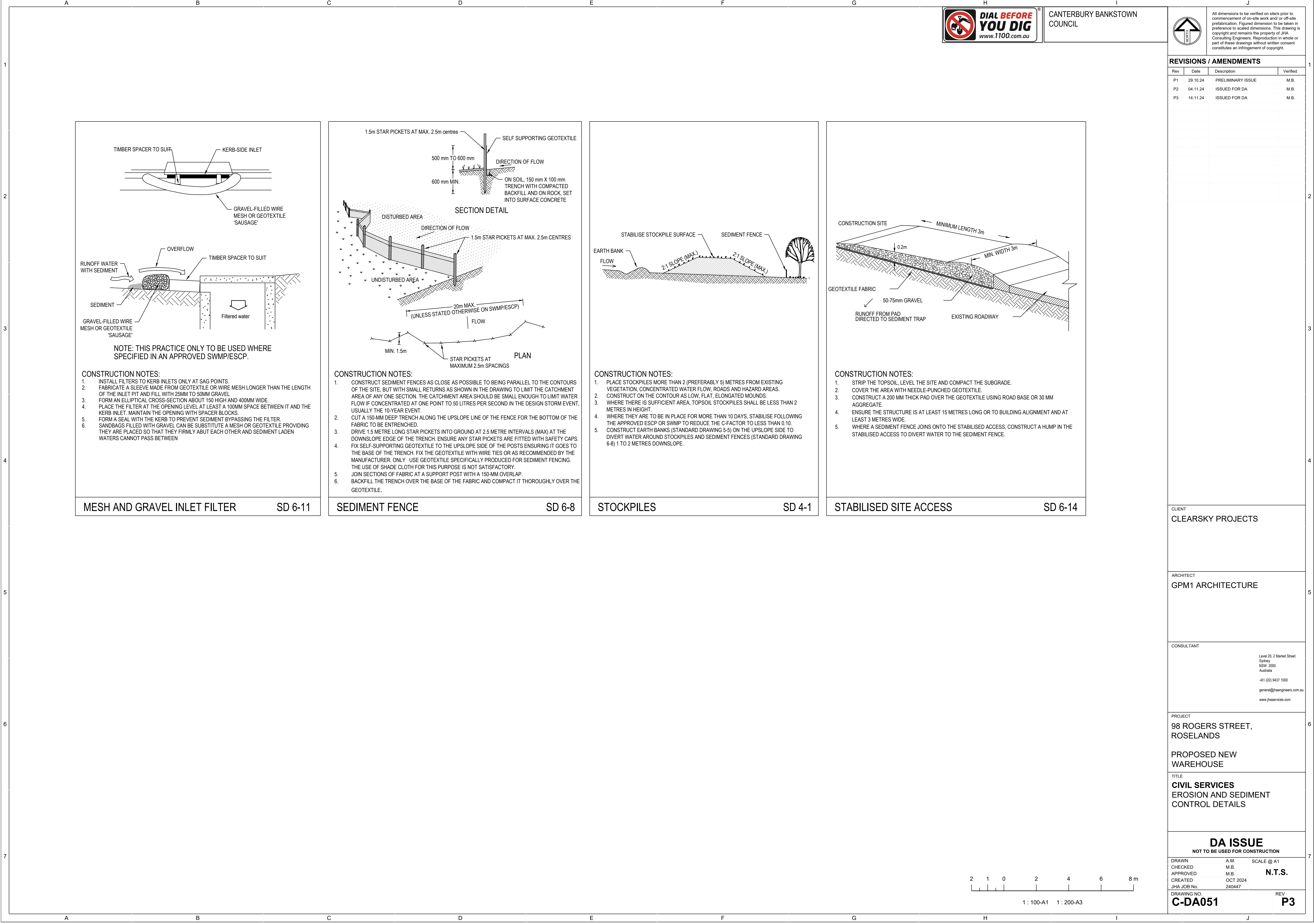
PROPOSED NEW
WAREHOUSE

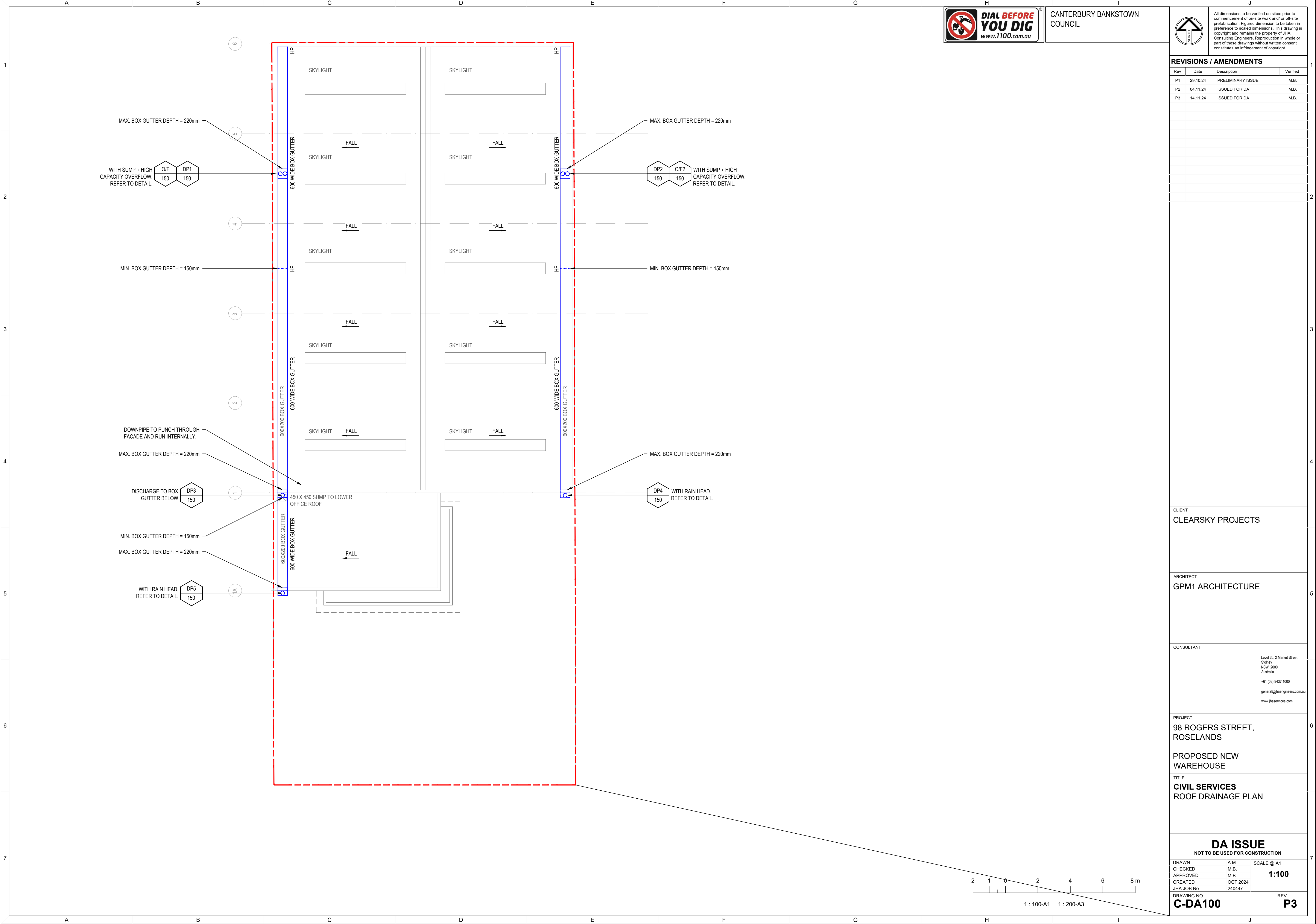
TITLE
CIVIL SERVICES
EROSION AND SEDIMENT
CONTROL PLAN

DA ISSUE
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DRAWN	A.M.	SCALE @ A1
CHECKED	M.B.	1:100
APPROVED	M.B.	
CREATED	OCT 2024	
JHA JOB No.	240447	
DRAWING NO.	C-DA050	REV
		P3







CANTERBURY BANKSTOWN
COUNCIL



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PROJECT

98 ROGERS STREET,
ROSELANDS

PROPOSED NEW
WAREHOUSE

TITLE

CIVIL SERVICES
ROOF DRAINAGE PLAN

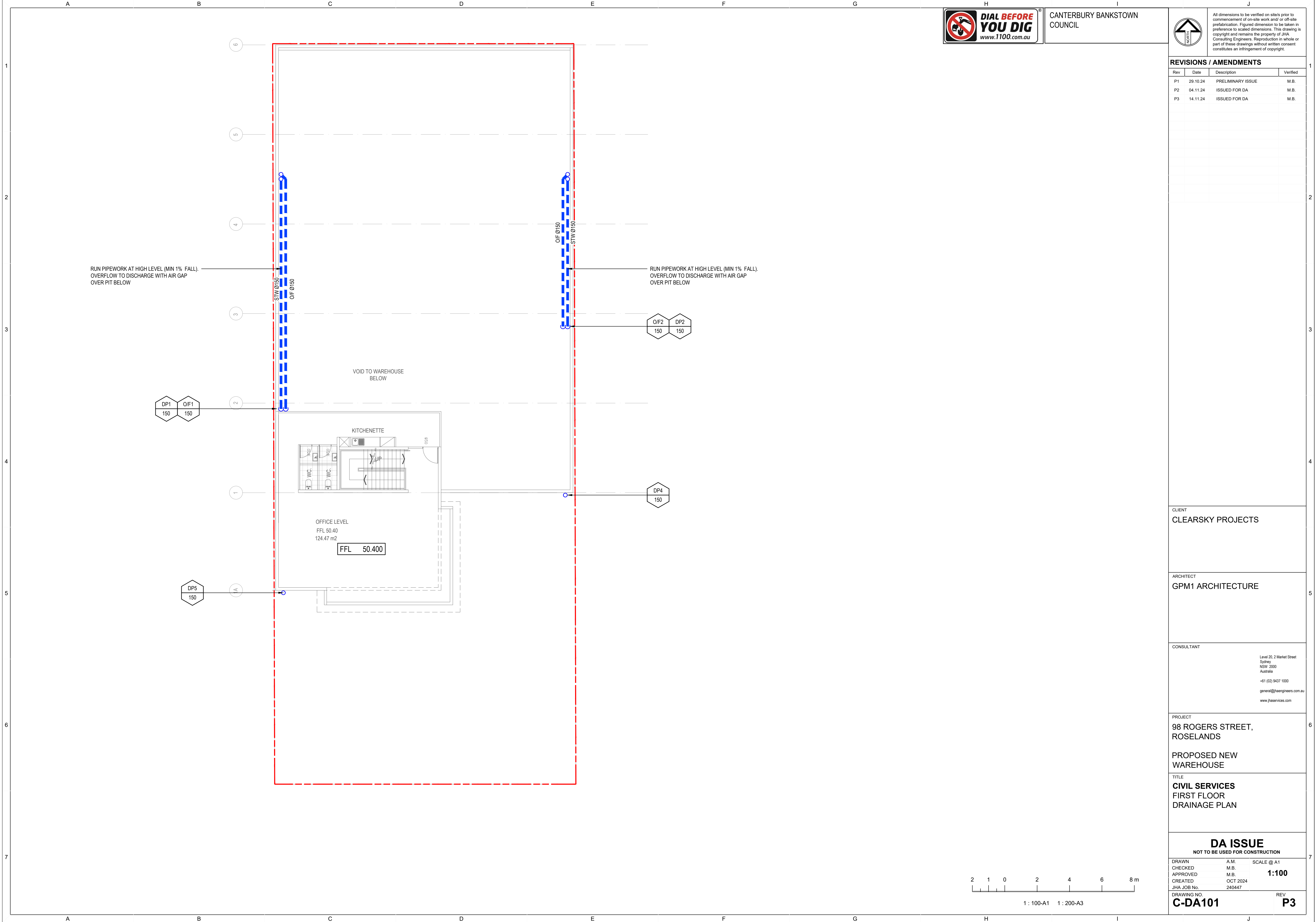
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JHA JOB No.	240447	

DRAWING NO.
C-DA100

REV
P3



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98 ROGERS STREET,
ROSELANDS

PROPOSED NEW
WAREHOUSE

TITLE

CIVIL SERVICES
FIRST FLOOR
DRAINAGE PLAN

DA ISSUE

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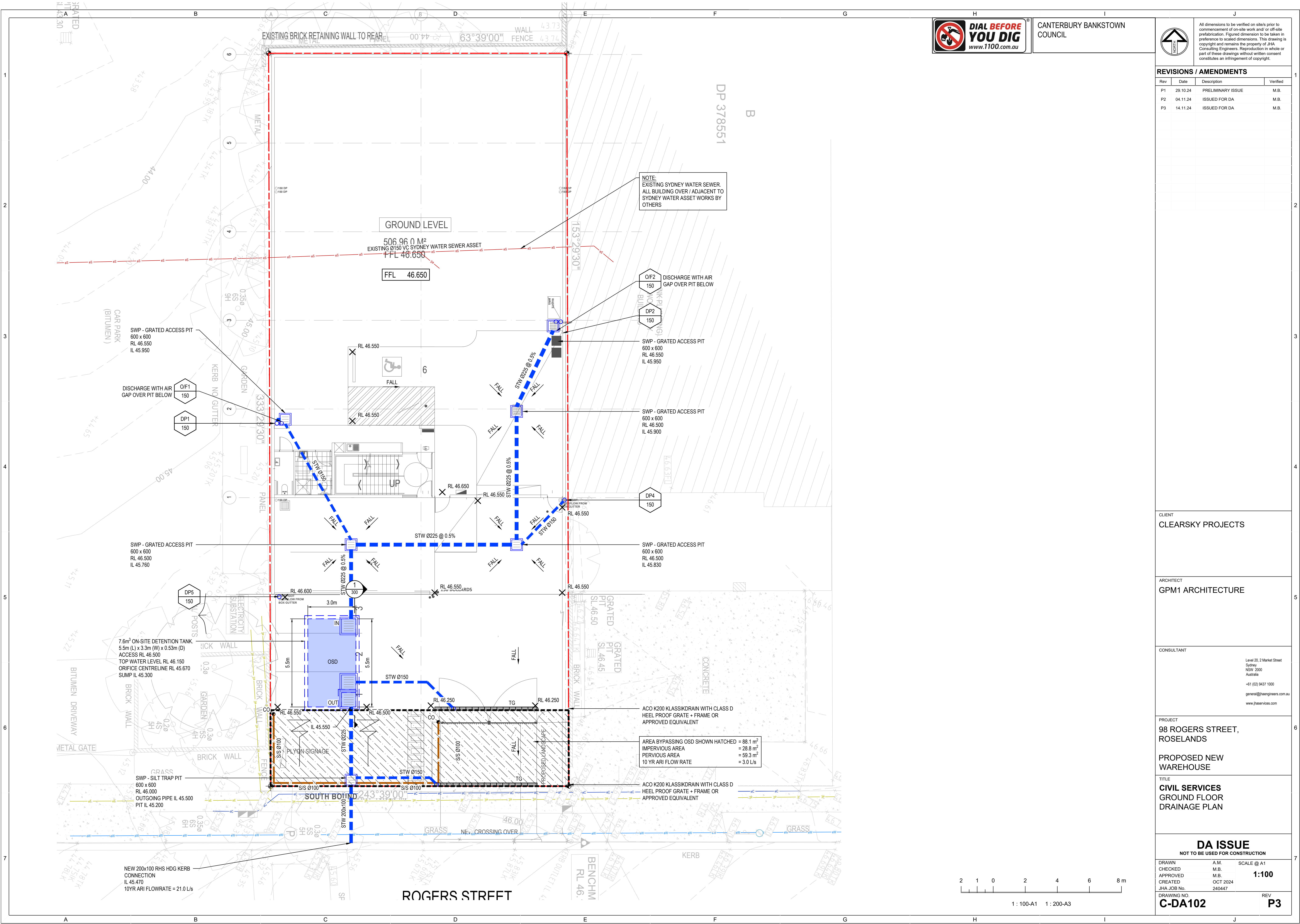
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APPROVED	M.B.	
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JHA JOB No.	240447	

DRAWING NO.
C-DA101

REV
P3



1 : 100-A1 1 : 200-A3



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PROJECT
98 ROGERS STREET,
ROSELANDS

PROPOSED NEW
WAREHOUSE

TITLE
CIVIL SERVICES
GROUND FLOOR
DRAINAGE PLAN

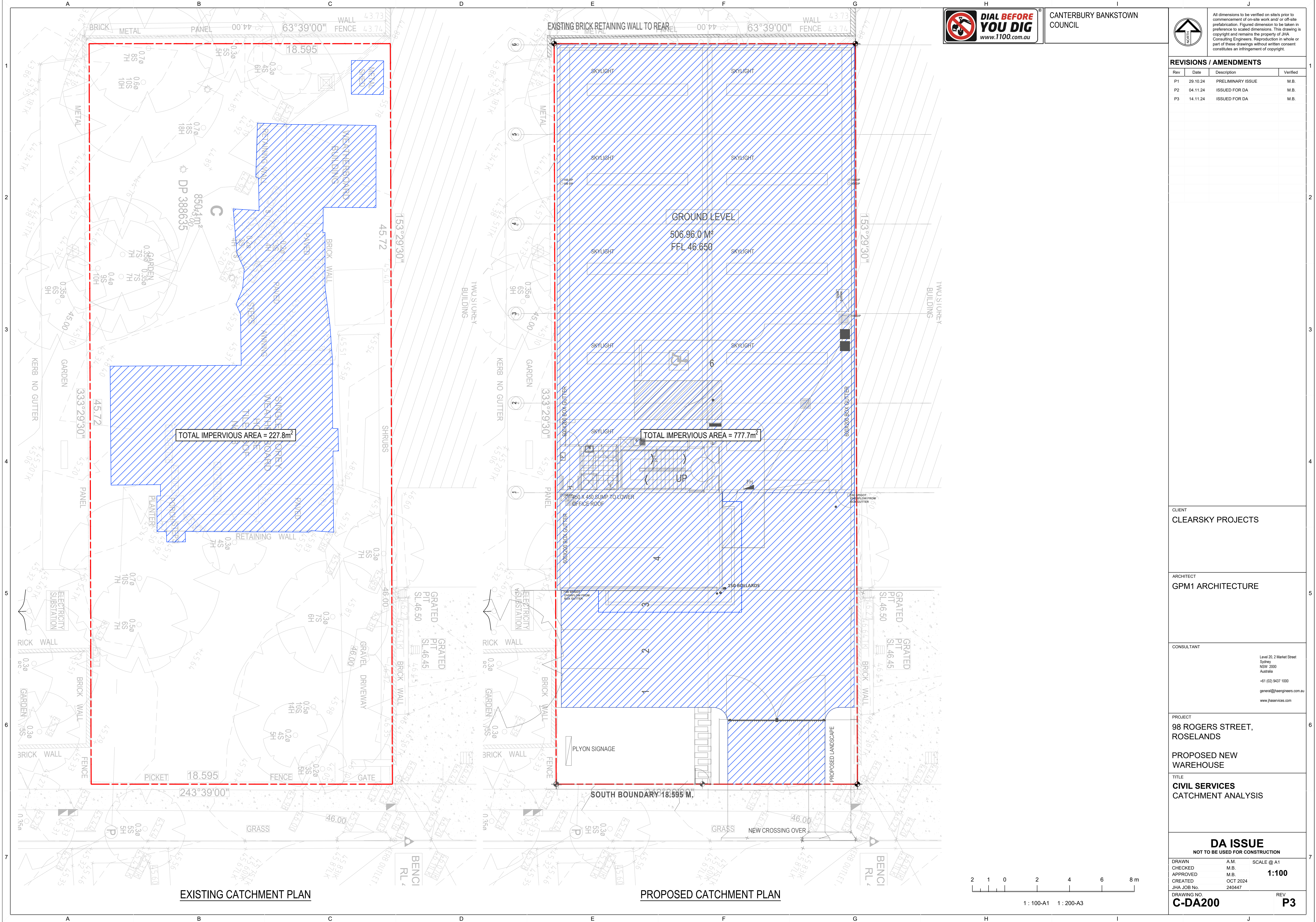
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DRAWING NO.
C-DA102

REV
P3



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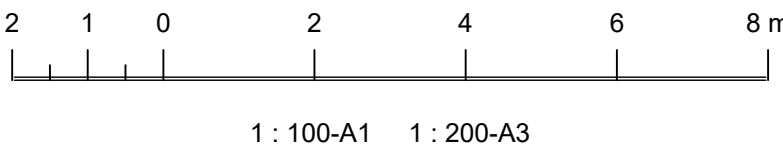
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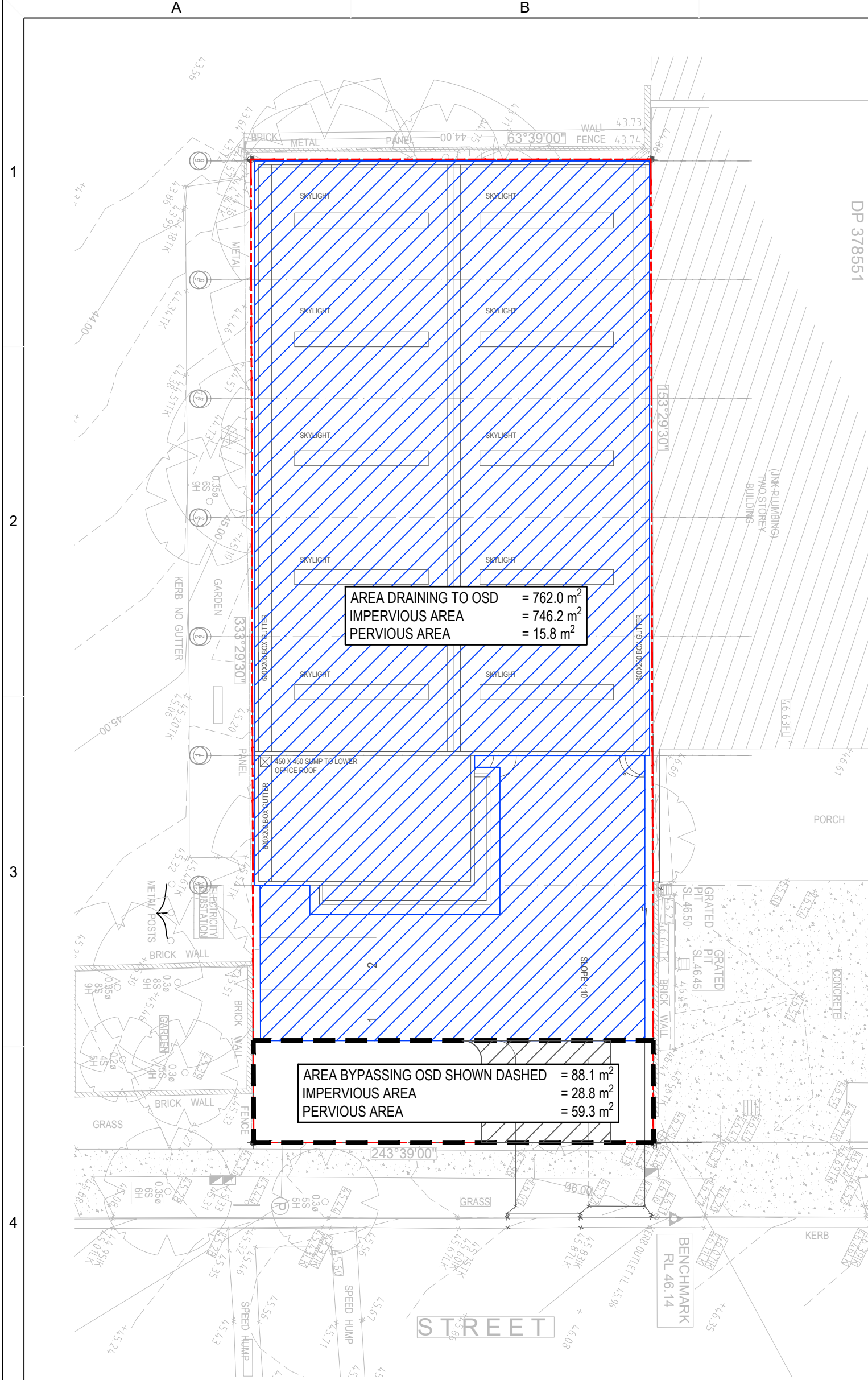
PROPOSED NEW
WAREHOUSE

TITLE
CIVIL SERVICES
CATCHMENT ANALYSIS

DA ISSUE
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CHECKED	M.B.	1:100
APPROVED	M.B.	
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DRAWING NO.	C-DA200	REV
		P3



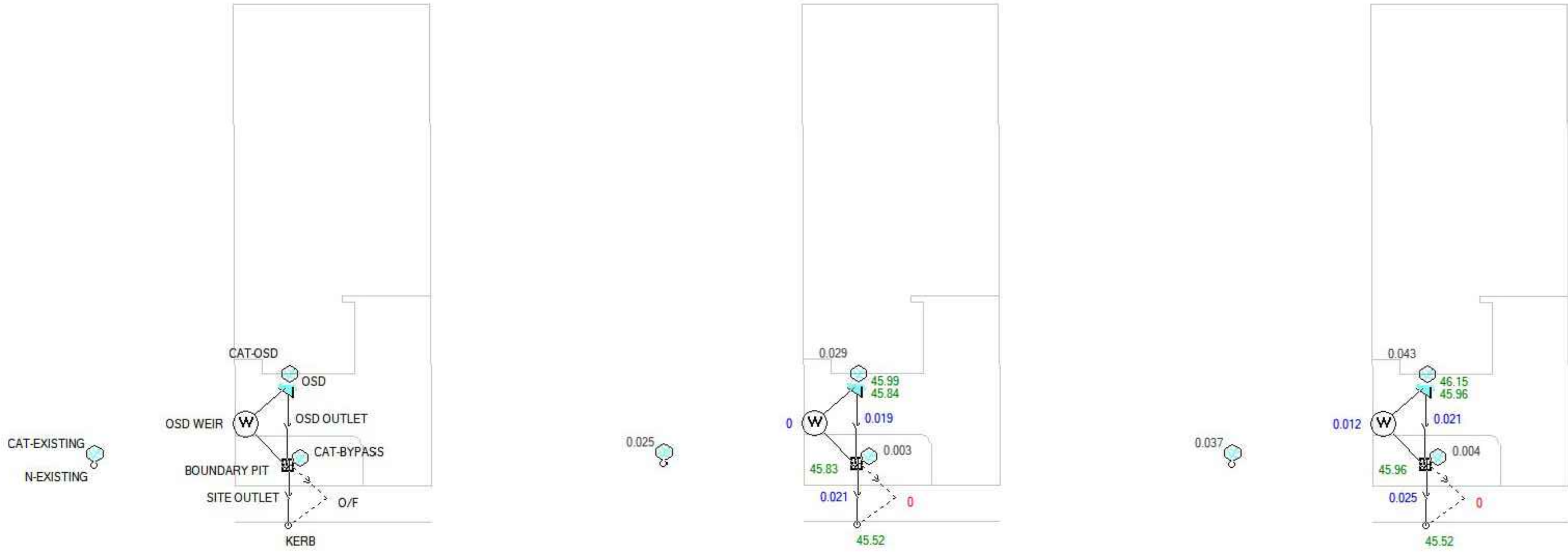


DRAINS CATCHMENT PLAN

STORM EVENT (AEP %)	PRE DEVELOPMENT (l/s)	POST DEVELOPMENT (l/s)	VOL (m³)
20	21	17+2 = 19	3.5
10	25	19+3 = 22	4.8
5	29	20+3 = 23	6.1
2	33	21+3(BP)+4(OF) = 28	7.1
1	37	21+4(BP)+12(OF) = 37	7.6

OF = INTERNAL OVERFLOW IN OSD TANK, BP = BYPASS

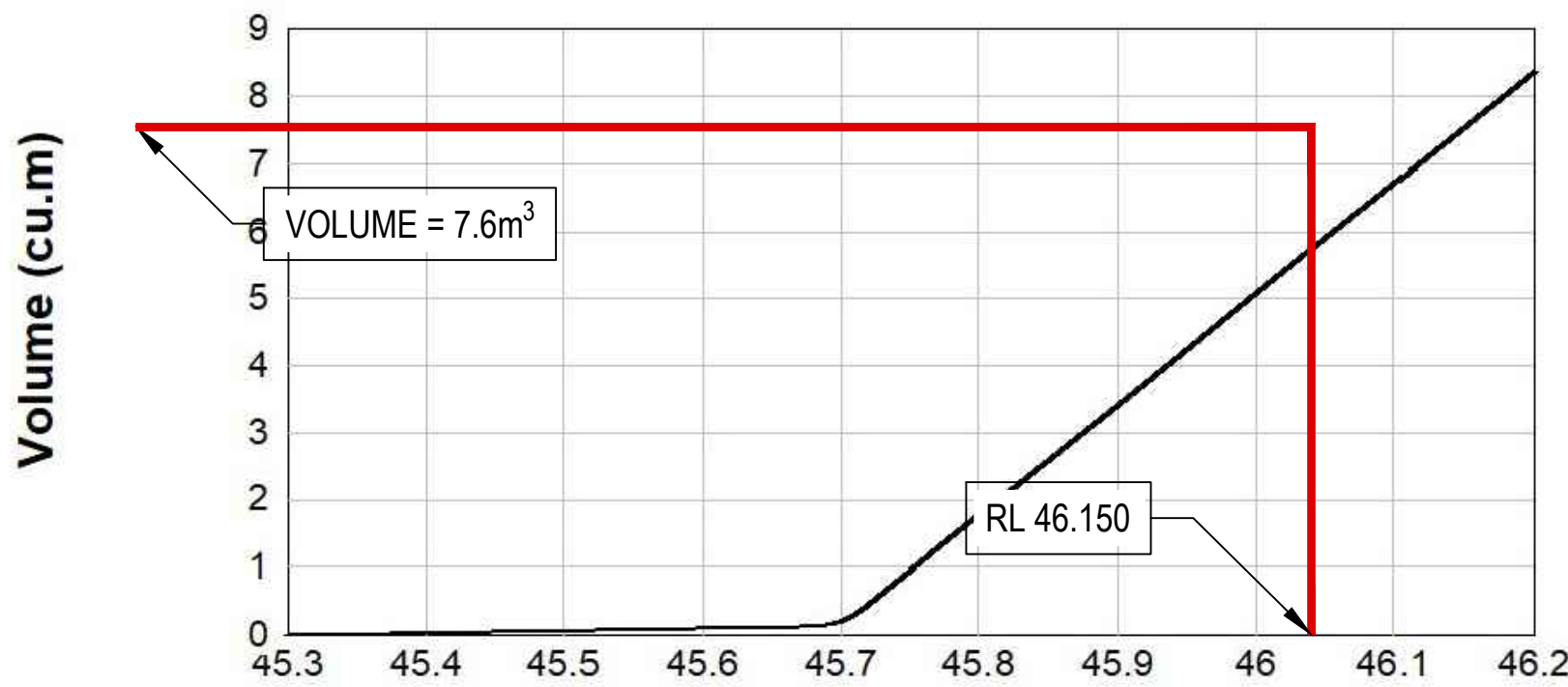
PRE Vs POST DEVELOPMENT FLOW



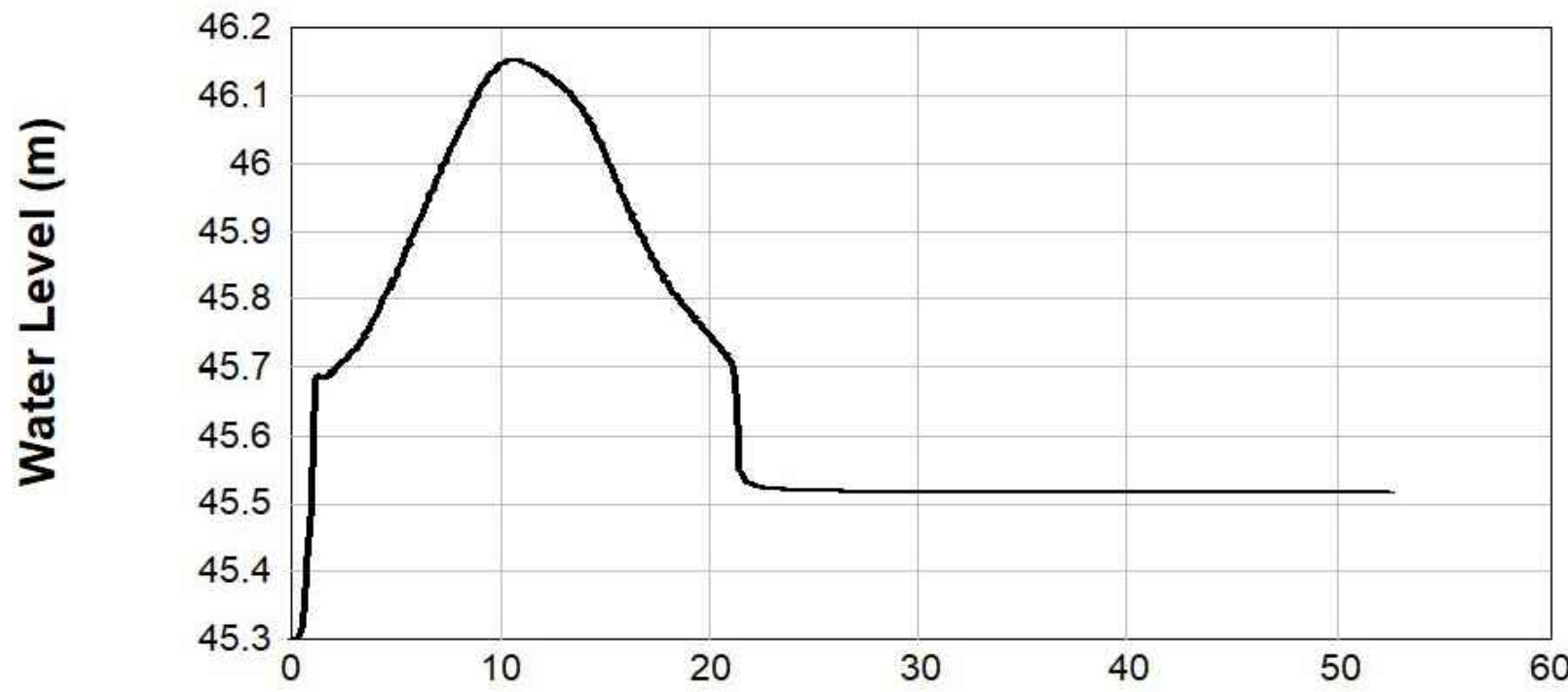
DRAINS LAYOUT

DRAINS RESULTS - 10YR ARI

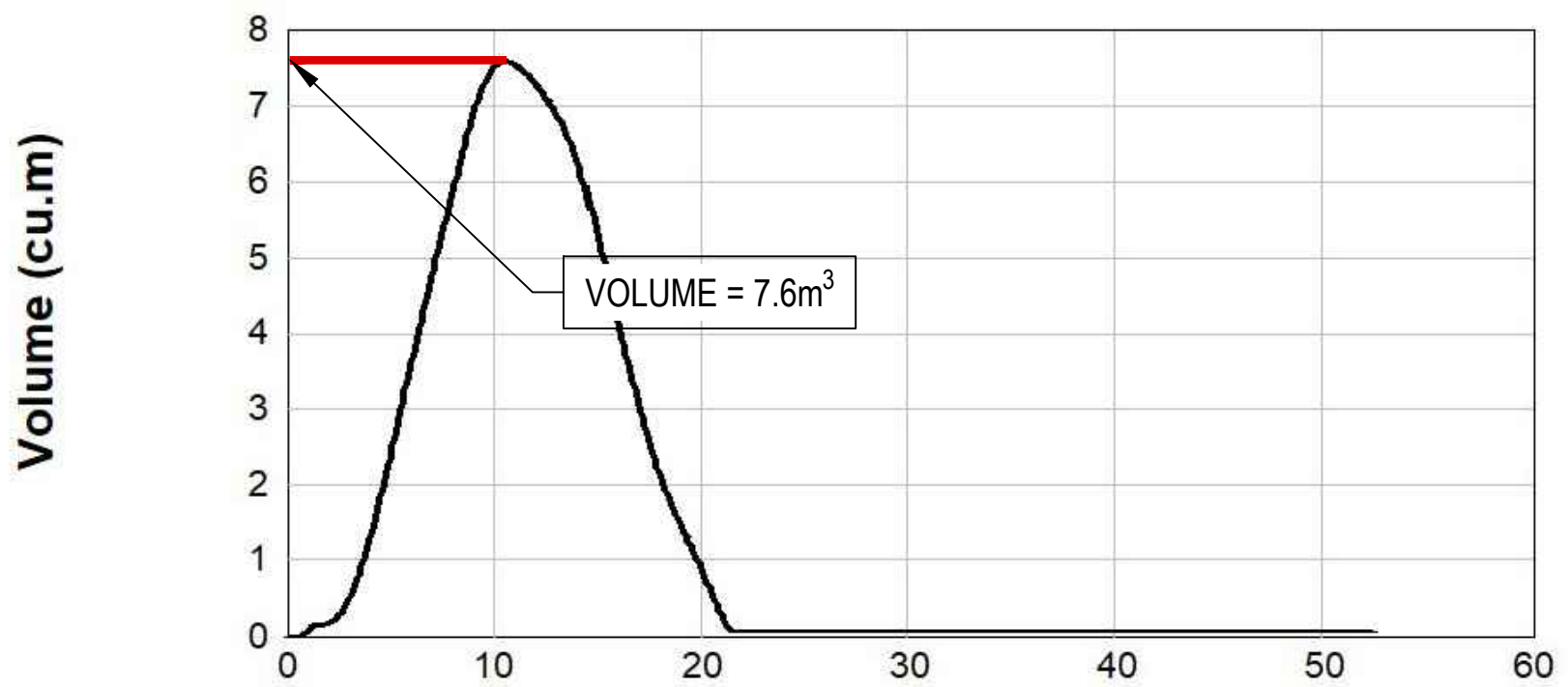
DRAINS RESULTS - 100YR ARI



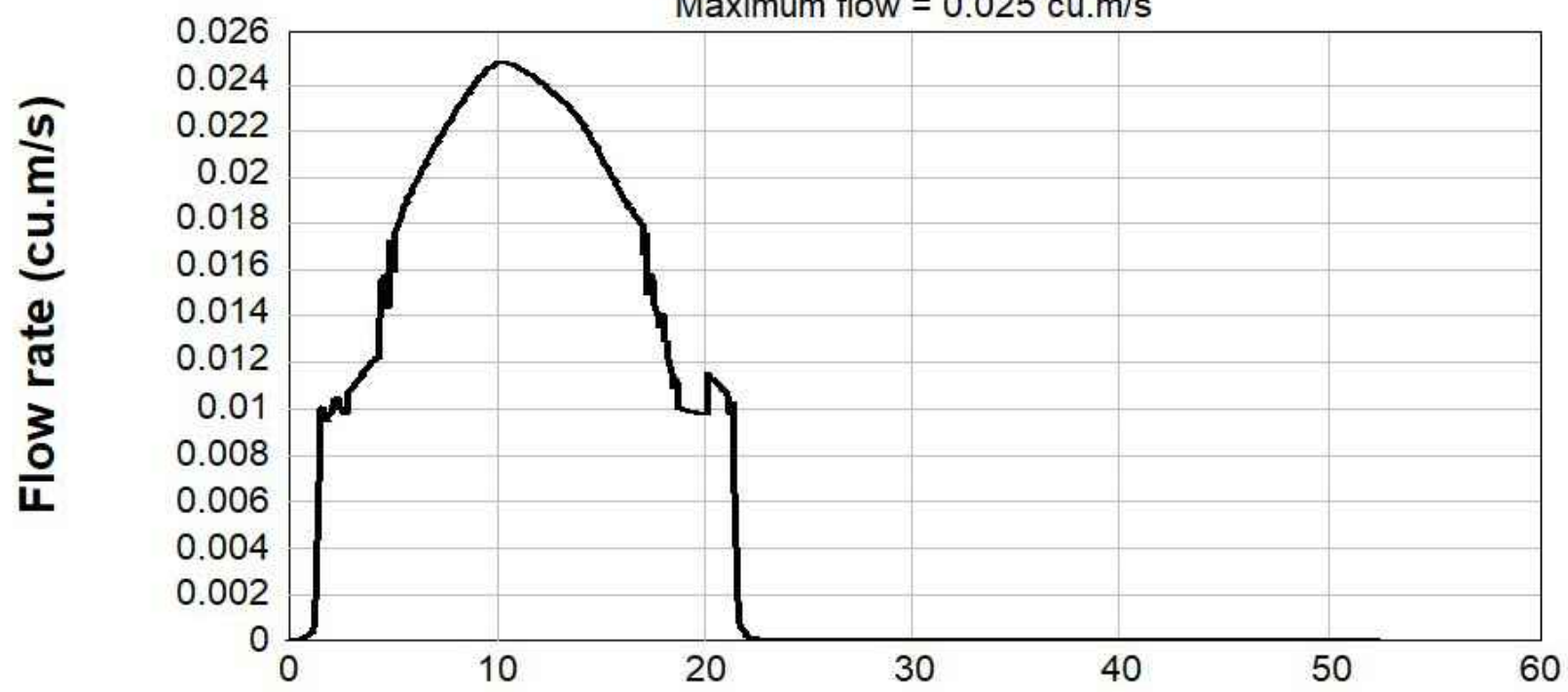
OSD STORAGE VOLUME V ELEVATION



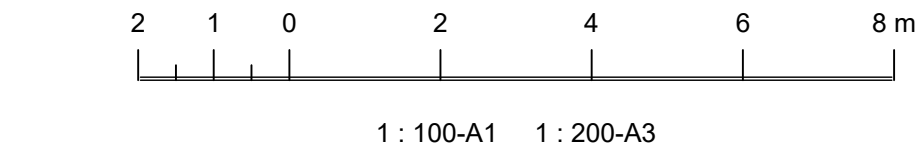
OSD WATER LEVEL V TIME - 100YR ARI



OSD STORAGE VOLUME V TIME - 100YR ARI



TOTAL SITE DISCHARGE V TIME - 100YR ARI



CANTERBURY BANKSTOWN COUNCIL



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PROJECT
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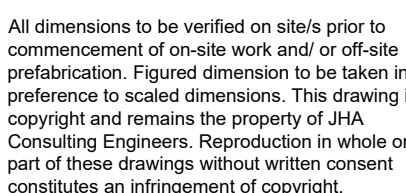
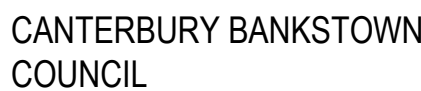
PROPOSED NEW
WAREHOUSE

TITLE
CIVIL SERVICES
DRAINS ANALYSIS

DA ISSUE
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DRAWING NO. **C-DA210** REV **P3**



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SILT TRAP PIT
N.T.S

Diagram illustrating the components of a Maximesh screen assembly:

- OUTFLOW**: The pipe through which water flows.
- STEEL PLATE CLIP WELDED TO BASKET GALVANISED. TYPICAL BOTH SIDES**: The clip that secures the screen to the outflow pipe.
- STEEL PLATE BRACKET GALVANISED FIXED TO FIT WALL WITH 2 LOXINS TO SEAT CLIPS INTO.**: The bracket that supports the screen assembly on the wall.
- GRID MAXIMESH SCREEN TYPE RH3030**: The main filtering screen.
- LIFTING HANDLE**: The handle used to lift the screen for cleaning.

SILT TRAP TRASH SCREEN DETAIL
N.T.S

1. PITS TO BE CONSTRUCTED FROM EQUAL TO BCP MANUFACTURER.
2. A SIGN SHALL BE CONSTRUCTED ADJACENT TO THE PIT STATING: "THIS SEDIMENT / SILT ARRESTOR PIT SHALL BE REGULARLY INSPECTED AND CLEANED"



TYPICAL SUB-SOIL DRAINAGE TRENCH
N.T.S



TYPICAL GRATED INLET PIT
N.T.S



TRENCH GRATE (200mm WIDE) CLASS D
N.T.S

MAINTENANCE SCHEDULE

DRAWN	A.M.	SCALE @ A1
CHECKED	M.B.	AS SHOWN
APPROVED	M.B.	

CREATED	OCT 2024	
JHA JOB No.	240447	
DRAWING NO.		REV
C-DA301		P3

