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STORMWATER MANAGEMENT PLAN

768C HENRY LAWSON DRIVE, PICNIC POINT



DIAL 1100 BEFORE YOU DIG
NO SUBSURFACE INVESTIGATION HAS BEEN MADE
IT IS THE BUILDER'S RESPONSIBILITY TO OBTAIN
SERVICE DIAGRAMS FROM RELEVANT AUTHORITIES
www.1100.com.au

LEGEND

DOWN PIPE	DP	GRATED SURFACE INLET PIT	
DOWNPIPE SPREADER	SP	SURFACE INLET PIT	
RAIN WATER HEAD	RWH	GRATED DRAIN	GD
FLOOR WASTE OUTLET	FW	PIT SURFACE LEVEL	S.L XX.XX
INSPECTION OPENING	IO	INVERT LEVEL	I.L XX.XX
RAINWATER PIPE		REDUCED LEVEL	R.L XX.XX
STORMWATER PIPE		DIRECTION OF FLOW	
SUBSOIL DRAINAGE LINE	SSD	OVERLAND FLOW	
PUMP LINE			

GENERAL

- G1 ALL DIMENSIONS AND LEVELS TO BE VERIFIED BY BUILDER ON-SITE PRIOR TO COMMENCEMENT OF WORKS. THESE DRAWINGS ARE NOT TO BE SCALED FOR DIMENSIONS NOR TO BE USED FOR SETOUT PURPOSES.
- G2 WHERE THESE PLANS ARE NOTED FOR DEVELOPMENT APPLICATION PURPOSES ONLY, THEY SHALL NOT BE USED FOR OBTAINING A CONSTRUCTION CERTIFICATE NOR USED FOR CONSTRUCTION PURPOSES.
- G3 LOCATION OF STORMWATER SYSTEM, INCLUDING DOWNPIPES, PIPES, PITS AND RAINWATER TANK ARE INDICATIVE ONLY. EXACT LOCATION SHALL BE DETERMINED ON SITE TO SUIT SITE CONDITIONS.
- G4 ALL SURVEY INFORMATION AND PROPOSED BUILDING AND FINISHED SURFACE LEVELS SHOWN IN THESE DRAWINGS ARE BASED ON LEVELS OBTAINED FROM DRAWINGS BY OTHERS.
- G5 SERVICES HAVE NOT BEEN SHOWN ON THIS PLAN. FIELD INVESTIGATIONS ARE TO BE CARRIED OUT SEPARATELY TO DETERMINE EXACT POSITIONS OF SERVICES OR INFORMATION PROVIDED SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO COMMENCEMENT OF CONSTRUCTION WORKS.
- G6 PRIOR TO ANY DEMOLITION, EXCAVATION OR CONSTRUCTION, SERVICE AUTHORITIES MUST BE CONTACTED FOR LOCATION OF SERVICES.
- G7 NO SEARCHES HAVE BEEN MADE WITH ANY SERVICE AUTHORITY FOR THE LOCATION OF ANY SERVICES.
- G8 EXTREME CARE SHALL BE TAKEN WHEN DOING WORK NEAR EXISTING PIT/STRUCTURES & CABLES. CONTRACTOR TO CONTACT ALL UTILITY SERVICES AND OBTAIN THE EXACT LOCATION & DEPTH OF ALL UNDERGROUND CABLES & PIPE AND TO BE CONFIRMED PRIOR TO EXCAVATION.
- G9 ANY DAMAGES TO SERVICES DURING CONSTRUCTION SHALL BE REPAIRED IMMEDIATELY AT THE PLUMBER'S OWN EXPENSE.
- G10 **TREE PRESERVATION**
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ANY PRIOR APPROVAL REQUIRED FROM COUNCIL WITH RESPECT TO POTENTIAL IMPACT ON TREES FOR ANY WORKS SHOWN ON THESE DRAWINGS PRIOR TO COMMENCEMENT OF WORK. NO TREES TO BE REMOVED UNTIL PERMIT IS OBTAINED.

DRAINAGE NOTES

- D1 ALL WORK TO BE DONE IN ACCORDANCE WITH AS 3600.3.2021 STORMWATER DRAINAGE, AND TO THE SATISFACTION OF THE RELEVANT LOCAL CITY COUNCIL.
- D2 ALL BALCONIES AND ROOFS TO BE DRAINED AND TO HAVE SAFETY OVERFLOWS IN ACCORDANCE WITH RELEVANT AUSTRALIAN STANDARDS.
- D3 ALL DOWN PIPES TO BE FITTED WITH LEAF DIVERTER OR ALTERNATIVELY LEAF GUARDS TO BE INSTALLED IN ALL GUTTERS.
- D4 SUBSOIL DRAINAGE SHALL BE PROVIDED TO ALL RETAINING WALLS & EMBANKMENTS, WITH THE LINES FEEDING INTO THE STORMWATER DRAINAGE SYSTEMS.
- D5 CONNECTION OF DISCHARGE PIPE TO EXISTING COUNCIL KERB AND GUTTER, PIPE OR KERB INLET PIT SHALL BE CARRIED OUT IN ACCORDANCE WITH COUNCIL'S REQUIREMENTS.
- D6 STORMWATER DRAINAGE ELEMENTS OUTSIDE THE PROPERTY BOUNDARY SHALL BE CONSTRUCTED UNDER SATISFACTION OF COUNCIL.
- D7 IN THE INSTANCE THAT A DRAINAGE PIPE PASSES BELOW A SLAB, A SEWER GRADE PIPE MUST BE USED.
- D8 **CONNECTION OF STORMWATER DRAINS UNDER BUILDINGS:**
CONNECTION SHOULD BE CARRIED OUT IN ACCORDANCE WITH SECTION 3.10 AS3500.3
- D9 **ABOVE GROUND PIPEWORK**
SHALL BE CARRIED OUT IN ACCORDANCE WITH SECTION 6 OF AS3500.3

SUB SURFACE DRAINAGE

- SS1 THE GROUND BENEATH A SUSPENDED TIMBER FLOOR MUST BE GRADED SO THAT THE AREA BENEATH THE BUILDING IS ABOVE THE ADJACENT FINISHED GROUND LEVEL TO PREVENT PONDING.
- SS2 AGRICULTURAL (AG) CUT-OFF DRAINS MUST BE INSTALLED AT THE BASE OF ALL EXCAVATIONS AND ALONG THE HIGH SIDE OF A SLOPING SITE AND BE CONNECTED TO THE STORM WATER DRAINAGE SYSTEM VIA A 300mm x 300mm SILT PIT.
- SS3 AG DRAINS MUST BE LAID A MINIMUM OF 400mm INTO SOIL AND 100MM BELOW ANY ADJACENT FOOTING OR PAVEMENT.

PIPE SIZE

- 1 ALL STORMWATER DRAINAGE PIPES ARE TO BE 100mm DIAMETER UPVC GRADE UNLESS NOTED OTHERWISE. CHARGED LINES TO BE SEWER GRADE & SEALED.
- 2 THE MINIMUM PIPE VELOCITY OF 0.6 m/s AND A MAXIMUM PIPE VELOCITY OF 6.0 m/s DURING THE DESIGN STORM.

NOMINAL PIPE SIZE	MINIMUM PIPE GRADIENTS
90mm / 100mm / 150mm	1:100 (1%)
225 mm	1:200 (0.5%)
300 mm	1:250 (0.4%)
375 mm	1:300 (0.334%)

DEPTH OF COVER FOR PVC PIPES

MINIMUM PIPE COVER AS PER T6.2.5:	GLAV. STEEL	PLASTICS
LOCATION	MINIMUM COVER (BELOW UNDERSIDE OF PAVEMENT)	
NOT SUBJECTED TO VEHICULAR LOADS:		
SINGLE DWELLINGS	100 mm	100 mm
ALL OTHER DEVELOPMENTS	100 mm	300 mm
WITH UNREINFORCED PAVEMENT	100 mm	100 mm
SUBJECT TO VEHICULAR LOADING:		
WITHOUT PAVEMENT	300 mm	300 mm
REINFORCED CONCRETE FOR HEAVY VEHICULAR LOADING	NIL	100 mm
UNREINFORCED CONCRETE FOR LIGHT VEHICULAR LOADING	NIL	75 mm
ROAD (SEALED)	600 mm	600 mm
ROAD (UNSEALED)	600 mm	750 mm

DRAINAGE PITS

- P1 ALL DRAINAGE PITS ARE TO BE CONSTRUCTED IN ACCORDANCE TO THE LOCAL COUNCIL REQUIREMENTS.
- P2 ALL PITS TO BE 450 x 450 UNLESS NOTED OTHERWISE WITH GALVANISED 'WELDLOK' GRATES.
- P3 PITS GREATER THAN 600mm DEEP SHALL HAVE A MINIMUM ACCESS OPENING OF 600 x 600.
- P4 PITS DEEPER THAN 900 MUST BE 900 x 900 AND HAVE STEP RUNGS AT 300mm INTERVALS.
- P5 ALL GRATES TO HAVE CHILD PROOF LOCKS.
- P6 ALL PITS WITHIN DRIVEWAYS TO BE 150mm THICK CONCRETE OR EQUAL.
- P7 ALL DRAINAGE PITS LARGER THAN 600 x 600 ARE TO BE INSTALLED WITH A CHILD PROOF SAFETY LATCH ON THE ACCESS GRATE.
- P8 **IN TRAFFICABLE AREAS** - BRICKWORK/BLOCKWORK WALLS OR PRECAST CONCRETE PITS MAY BE USED SUBJECT TO APPROVAL.
- P9 **IN NON-TRAFFICABLE AREAS** -FIBRE-GLASS OR HARD-PLASTIC PITS MAY BE USED SUBJECT TO APPROVAL.
- P10 "HEAVY DUTY" GRATES AND COVERS ARE TO BE PROVIDED IN TRAFFICABLE AREAS.

DRAINAGE PIT SIZES

THE SIZE OF MINIMUM INTERNAL DIMENSIONS FOR STORMWATER AND INLET PITS SHALL BE IN ACCORDANCE WITH AS 3500.3 TABLE 7.5.2.1:

MINIMUM PIT SIZE	DEPTH OF PIT
300 mm x 300 mm	LESS OR EQUAL TO 300 mm
450 mm x 450 mm	300 mm TO 600 mm
600 mm x 600 mm	600 mm TO 900 mm
600 mm x 900 mm	900 mm TO 1200 mm
900 mm x 900 mm	1200 mm TO 1500 mm

EAVE GUTTER, BOX GUTTERS & DOWNPIPES

- EAVE GUTTERS**
1 ALL EAVES GUTTERS TO BE SIZED FOR 20 YEAR (5% AEP) 5 MIN. STORM DURATION RAINFALL INTENSITY (mm/h).
- BOX GUTTERS**
2 ALL BOX GUTTERS EAVES GUTTERS TO BE SIZED FOR 100 YEAR (1% AEP) 5 MIN. STORM DURATION RAINFALL INTENSITY (mm/h).
- DOWNPIPES**
3 ALL DOWNPIPES SHALL COMPLY FOR GUTTER SLOPE 1:500 AND STEEPER IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

SURFACE DRAINAGE

- S1 INSTALLATION OF THE STORMWATER DRAINAGE SYSTEM MUST COMPLY WITH AS/NZS 3500.5 - DOMESTIC INSTALLATIONS.
- S2 SURFACE WATER DRAINAGE MUST BE GRADED AWAY FROM A BUILDING WITH A MINIMUM GRADIENT OF 1 IN 20 OVER THE FIRST METRE.
- S3 THE FINISHED SLAB HEIGHT (MEASURED AT THE SLAB EDGE) MUST BE NOT LESS THAN 50mm ABOVE ADJACENT PAVING OR CONCRETE OR 100mm ABOVE SANDY WELL DRAINED AREAS.
- S4 INSPECTION OPENINGS (DN 150) SHALL BE INSTALLED AT NOT MORE THAN 30m CENTRES; AND AT LOW POINTS IN CHARGED SYSTEM.

ABBREVIATIONS

AHD	AUSTRALIAN HEIGHT DATUM	IO	INSPECTION OPENING
AG	AG-PIPE (SUBSOIL DRAINAGE)	O/F	OVERFLOW
AEP	ANNUAL EXCEEDANCE PROBABILITY	OSD	ON-SITE DETENTION
ARI	AVERAGE RECURRENCE INTERVAL	PSD	PERMISSIBLE SITE DISCHARGE
BG	BOX GUTTER	RCP	REINFORCED CONCRETE PIPE
BWL	BOTTOM WATER LEVEL	RHS	RECTANGULAR HOLLOW SECTION
CL	COVER LEVEL	RL	REDUCED LEVEL
CO	CLEANOUT INSPECTION OPENING	RWT	RAINWATER TANK
DCP	DISCHARGE CONTROL PIT	RWH	RAINWATER HEAD
DP	DOWN PIPE	RWO	RAINWATER OUTLET
EBG	EXISTING BOX GUTTER	SIP	SURFACE INLET PIT
EEG	EXISTING EAVE GUTTER	SP	SPREADER PIPE
EG	EAVES GUTTER	SPR	SPREADER
FW	FLOOR WASTE	SS	STAINLESS STEEL
GD	GRATED DRAIN	SU	BOX GUTTER SUMP
GSIP	GRATED SURFACE INLET PIT	TW	TOP OF WALL
HED	HIGH EARLY DISCHARGE	TWL	TOP WATER LEVEL
HP	HIGH POINT OF GUTTER	VG	VALLEY GUTTER
IL	INVERT LEVEL	U.N.O	UNLESS NOTED OTHERWISE

AMENDMENTS		
NO.	DESCRIPTION	DATE
A	ISSUED FOR APPROVAL	09/02/26
B	ISSUED FOR APPROVAL	07/05/26

DRAWN: D.M.	DESIGNED: D.M.
APPROVED: DANNY MORCHED B.E CIVIL M.E STRUCTURAL CPEng,MIEAust,NPER MEMB. NO: 2320868	DATE: 09-02-26
SCALE AT A1: 1:150/200 UNO	

PROJECT:
PICNIC POINT RESIDENCE
768C HENRY LAWSON DRIVE,
PICNIC POINT NSW 2213

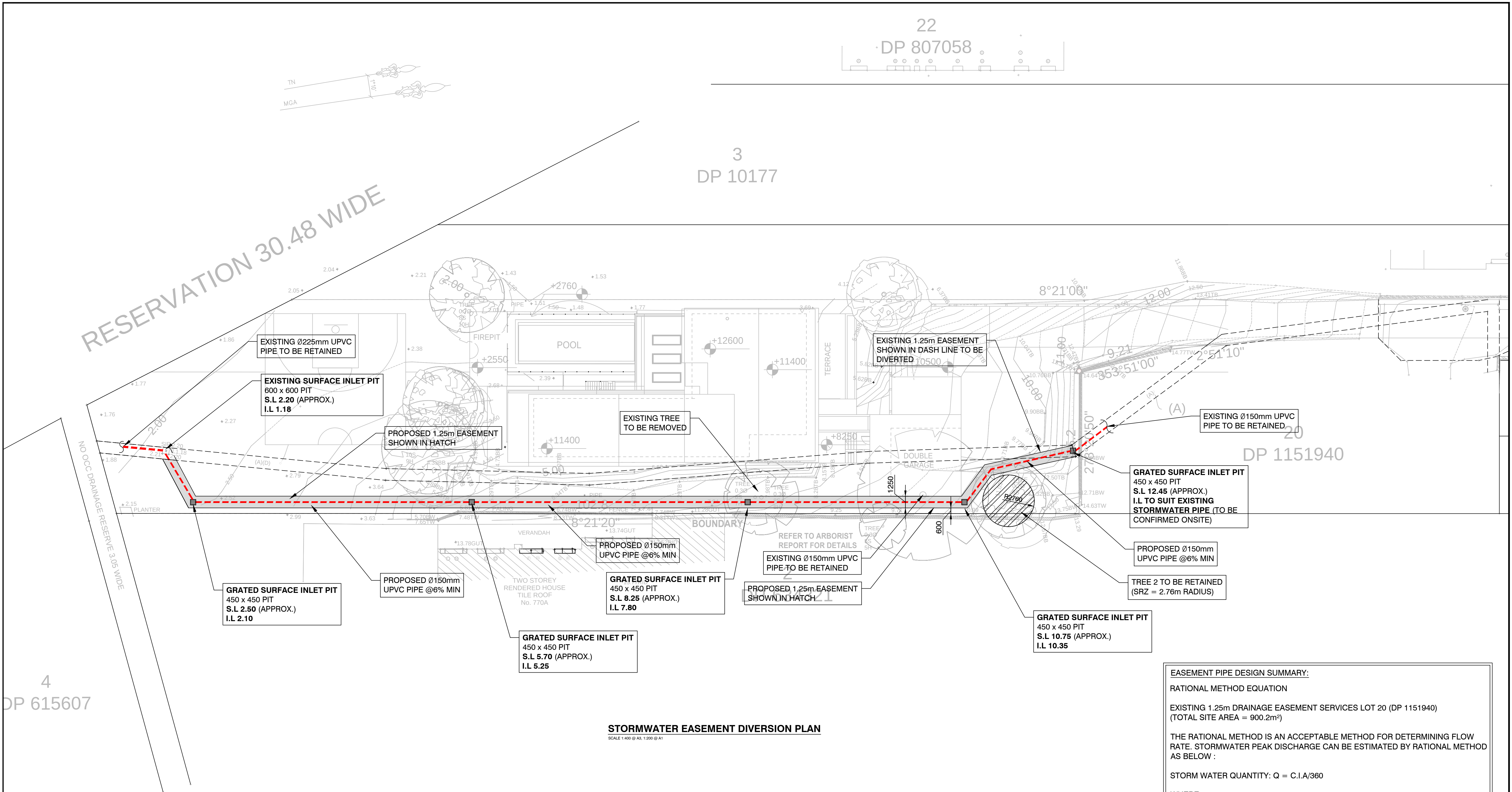
CLIENT:
MASEN HADDAD

TITLE:
GENERAL NOTES

ALL DIMENSIONS IN 'mm'
UNLESS OTHERWISE STATED

JOB NO.
D25216

DRAWING NO.
SW01



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EASEMENT PIPE DESIGN SUMMARY:

RATIONAL METHOD EQUATION

EXISTING 1.25m DRAINAGE EASEMENT SERVICES LOT 20 (DP 1151940)
(TOTAL SITE AREA = 900.2m²)

THE RATIONAL METHOD IS AN ACCEPTABLE METHOD FOR DETERMINING FLOW RATE. STORMWATER PEAK DISCHARGE CAN BE ESTIMATED BY RATIONAL METHOD AS BELOW :

STORM WATER QUANTITY: $Q = C.I.A/360$

WHERE,
C = COEFFICIENT OF RUNOFF
I = INTENSITY OF RAINFALL (BASED ON 100 YEAR, 5MIN, mm/hr) FOR THE DURATION EQUAL TO TIME OF CONCENTRATION AND
A = DRAINAGE AREA IN HECTARES

RUNOFF COEFFICIENT OF 0.85 CAN BE USED AS A REASONABLE FACTOR TO DETERMINE THE STORMWATER PEAK DISCHARGE.

THEREFORE, THE FLOW RATE DISCHARGING TO THE EASEMENT PIPE IS CALCULATED AS BELOW:
 $Q = C.I.A/360 = 0.85 \times 0.9002 \times 195 / 360 = 41.44 \text{ L/s}$

THE PIPE IN THE EASEMENT IS Ø150mm PVC PIPE AT 6% MIN FALL, WHICH HAS A CAPACITY OF 53 L/s > 41.44L/s (SATISFACTORY)

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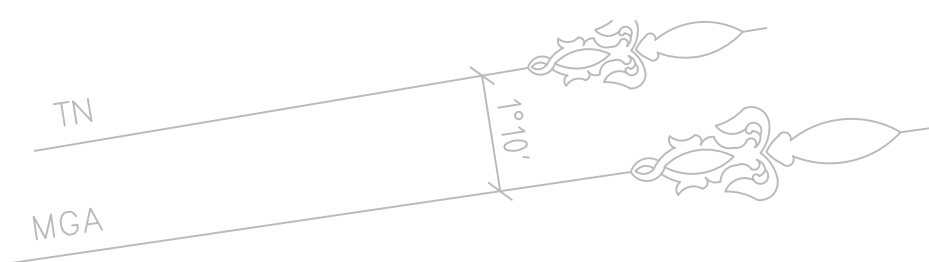
CLIENT:
MASEN HADDAD

TITLE:
PROPOSED EASEMENT DIVERSION PLAN

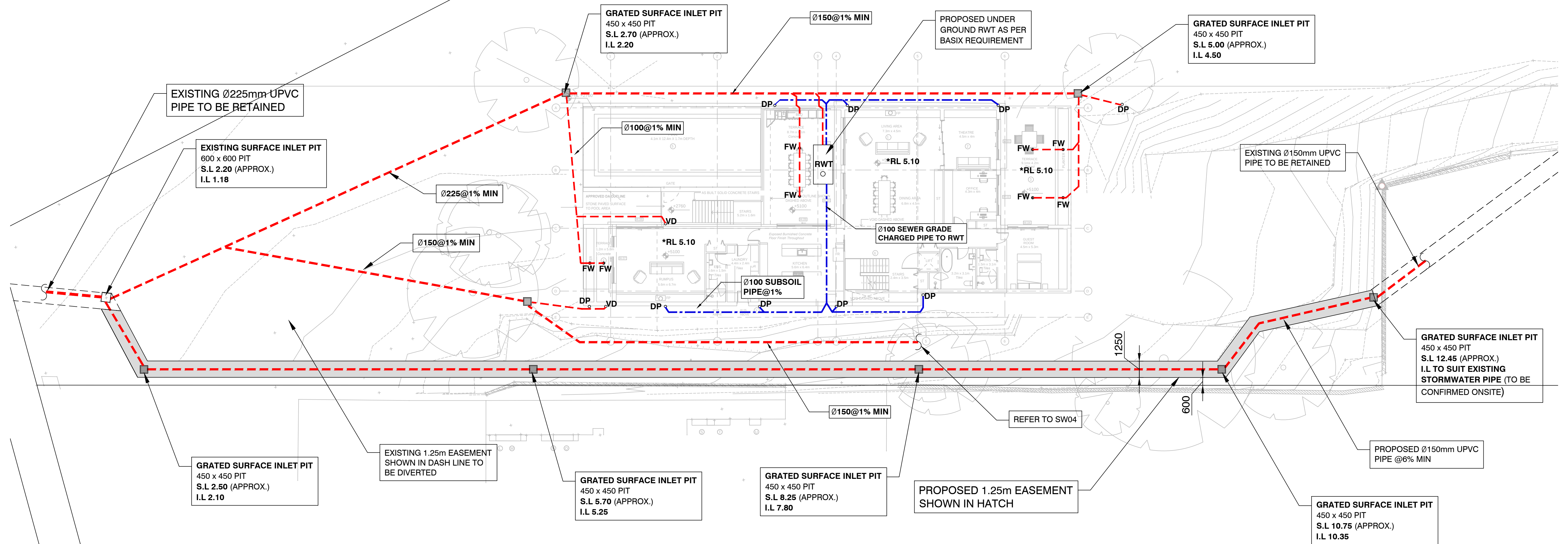
ALL DIMENSIONS IN 'mm'
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DRAWING NO.
SW02



3
DP 10177



SITE STORMWATER DRAINAGE PLAN
SCALE 1:300 @ A3, 1:150 @ A1

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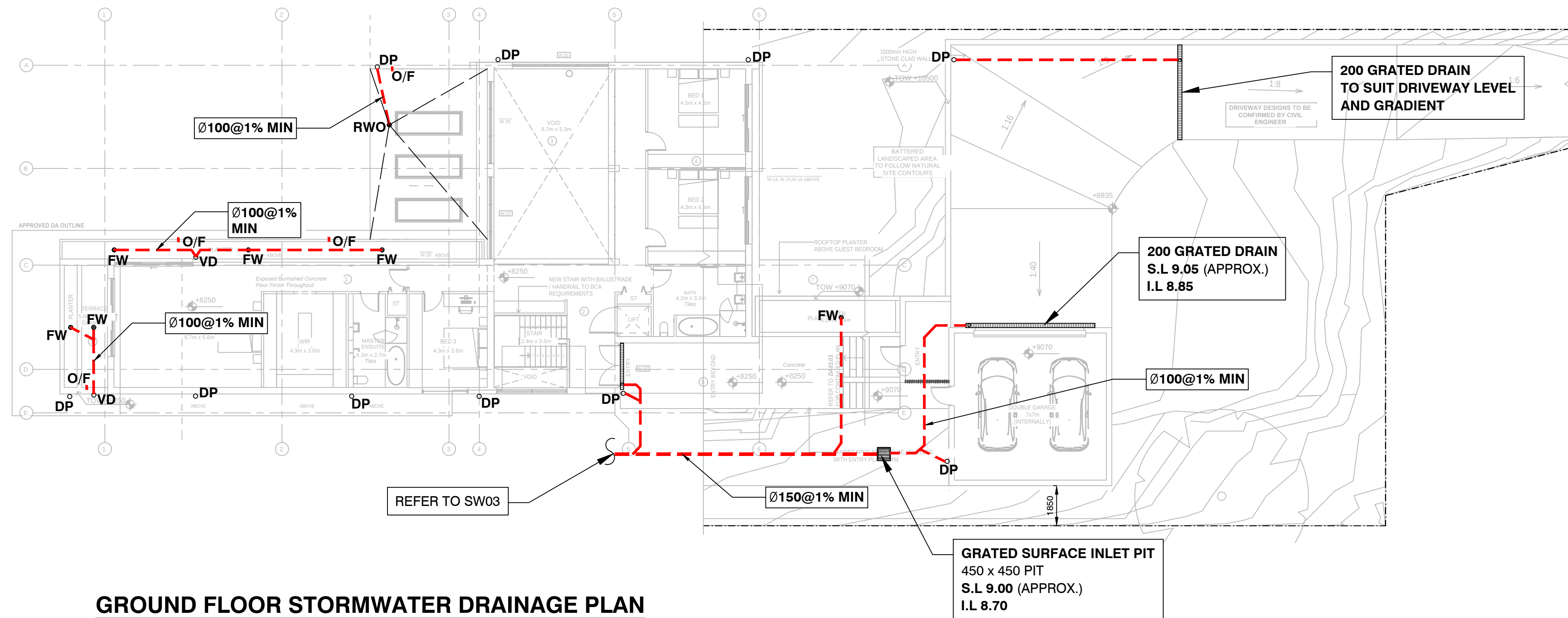
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B.E CIVIL	
M.E STRUCTURAL	
CPEng, MIEAust, NPER	
MEMB. NO: 2320868	
SCALE AT A1: 1:150/200 UNO	

PROJECT:
PICNIC POINT RESIDENCE
768C HENRY LAWSON DRIVE,
PICNIC POINT NSW 2213

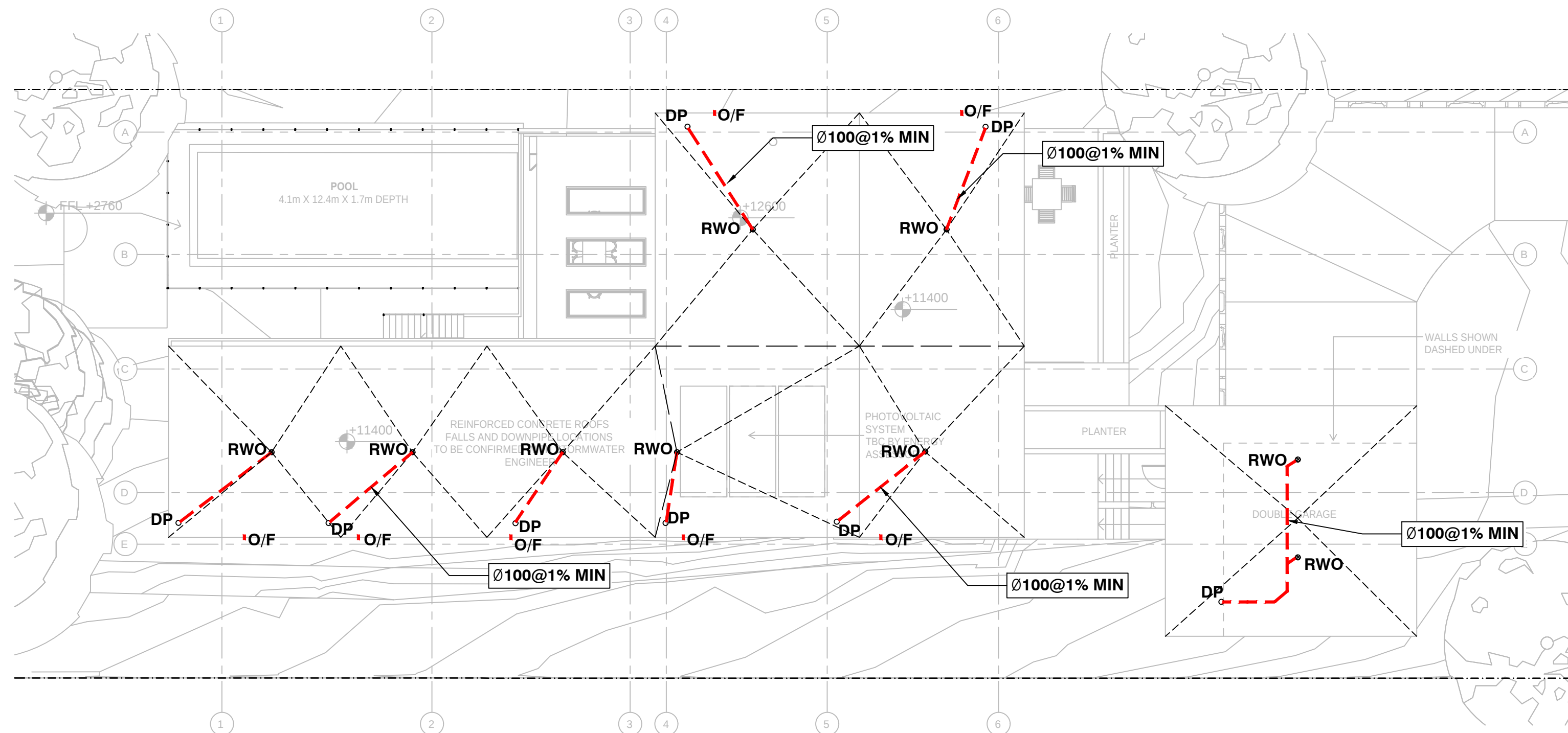
CLIENT:
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TITLE:
SITE STORMWATER DRAINAGE PLAN

ALL DIMENSIONS IN 'mm' UNLESS OTHERWISE STATED
JOB NO.
D25216
DRAWING NO.
SW03



GROUND FLOOR STORMWATER DRAINAGE PLAN

SCALE 1:300 @ A3, 1:150 @ A1



ROOF FLOOR STORMWATER DRAINAGE PLAN

SCALE 1:300 @ A3, 1:150 @ A1

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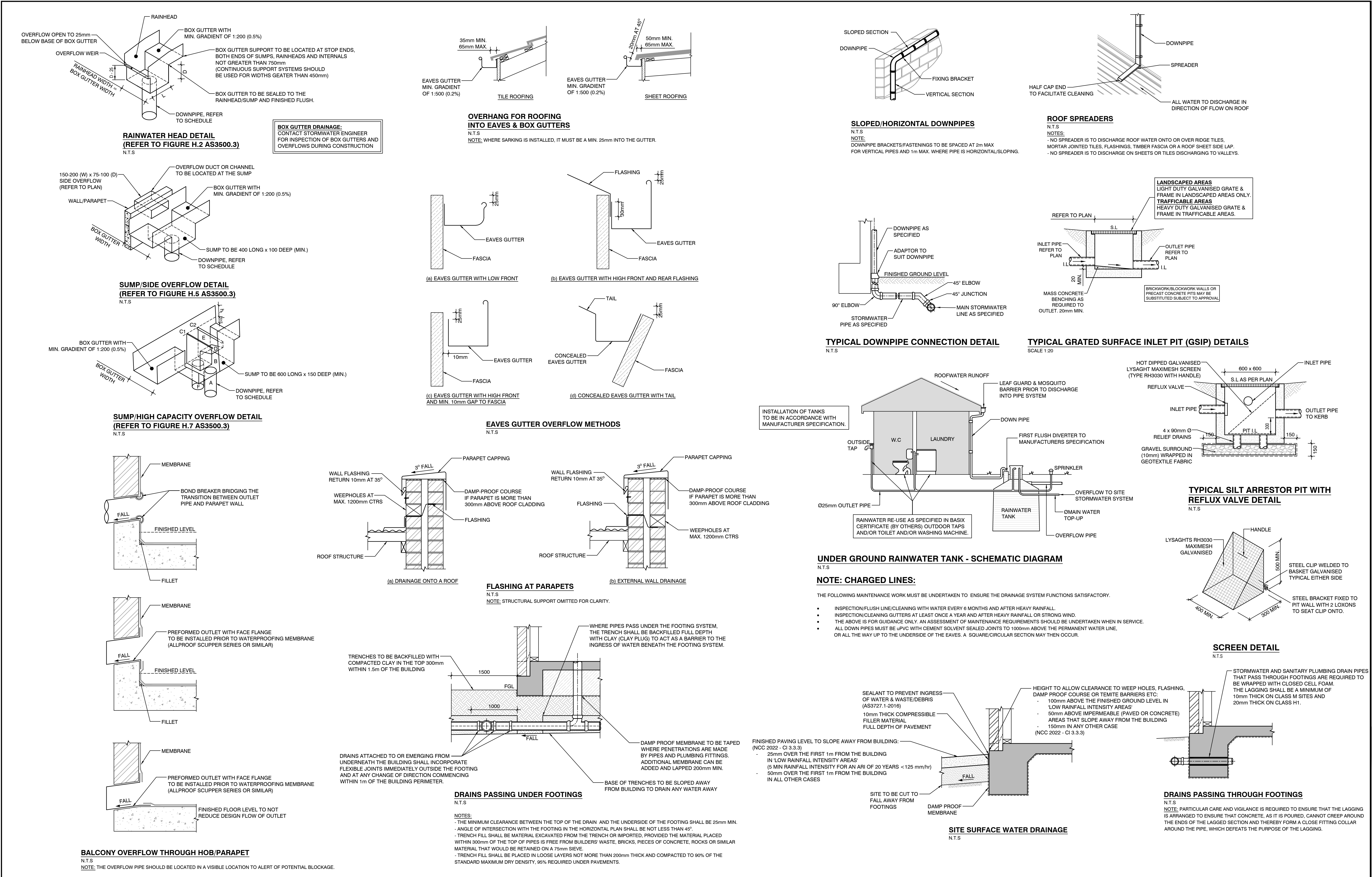
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SCALE AT A1: 1:150/200 UNO	

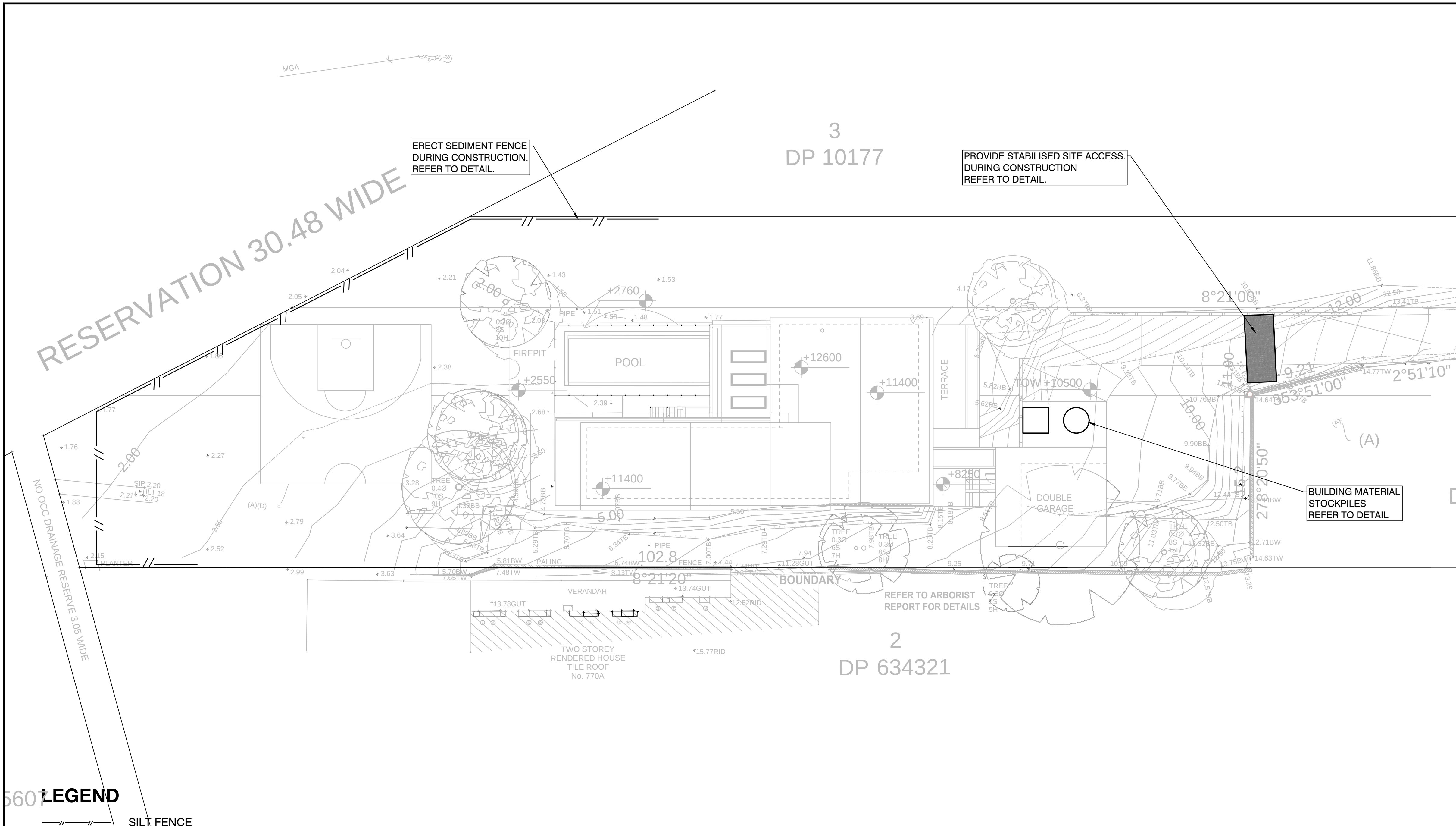
PROJECT:
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PICNIC POINT NSW 2213

CLIENT:	MASEN HADDAD
TITLE:	UPPER LEVEL STORMWATER DRAINAGE PLAN

ALL DIMENSIONS IN 'mm' UNLESS OTHERWISE STATED
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DRAWING NO. SW04



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					CPEng,MIEAust,NPER			SW06	
					MEMB. NO: 2320868			TITLE:	
					SCALE AT A1: 1:150/200 UNO			STORMWATER DETAILS SHEET 2	
								-	



- LEGEND**
- SILT FENCE
 - STABILISED SITE ACCESS
 - MATERIAL STOCK PILES
 - STORMWATER PIT WITH SEDIMENT BARRIER

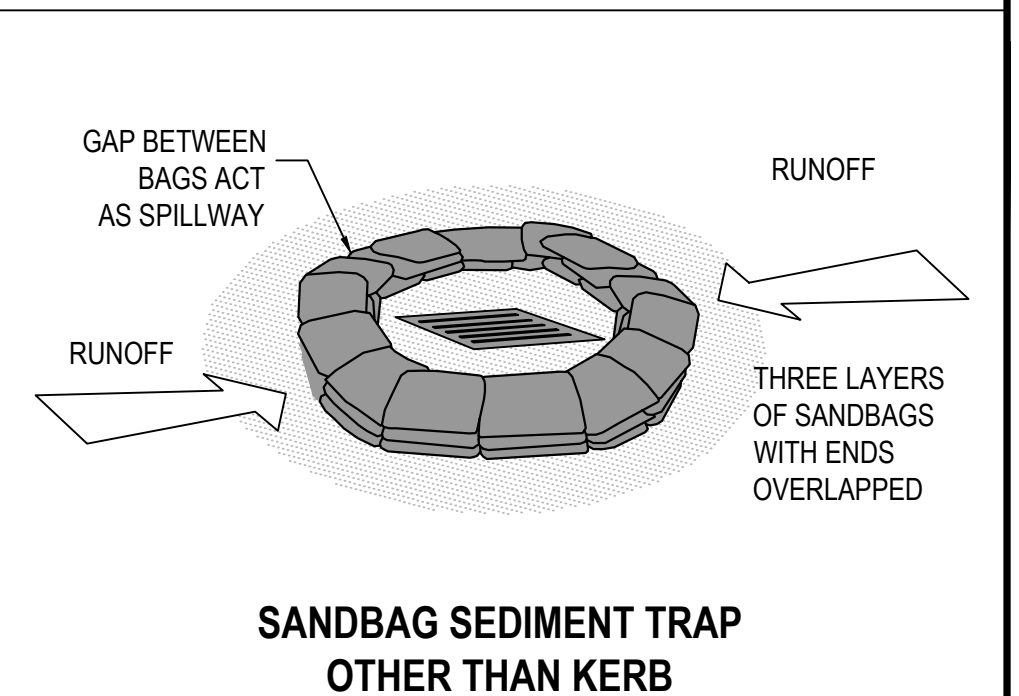
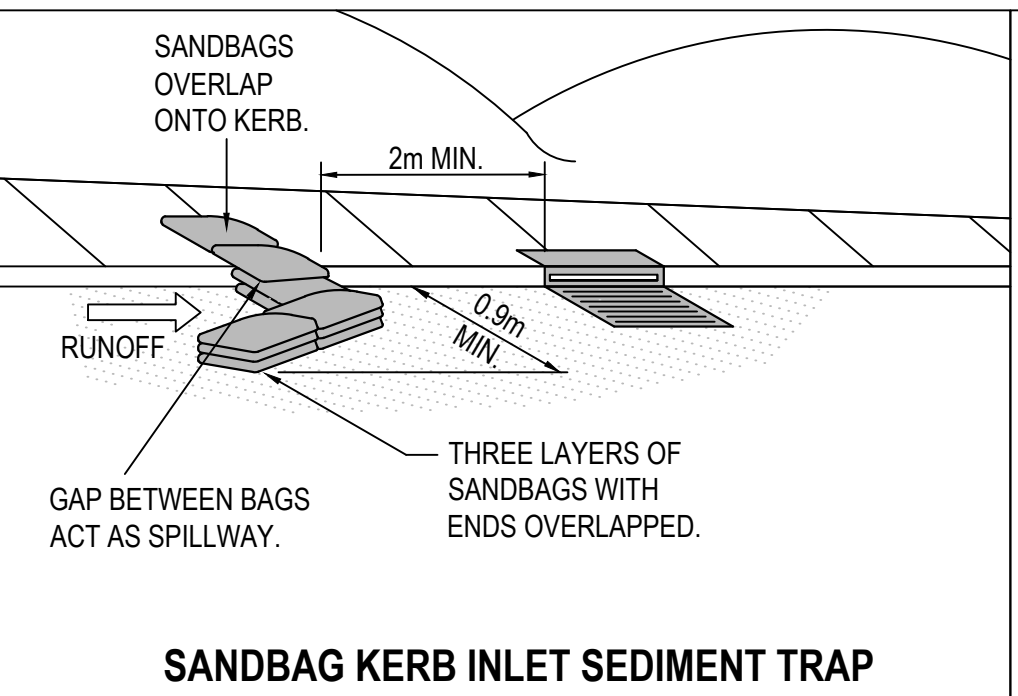
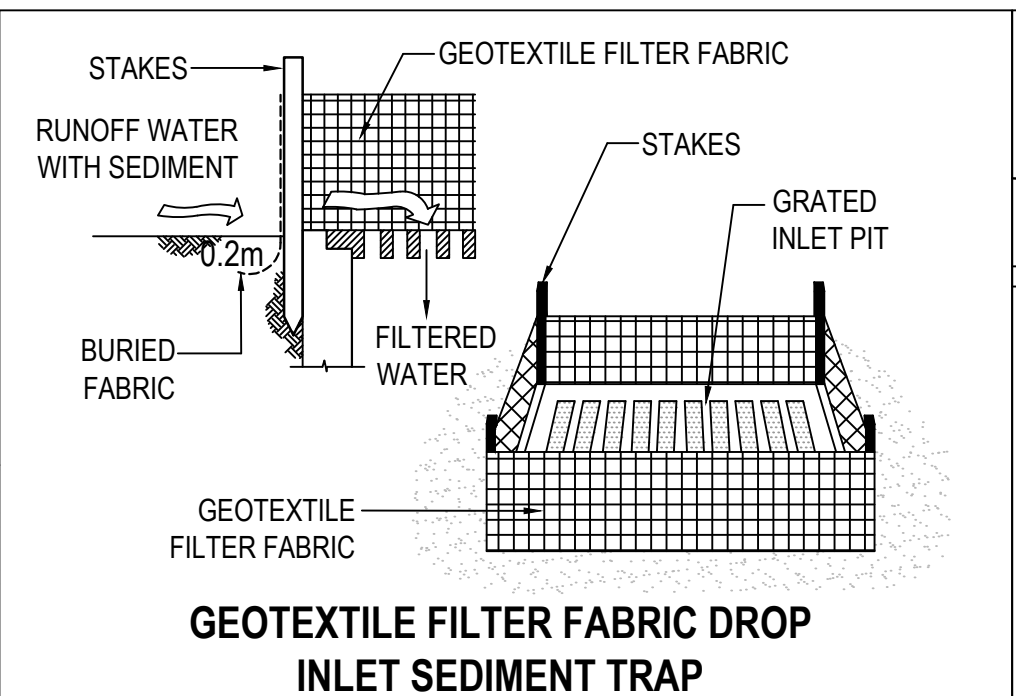
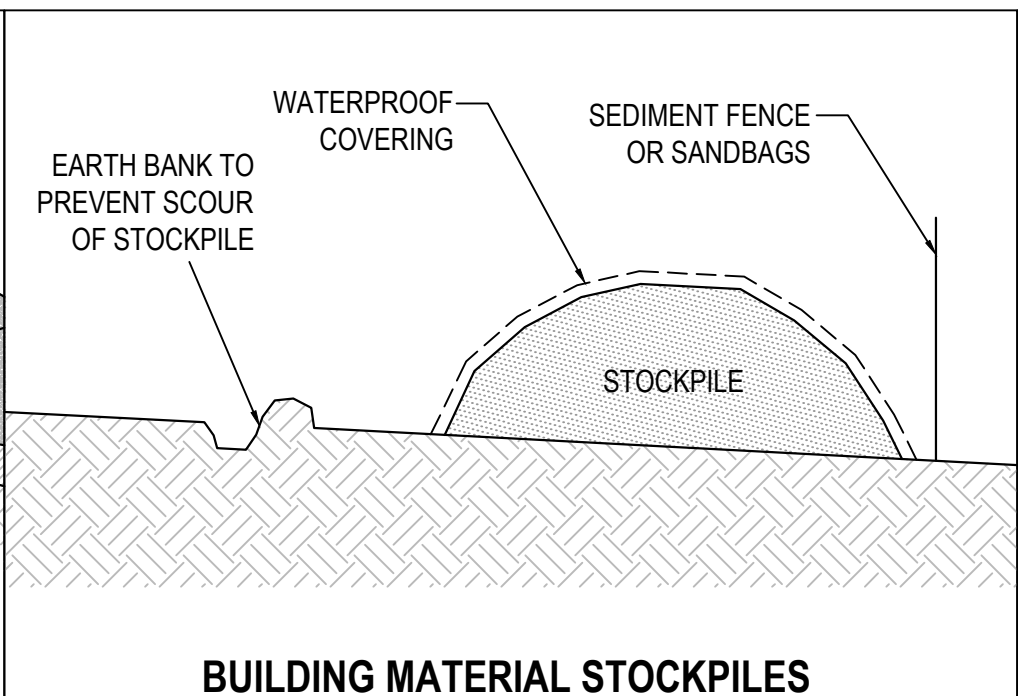
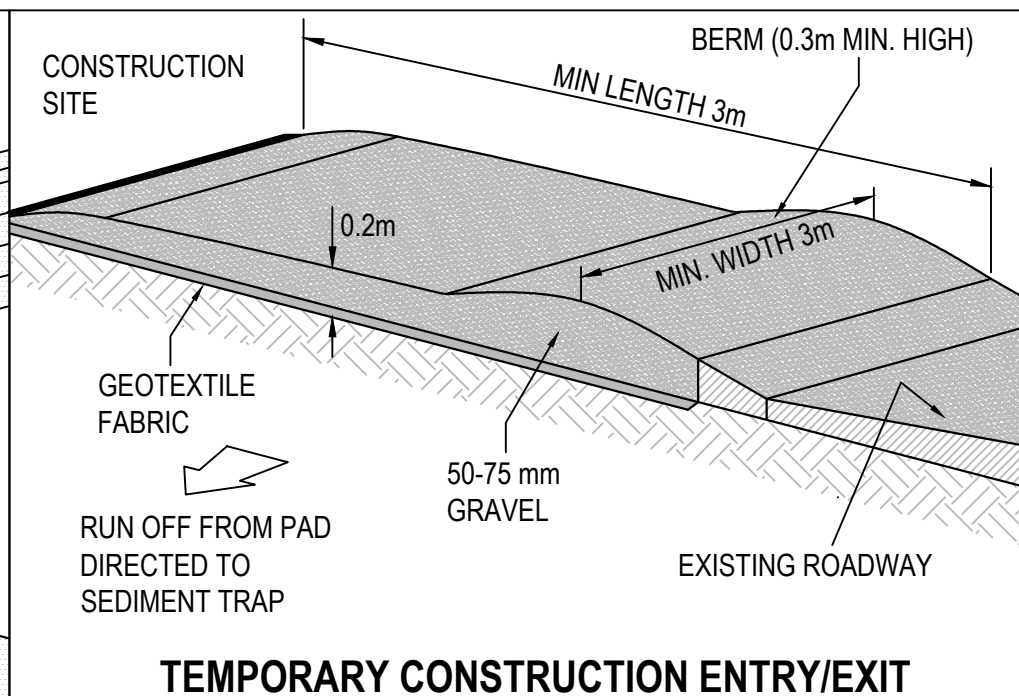
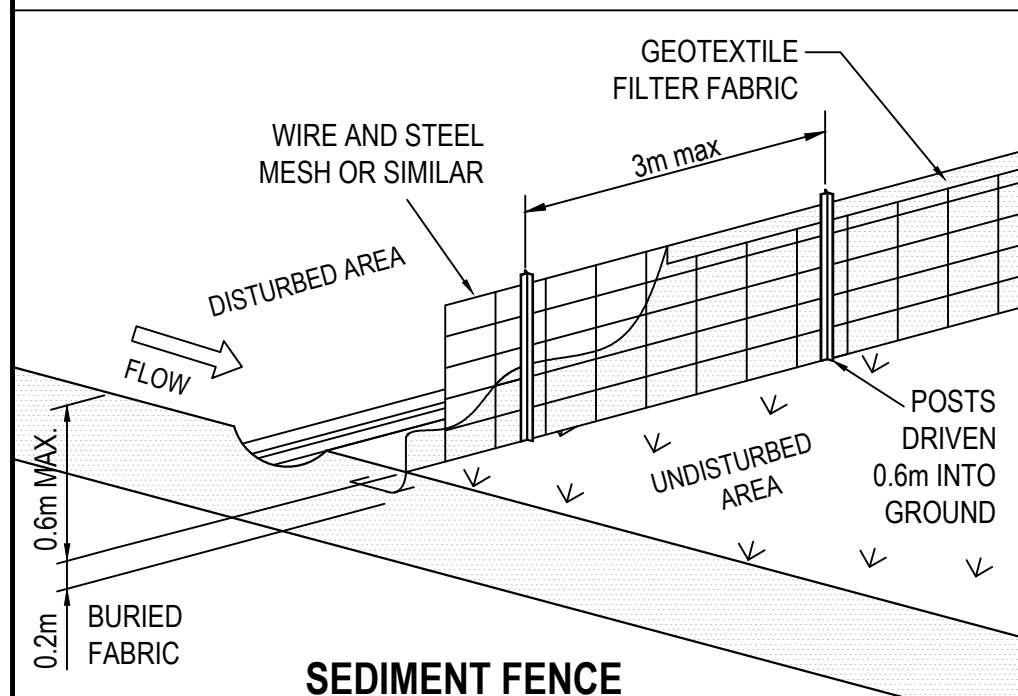
SEDIMENT AND EROSION CONTROL PLAN

SCALE 1:400 @ A3, 1:200 @ A1

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EROSION & SEDIMENT CONTROL

- ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSPECTED AND MAINTAINED DAILY BY SITE MANAGER.
- THE CONTRACTOR SHALL IMPLEMENT EROSION AND SEDIMENT CONTROL MEASURES TO THE COUNCIL'S SPECIFICATION PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND DURING CONSTRUCTION.
- MANAGEMENT DEVICES SHALL BE MAINTAINED ON A REGULAR BASIS. WHERE CLEANING IS REQUIRED, THE SEDIMENT SHALL BE REMOVED TO OFFSITE TO A SUITABLE POINT OF DISPOSAL..
- NOT WITHSTANDING DETAILS SHOWN, IT IS THE SITE MANAGERS SOLE RESPONSIBILITY TO ENSURE THAT ALL SITE ACTIVITIES COMPLY WITH THE REQUIREMENTS OF THE CLEAN WATERS ACT.
- STORMWATER DRAINAGE TO BE CONNECTED TO STORMWATER SYSTEM AS SOON AS POSSIBLE
- STRIPPING OF GRASS AND VEGETATION ETC. FROM THE SITE SHALL BE KEPT TO A MINIMUM.
- THE CONTRACTOR SHALL ENSURE THAT KERB INLETS AND DRAINS RECEIVING STORMWATER SHALL BE PROTECTED AT ALL TIMES DURING DEVELOPMENT. KERB INLET SEDIMENT TRAPS SHALL BE INSTALLED ALONG THE IMMEDIATE VICINITY ALONG THE STREET FRONTAGE.
- TOPSOIL FROM ALL AREAS THAT WILL BE DISTURBED ARE TO BE STRIPPED, STOCKPILED, AND ARE TO BE KEPT CLEAR FROM ALL DRAINS, GUTTERS AND FOOTPATHS.
- EXCAVATION OF THE SITE SHALL BE LIMITED TO THE IMMEDIATE CONSTRUCTION AREA.
- INSTALL TEMPORARY SEDIMENT BARRIERS TO ALL INLET PITS LIKELY TO COLLECT SILT LADEN WATER, TO COUNCIL'S REQUIREMENTS.
- ROADS AND FOOTPATHS TO BE SWEEPED DAILY AND KEPT CLEAN AT ALL TIMES.
- ONLY ONE CONSTRUCTION ENTRY/EXIT SHALL BE USED DURING CONSTRUCTION.
- TRAFFIC MANAGEMENT MEASURES HAVE TO BE IMPLEMENTED AND MAINTAINED DURING CONSTRUCTION, ALL IN ACCORDANCE WITH COUNCIL'S REQUIREMENTS. THE CONTRACTOR SHALL MAINTAIN SAFE PEDESTRIAN ACCESS ALONG THE FOOTPATH.
- ALL SEDIMENT CONTROL STRUCTURES ARE TO BE INSPECTED AFTER EACH RAINFALL EVENT FOR STRUCTURAL DAMAGE, AND ALL TRAPPED SEDIMENT IS TO BE REMOVED TO A NOMINATED SOIL STOCKPILE.
- SEDIMENT TRAPS SHALL BE INSPECTED AFTER EACH STORM. CLEAN OR REPLACE IF NECESSARY
- CONSTRUCT ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES ON A FUCTIONING CONDITION UNTIL ALL EARTHWORK ACTIVITIES ARE COMPLETED AND THE SITE REHABILITATED.
- ANY GRATED SURFACE PITS SHALL BE PROTECTED IN ACCORDANCE TO COUNCIL'S REQUIREMENTS.
- DUST CONTROL MEASURES SHALL BE IMPLEMENTED CONTINUOUSLY DURING CONSTRUCTION WORKS.
- ALL TREES TO REMAIN SHALL BE PROTECTED DURING THE CONSTRUCTION OF ALL WORKS.



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