

# PROPOSED SECONDARY DWELLING

## Stormwater Management Plans

At  
28 Hunter Street, Denman

For  
Luke Moore

### DRAWING LIST

- C1 TITLE PAGE & DRAWING LIST
- C2 STORMWATER NOTES
- C3 STORMWATER MANAGEMENT PLAN
- C4 STORMWATER DETAILS

<div><div>AAP</div><div>CONSULTING ENGINEERS</div><div>ABN: 89 660 601 703 Email: admin@aapengineers.com.au Phone: 0411 724 692</div></div>	REV.	DESCRIPTION	DATE	SITE	CLIENT	DRAWING TITLE			PROJECT No.	
	A	APPROVED ISSUED	15.06.25	28 HUNTER STREET, DENMAN, NSW 2328	LUKE MOORE	TITLE PAGE & DRAWING LIST			25-53	
					PROJECT	DRAWN BY	VERIFIED BY	SCALE	DRAWING No.	REVISION
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# STORMWATER NOTES

## GENERAL NOTES

- G.1. THESE DRAWINGS SHALL BE READ IN CONSULTATION WITH THE ARCHITECTURAL DRAWINGS & OTHER CONSULTANT DRAWINGS AND SPECIFICATIONS.
- G.2. ANY DISCREPANCIES SHALL BE REPORTED AND INSTRUCTIONS SOUGHT BEFORE PROCEEDING WITH WORKS AND ORDERING MATERIALS.
- G.3. THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS SHOWN ON THE DRAWINGS. ANY DISCREPANCIES TO BE REPORTED AND INSTRUCTIONS SOUGHT BEFORE PROCEEDING.
- G.4. ALL WORKS TO BE IN ACCORDANCE WITH THE NATIONAL CONSTRUCTION CODE, ALL RELEVANT AUSTRALIAN STANDARDS AND THE CONDITIONS OF DEVELOPMENT CONSENT TO THE SATISFACTION OF THE LOCAL GOVERNMENT AUTHORITY.
- G.5. DO NOT SCALE OFF DRAWINGS. ALL DIMENSIONS SHALL BE OBTAINED FROM ARCHITECTURAL DRAWINGS.
- G.6. ALL WORKS TO BE UNDERTAKEN BY QUALIFIED TRADES PEOPLE (WHERE APPLICABLE), WITH WORKMANSHIP TO BE OF THE BEST QUALITY.
- G.7. THE SITE WORKS SHALL BE STRIPPED OF ALL TOP SOIL INCLUDING GRASS, ROOTS, VEGETABLE MATTER AND COMPRESSIBLE TOP SOIL

## DRAINAGE NOTES

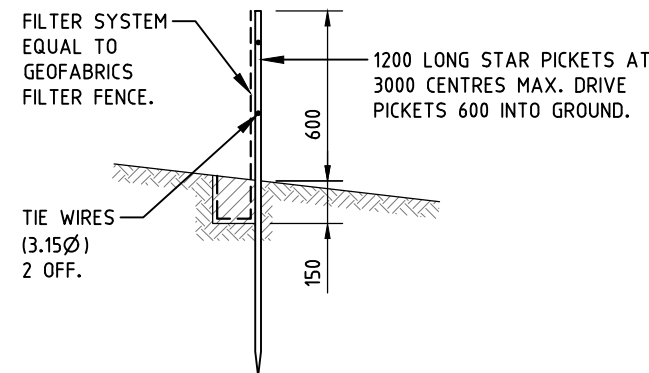
- D.1. ALL WORKMANSHIP SHALL BE IN ACCORDANCE WITH AS3500.3 CURRENT EDITIONS, UNLESS NOTIFIED OTHERWISE.
- D.2. ALL PIPES TO BE SEWER GRADE UPVC TO AS 1260. PIPES TO BE SOLVENT CEMENT WELDED UP TO GUTTER LEVEL.
- D.3. UNLESS NOTIFIED OTHERWISE, BED AND BACKFILL SHALL BE COMPACTED SAND TO 100mm ABOVE THE PIPE. REMAINDER OF BACKFILL TO BE COMPACTED EXCAVATED MATERIAL.
- D.4. LOADS ON PIPES DURING CONSTRUCTION SHALL NOT EXCEED THE REQUIREMENTS OF AS2566.1 OR THE RECOMMENDATIONS OF THE PIPE MANUFACTURER.
- D.5. TRENCH WIDTHS SHALL BE IN ACCORDANCE WITH AS3500.3, BUT NOMINALLY THE GREATER OF 1.5 x PIPE DIAMETER OR PIPE DIAMETER PLUS 300mm.
- D.6. STORMWATER PIPES TO HAVE A MINIMUM 1% GRADE. PIT FALLS TO BE NOMINALLY 50mm UNLESS NOTIFIED OTHERWISE.
- D.7. ALL SERVICES SHOWN ON THE DRAWINGS HAVE BEEN COMPILED FROM INFORMATION SUPPLIED. IT IS THE CONTRACTOR'S RESPONSIBILITY TO RESEARCH AND LOCATE EXISTING SERVICES PRIOR TO ANY EXCAVATION WORKS.
- D.8. PIPES UNDER DRIVEWAYS TO BE ENCASED IN CONCRETE. 100mm MIN CONCRETE THICKNESS AROUND PIPE.

## RAINWATER TANK NOTES

- R.1. IT IS RECOMMENDED THAT THE RAINWATER TANK BE UTILISED REGULARLY TO PREVENT THE WATER BECOMING STAGNANT.
- R.2. IT IS RECOMMENDED THAT ALL GUTTERS BE PROVIDED WITH GUTTER SHIELDS TO PREVENT DEBRIS FROM ENTERING RAINWATER TANKS. ALTERNATIVELY, PROPRIETARY RAINHEADS INCORPORATING LEAF SCREENS MAY BE USED AT DOWNPIPES SERVING RAINWATER TANK.
- R.3. TO ENSURE A CONSTANT WATER SUPPLY TO FIXTURES, THE RAINWATER TANK SHALL BE TOPPED UP WITH MAINS WATER. BACKFLOW PREVENTION IS TO BE INSTALLED IN ACCORDANCE WITH AS3500.
- R.4. A PUMP MUST BE SUPPLIED WITH THE RAINWATER TANK TO PROVIDE ADEQUATE PRESSURE TO THE FIXTURES.
- R.5. THE PLUMBER MUST PROVIDE CERTIFICATION OF TANK INSTALLATION AT THE COMPLETION OF WORKS.
- R.6. RAINWATER TANK MAINTENANCE TO OCCUR EVERY 3 TO 6 MONTHS. THIS INCLUDES CLEANING ROOF CATCHMENTS AREA, FIRST FLUSH DEVICE, MESH COVERING INLET AND OUTLET PIPES.

## SEDIMENT AND EROSION CONTROL NOTES

- S.1. INSTALL SILT FENCES ON LOW SIDE OF SITE AS REQUIRED BY COUNCIL PRIOR TO STRIPPING OF TOP SOIL
- S.2. INSTALL DRAINAGE SYSTEM AND SILT FENCES AROUND PITS AS SOON AS PRACTICAL.
- S.3. REINSTATE GRASS COVER AS SOON AS PRACTICAL.

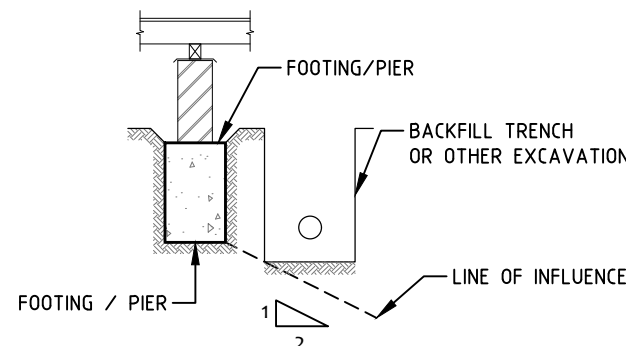


## EXISTING SERVICES & BELOW GROUND STRUCTURES

- E.1. VERIFY LOCATION AND DEPTHS OF ALL EXISTING SERVICES AND BELOW GROUND STRUCTURES ON SITE PRIOR TO COMMENCING ANY EXCAVATION WORKS. THIS INCLUDES UNDERTAKING A 'BEFORE YOU DIG AUSTRALIA' SEARCH AND ANY REQUIRED SERVICE LOCATING (E.G. POT HOLING).
- E.2. NO PROVING OF SERVICES HAS BEEN UNDERTAKEN. ALLOW TO RELOCATE SERVICES ENCOUNTERED DURING CONSTRUCTION AS REQUIRED.
- E.3. EXAMPLES OF BELOW GROUND STRUCTURES INCLUDES, BUT IS NOT LIMITED TO: INFILTRATION TRENCHES, SEPTIC TANKS, PITS ETC.
- E.4. EXAMPLES OF EXISTING SERVICES INCLUDES, BUT IS NOT LIMITED TO: WATER, GAS, ELECTRICITY, INTERNET, STORMWATER, SEWER, IRRIGATION ETC.
- E.5. THESE DRAWINGS DO NOT INDICATE SERVICES THAT MAY EXIST IN THE VICINITY, EMPLOY TEMPORARY MEANS, WHERE REQUIRED, TO MAINTAIN THESE SERVICES AT ALL TIMES. ANY DAMAGE TO EXISTING SERVICES SHALL BE MADE GOOD BY THE CONTRACTOR.

## ZONE OF INFLUENCE NOTES

EXCAVATIONS NEAR FOOTINGS SHALL NOT BE WITHIN THE FOOTING ZONE OF INFLUENCE LINE. THIS MAY REQUIRE LOCALLY DEEPENING PIERS AS REQUIRED. REFER STRUCTURAL ENGINEER'S DRAWINGS.




## TREE NOTES

REMOVED TREES

- T.1. IF TREES AND SHRUBS HAVE BEEN CUT DOWN WITHIN PROXIMITY TO THE PROPOSED STORMWATER SYSTEM ENSURE THE ROOT SYSTEMS ARE COMPLETELY REMOVED FROM THE EXCAVATION AREA PRIOR TO STORMWATER CONSTRUCTION CONSTRUCTION. THE ROOT SYSTEM HAS THE ABILITY TO IMPACT STORMWATER SYSTEMS EVEN AFTER THE TREE HAS BEEN CUT DOWN.

## BASIX NOTES

RAINWATER TANK TO BE INSTALLED IN ACCORDANCE WITH THE BASIX ASSESSMENT FOR THE DEVELOPMENT. THE PLUMBER SHALL ENSURE THE CORRECT ROOF AREA IS DRAINED TO THE TANK AND THAT THE TANK IS CONNECTED TO INTERNAL FIXTURES AND EXTERNAL TAPS AS REQUIRED BY BASIX ASSESSMENT.

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