

# 8 HADDON CRESCENT, REVESBY PROPOSED DUAL OCCUPANCY

## STORMWATER CONCEPT PLANS



LOCALITY PLAN  
N.T.S

DRAWING INDEX	
Drawing No.	DESCRIPTION
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102	CATCHMENT PLAN
103	SEDIMENT & EROSION CONTROL PLAN & DETAILS
104	MAINTENANCE SCHEDULE & MISCELLANEOUS DETAILS SHEET

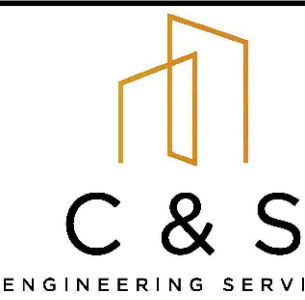
NOT FOR CONSTRUCTION

A	ISSUE FOR DEVELOPMENT APPLICATION	08/07/2024	SFK	EH	OC
Issue	Description	Date	Designed	Engineer	Checked
<div><div></div><div>10m at full size</div><div></div><div>100m</div><div></div><div>200m</div></div>					

Architect  
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Canterbury-Bankstown  
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Scale

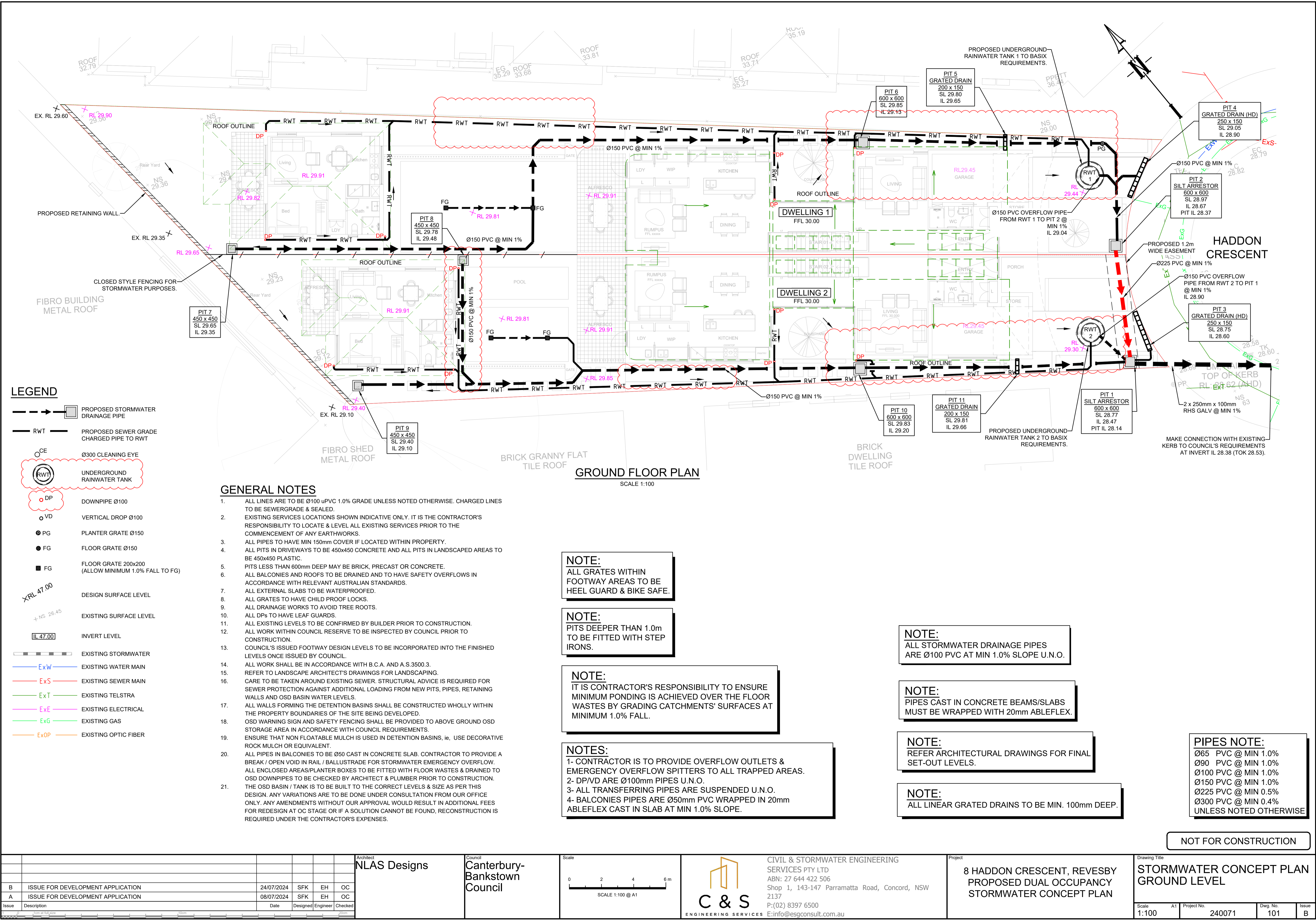


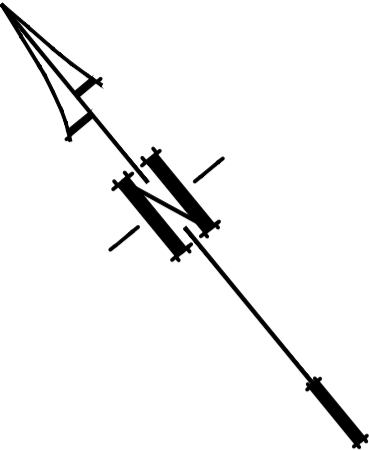
CIVIL & STORMWATER ENGINEERING  
SERVICES PTY LTD  
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Project  
8 HADDON CRESCENT, REVESBY  
PROPOSED DUAL OCCUPANCY  
STORMWATER CONCEPT PLAN

Drawing Title  
COVER SHEET PLAN

Scale	A1	Project No.	Dwg. No.	Issue
N.T.S.		240071	000	A





HADDON  
CRESCENT

CATCHMENT LEGEND  
DWELLING 1

- IMPERVIOUS AREA = 315.9m<sup>2</sup>
- PERVIOUS AREA = 194.5m<sup>2</sup>

TOTAL AREA SITE AREA = 510.4m<sup>2</sup> (38.10% OF THE SITE PERVIOUS)

CATCHMENT LEGEND  
DWELLING 2

- IMPERVIOUS AREA = 303.14m<sup>2</sup>
- PERVIOUS AREA = 141.26m<sup>2</sup>

TOTAL AREA SITE AREA = 444.4m<sup>2</sup> (31.78% OF THE SITE PERVIOUS)

CATCHMENT PLAN  
SCALE 1:100

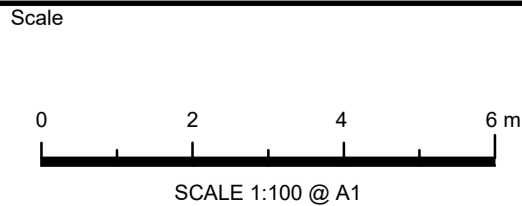
**NOTE:**  
AS PER CANTERBURY-BANKSTOWN COUNCIL'S DCP PART B5.5.1, OSD IN NOT REQUIRED WHEN THE PROPOSED IMPERVIOUS AREA IS LESS THAN 70% OF THE SITE. IN THIS CASE THE DRAINAGE SYSTEM CAN BE DESIGNED WITHOUT OSD.

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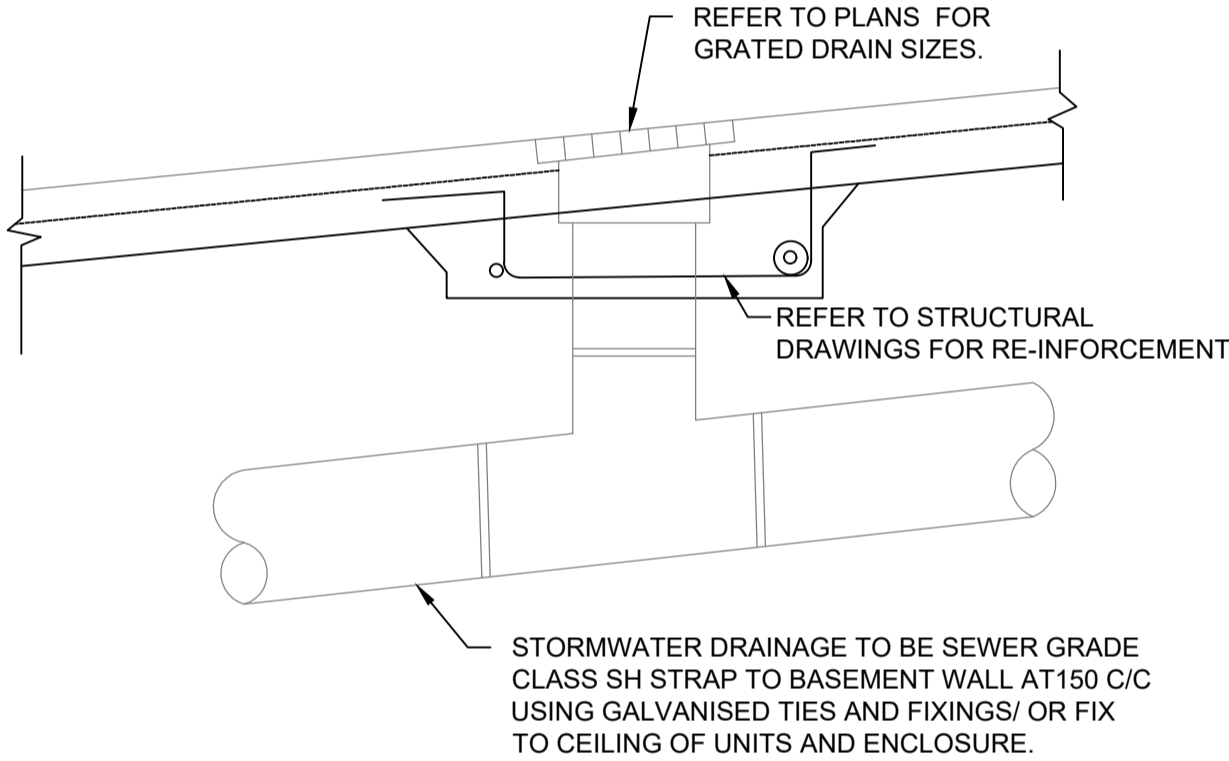
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CATCHMENT PLAN

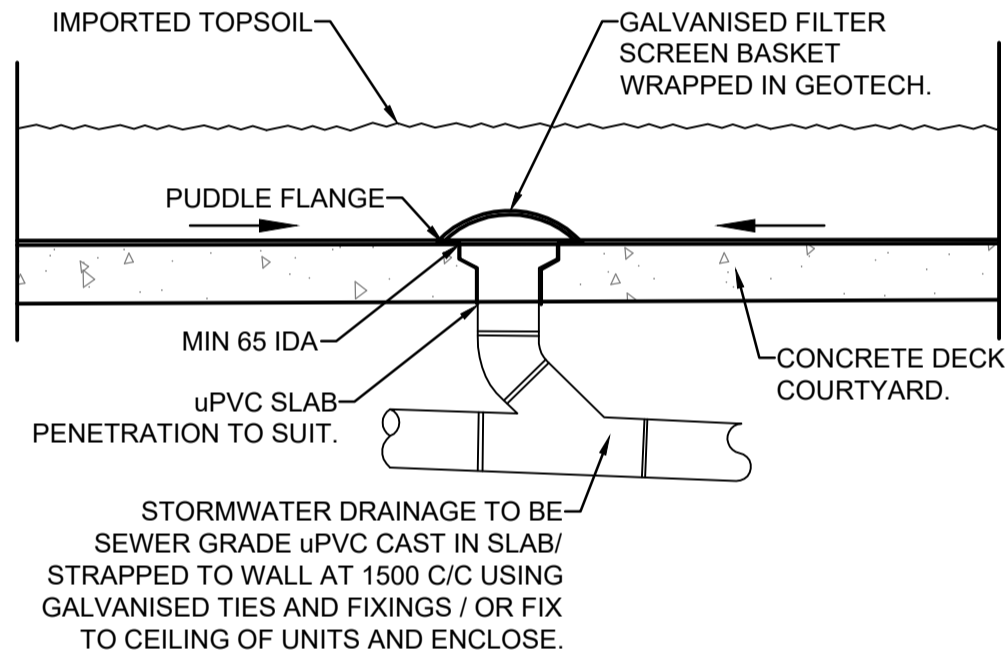
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As Shown		240071	102	A



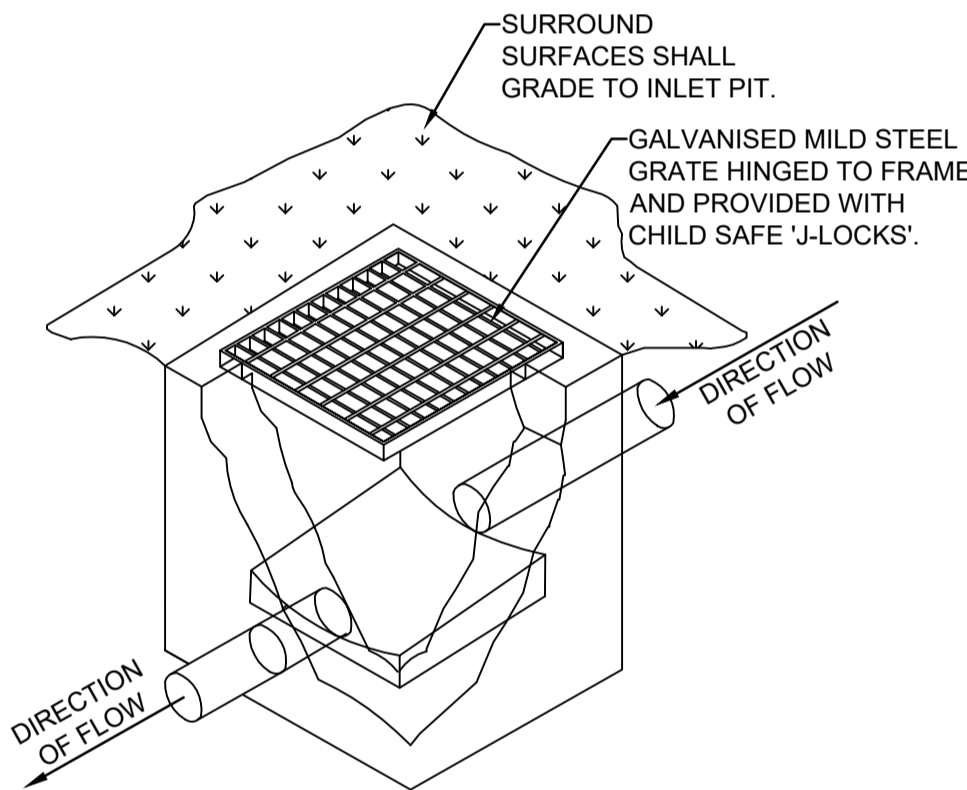
Stormwater Drainage System Maintenance Schedule			
Maintenance Action	Frequency	Responsibility	Procedure
General			
Inspect roof drainage system of building and remove any debris/sludge	Six Monthly	Strata/Maintenance Contractor	Remove any leaves or debris and sludge from gutters of building and flush downpipes of building to remove any blockages. Pits downstream of downpipes to be cleaned of flushed debris.
Inspect pits and trench drains on site and remove debris/litter/sludge	Monthly or following Rain Period	Strata/Maintenance Contractor	Remove grate. Remove any debris/litter/sludge from within pits.
Inspect site for litter and floatable debris and remove	Fortnightly	Strata/Maintenance Contractor	Remove litter from site and sweep all driveway and pathways in order to remove leaves or sediments that may enter into the drainage system.
Storage			
Inspect storage & remove any sediment/sludge in pit	Six monthly	Strata/Maintenance Contractor	Remove grate(s) and screen(s). Remove sediment/sludge build-up.
Inspect internal walls of storage (and external, if appropriate) for cracks or spalling	Annually	Strata/Maintenance Contractor	Remove grate(s) to inspect internal walls. Repair as required. Clear vegetation from external walls if necessary and repair as required.
Inspect & remove any debris/litter/mulch etc blocking grates	Six monthly	Strata/Maintenance Contractor	Remove blockages from grate(s) and check if storage is blocked.
Inspect areas draining to the storage(s) & remove debris/mulch/litter etc likely to block screens/grates	Six monthly	Strata/Maintenance Contractor	Remove debris and floatable material likely to be carried to grates.
Compare storage volume to volume approved. (Rectify if loss > 5%)	Annually	Strata/Maintenance Contractor	Compare actual storage available with Work-as Executed plans. If volume loss is greater than 5%, arrange for reconstruction to replace the volume lost. Council to be notified of the proposal.
Inspect storages for subsidence near pits	Annually	Strata/Maintenance Contractor	Check along drainage lines and at pits for subsidence likely to indicate leakages.



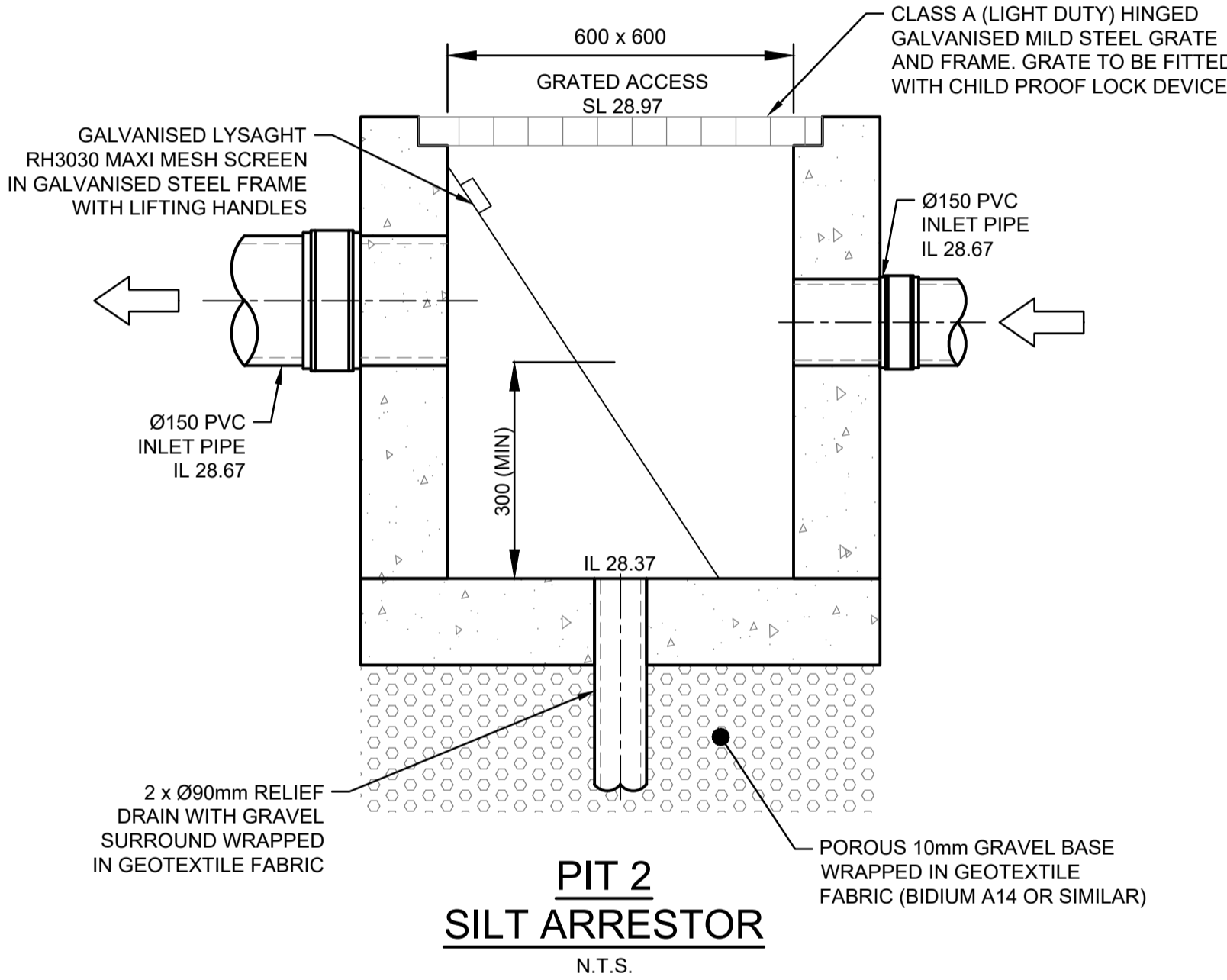
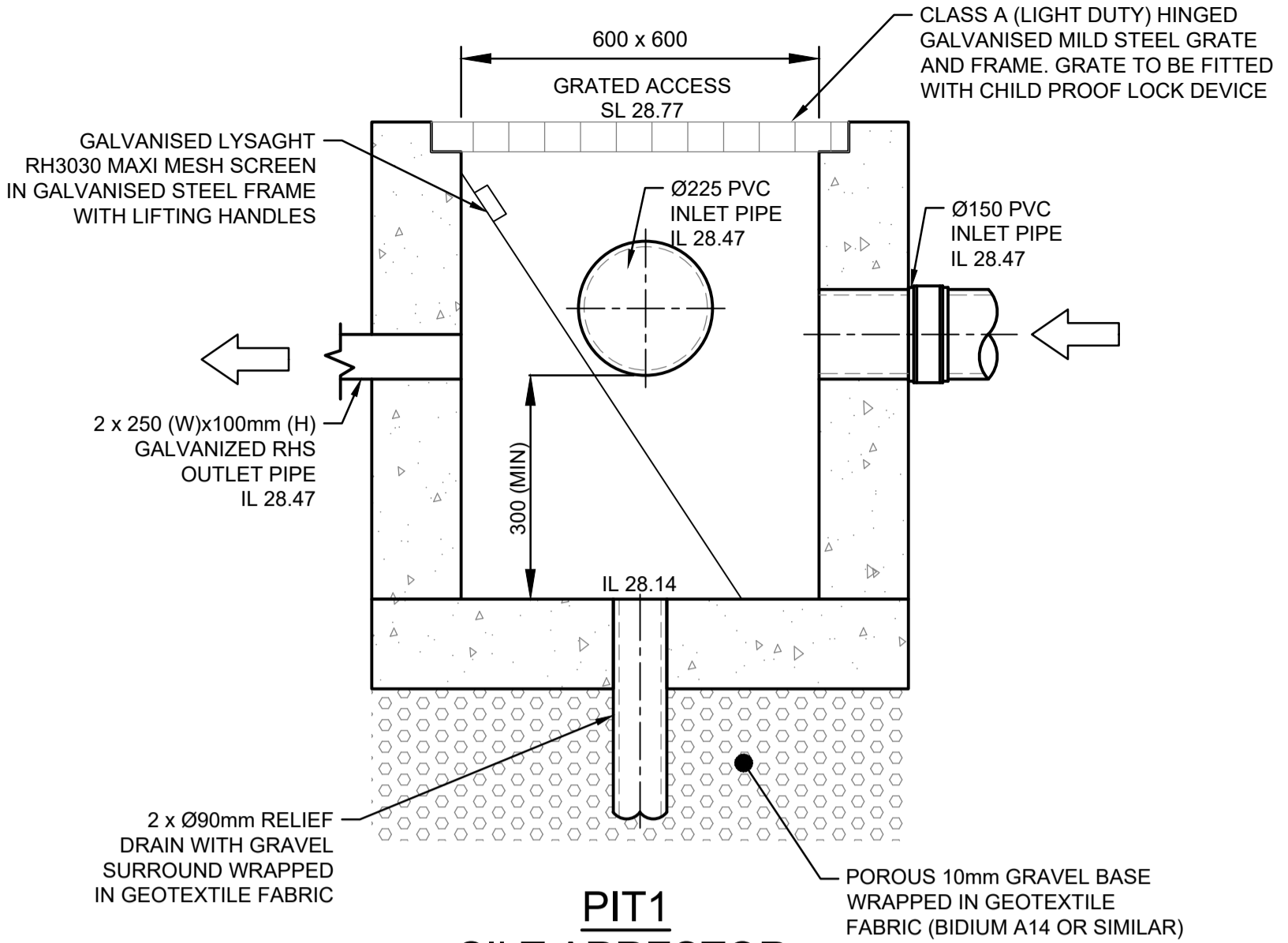
GRATED DRAIN DETAIL  
N.T.S.



PLANTER GRATE DETAIL  
N.T.S.

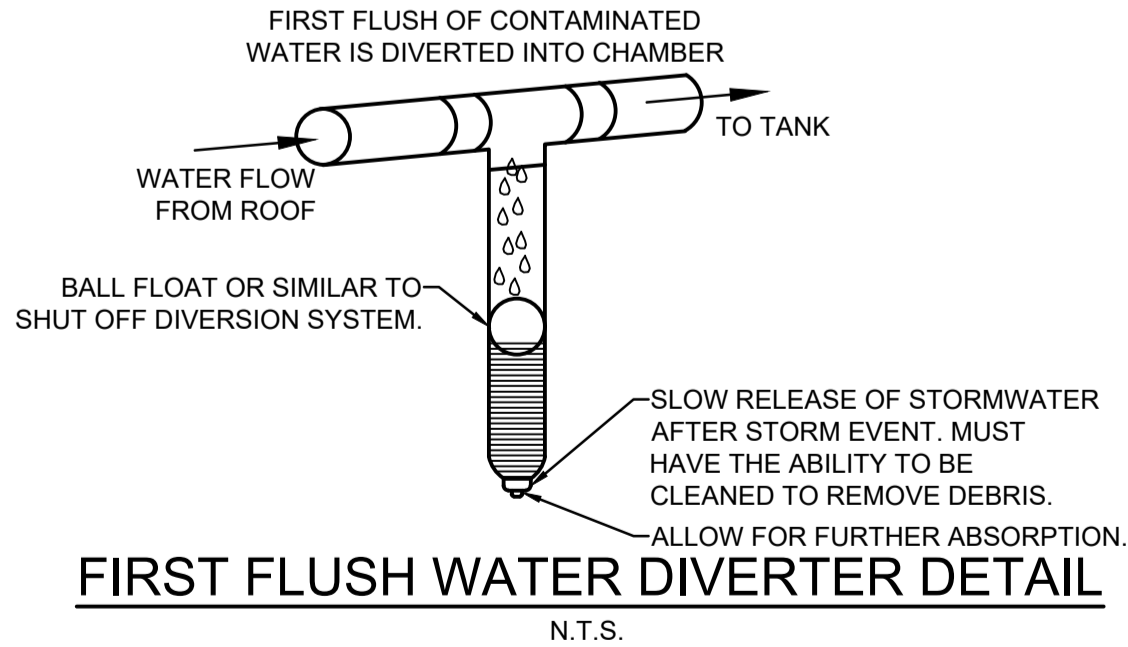


TYPICAL GRATED INLET PIT DETAIL  
N.T.S.



#### STORAGE TANK NOTES:

1. TANK WATER TAPS SHALL BE MARKED "RAINWATER NOT TO HUMAN CONSUMPTION".
2. RAINWATER TANKS SHALL BE CONNECTED TO MAINS WATER SUPPLY AS BACKUP.
3. THE PUMPS ARE TO BE INSULATED IN ACCORDANCE WITH COUNCIL POLICY.
4. PUMPS SHALL PROVIDE MINIMUM 150 kPa PRESSURE.
5. EACH TANK TO BE CONNECTED TO AN OUTDOOR TAP FOR IRRIGATION USE.
6. RAINWATER TANKS TO BE CLEANED OUT EVERY 6 MONTHS.
7. WATER TANK AND ASSOCIATED STRUCTURE TO BE THE SAME COLOR, OR A COLOR COMPLEMENTARY TO THE DWELLING.
8. TOP TANK TO BE BELOW TOP OF NEAREST FENCE, OR 1.8 METERS WHICHEVER IS LESS.
9. THE WATER TANK SHOULD BE LOCATED AT LEAST 900mm FROM ANY PROPERTY BOUNDARY.
10. PLUMBING FROM THE WATER TANK IS TO BE KEPT SEPARATED FROM THE RETICULATED WATER SUPPLY SYSTEM.
11. TANK TO BE BUILT ON SELF-SUPPORTING BASE.
12. PROVIDE BACK-FLOW PREVENTION DEVICE AT MAINS WATER METER.
13. ROOF DRAINING TO TANK MUST NOT CONTAIN LEAD, TAR BASED PAINTS OR ASBESTOS.
14. WATER TO BE DRAWN FROM ANAEROBIC ZONE OF TANK.

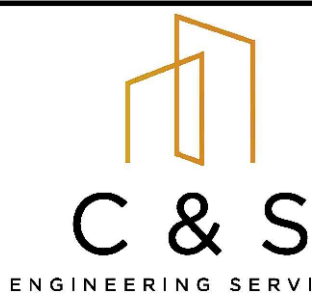
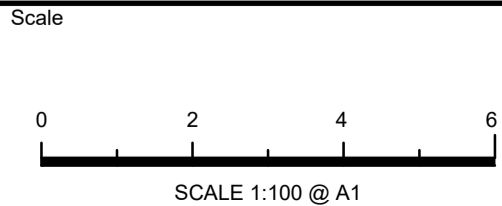


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B	ISSUE FOR DEVELOPMENT APPLICATION	24/07/2024	SFK	EH	OC
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N.T.S.		240071	104	B