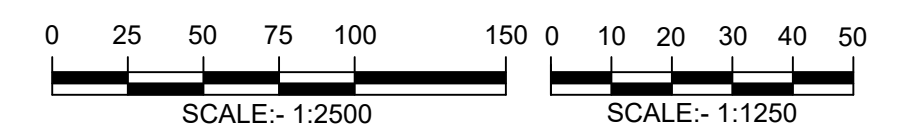



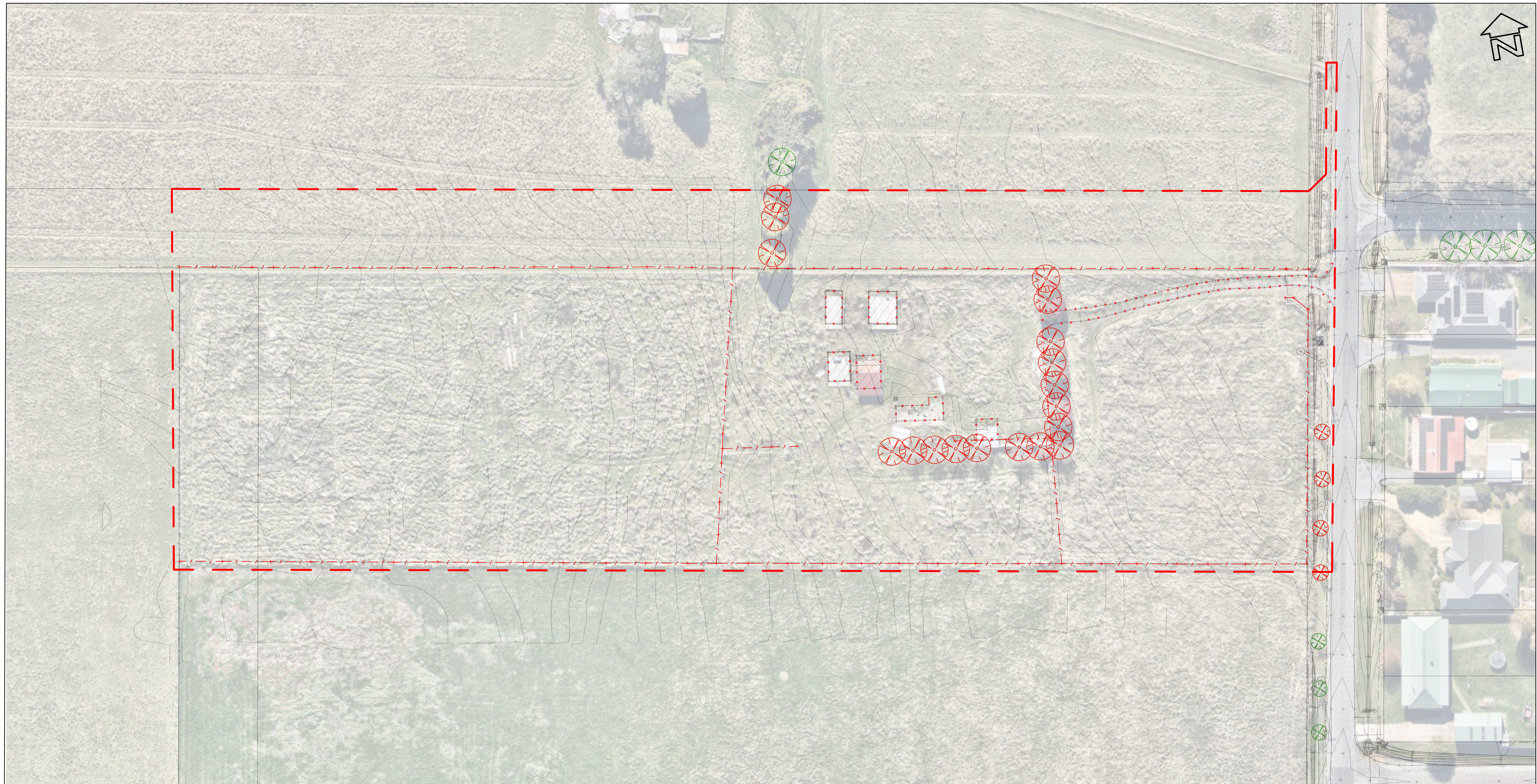
UPPER LACHLAN SHIRE COUNCIL PLANNING PROPOSAL APPLICATION



GENERAL OVERVIEW



SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE	CIVPLAN PTY LIMITED ALL RIGHTS RESERVED. THIS DOCUMENT IS PRODUCED BY CIVPLAN PTY LTD SOLELY FOR THE BENEFIT OF AND USE BY THE CLIENT IN ACCORDANCE WITH THE TERMS OF THE RETAINER. CIVPLAN PTY LTD DOES NOT AND SHALL NOT ASSUME ANY RESPONSIBILITY OR LIABILITY WHATSOEVER TO ANY THIRD PARTY ARISING OUT OF ANY USE OF RELIANCE BY THIRD PARTY ON THE CONTENT OF THIS DOCUMENT.	<div> CIVPLAN PTY LTD ABN: 49 620 926 114 CIVPLAN CONSULTING PTY LTD ABN: 79 157 731 912 SOUTH COAST OFFICE: 390 PRINCES HIGHWAY, BOMADERRY NSW 2541 SYDNEY OFFICE: 152 SAILORS BAY ROAD, NORTHBRIDGE NSW 2063 T: 1800 318 052 E: info@civplan.com.au W: www.civplan.com.au</div>	JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION		PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES		
	DESIGN	JE	P0	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795 LGA: UPPER LACHLAN SHIRE COUNCIL				
	DRAWN	JE							CLIENT:	BLUE WATER LAND PTY LTD	RELEASE DATE: 6 FEBRUARY 2024	
	CHECKED	RB							DESCRIPTION: PLANNING PROPOSAL	JOB-DRAWING NUMBER		REV
	APPROVED	JW							DRAWING: COVER AND INDEX	23017-401		P0



EXISTING AND SITE PREPARATION

1:500 @ A1

WARNING
BEWARE OF UNDERGROUND SERVICES
THE LOCATION OF UNDERGROUND SERVICES ARE
APPROXIMATE ONLY AND THEIR EXACT POSITION
SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN
THAT ALL EXISTING SERVICES ARE SHOWN.



SHEET LEGEND	
DESCRIPTION	DETAIL
TREE TO BE REMOVED	
DEMOLITION WORKS	
TREE TO BE RETAIN	

DEMOLITION AND SUBSEQUENT LAND REMEDIATION (IF
REQUIRED) TO BE UNDERTAKEN IN ACCORDANCE WITH THE
DA CONSENT, AUSTRALIAN STANDARDS, SAFework NSW
CODES OF PRACTICE AND EPA GUIDELINES

ALL CLEARING IS TO BE CONDUCTED AS APPROVED BY
COUNCIL AND UNDER SUPERVISION OF AN ECOLOGIST IN
ACCORDANCE WITH THE ECOLOGICAL MANAGEMENT PLAN
(EMP).



SCALE: AS NOTED

SIZE: A1

DATE OF SURVEY: 21 MAR 2023

DATUM: MGA2020, AHD

SURVEY	AS	REV	DESCRIPTION	DATE
DESIGN	JE	P0	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24
DRAWN	JE			
CHECKED	RB			
APPROVED	JW			

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JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION
LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795
LGA: UPPER LACHLAN SHIRE COUNCIL

CLIENT: BLUE WATER LAND PTY LTD
DESCRIPTION: PLANNING PROPOSAL
DRAWING: EXISTING AND SITE PREPARATION

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION PURPOSES

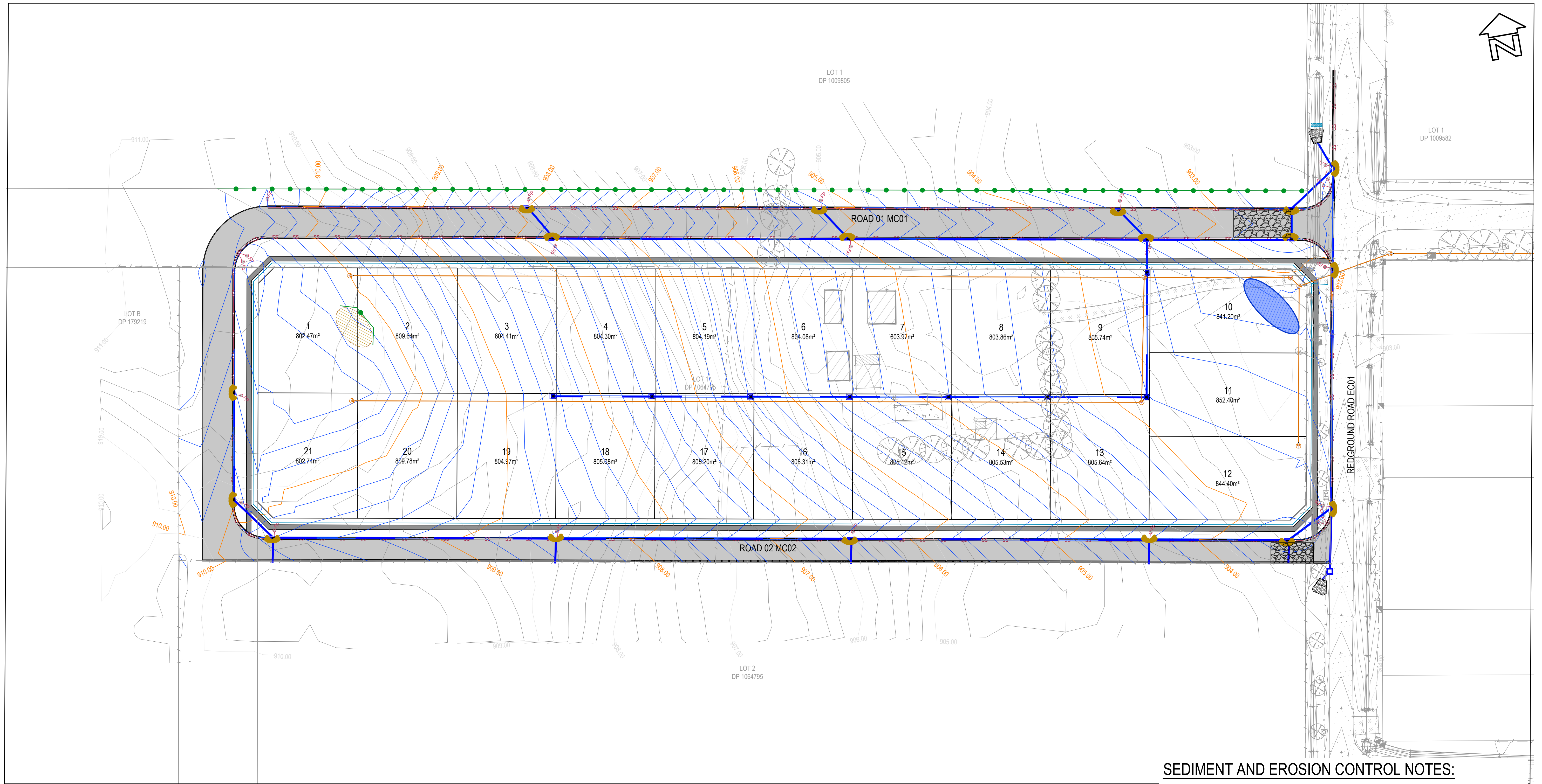
RELEASE DATE: 6 FEBRUARY 2024

JOB-DRAWING NUMBER

23017-403

REV

P0



SOIL AND WATER MANAGEMENT PLAN
1:500 @ A1

SEDIMENT AND EROSION CONTROL NOTES:

- ALL EROSION AND SEDIMENTATION CONTROLS, TREATMENT AND TESTING ARE TO BE IN ACCORDANCE WITH THE LANDCOM MANAGING URBAN STORMWATER SOILS AND CONSTRUCTION VOLUME 1 (4TH EDITION 2004) KNOWN AS THE "BLUE BOOK".
- ANY ALTERATIONS AND/OR REMOVAL OF CONTROLS ARE TO BE REVIEWED AND APPROVED BY THE SUPERINTENDENT PRIOR TO ANY CHANGE, INCLUDING AT THE PROJECTS CONCLUSION.
- DISTURBANCE IS TO BE KEPT TO A MINIMUM.
- STOCKPILES ARE TO BE STABILISED WITHIN 10 DAYS.
- AFTER EACH RAIN EVENT ALL EROSION AND SEDIMENTATION CONTROLS ARE TO BE INSPECTED, CLEARED OF SILT AND REINSTATED INTO WORKING ORDER.
- EROSION AND SEDIMENTATION CONTROLS ARE TO BE MAINTAINED ON A REGULAR BASIS AND ARE TO REMAIN IN WORKING ORDER FOR THE LIFE OF THE PROJECT.
- DISTURBED AREAS THAT ARE NOT UNDERGOING WORKS ARE TO BE STABILISED WITHIN 10 DAYS, FINISHED WORKS WITHIN 20 DAYS.
- DISTURBED AREAS THAT ARE NOT UNDERGOING BUILDING WORK OR SOFT LANDSCAPING ARE TO BE STABILISED WITH A MINIMUM OF 100MM TOPSOIL AND SEEDED WITH AN APPROPRIATE MIX FOR THE AREA AND CLIMATE.
- DUST CONTROLS (STABILISATION, WATERCART, SPRINKLERS ETC) ARE TO BE MAINTAINED THROUGHOUT THE LIFE OF THE PROJECT, IN PARTICULAR DURING DRY AND WINDY PERIODS.



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SHEET LEGEND							
DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL
MAJOR DESIGN CONTOURS		GRAVEL INLET FILTER		HAYBALE FILTER		TOPSOIL STOCKPILES WITH DOWNSTREAM SILT FENCING	
MINOR DESIGN CONTOURS							
SILT FENCE		STABILISED ACCESS / GRID & WHEEL WASH		GEOTEXTILE COVER		TEMPORARY SEDIMENT BASIN	
CLEAN WATER DIVERSION							

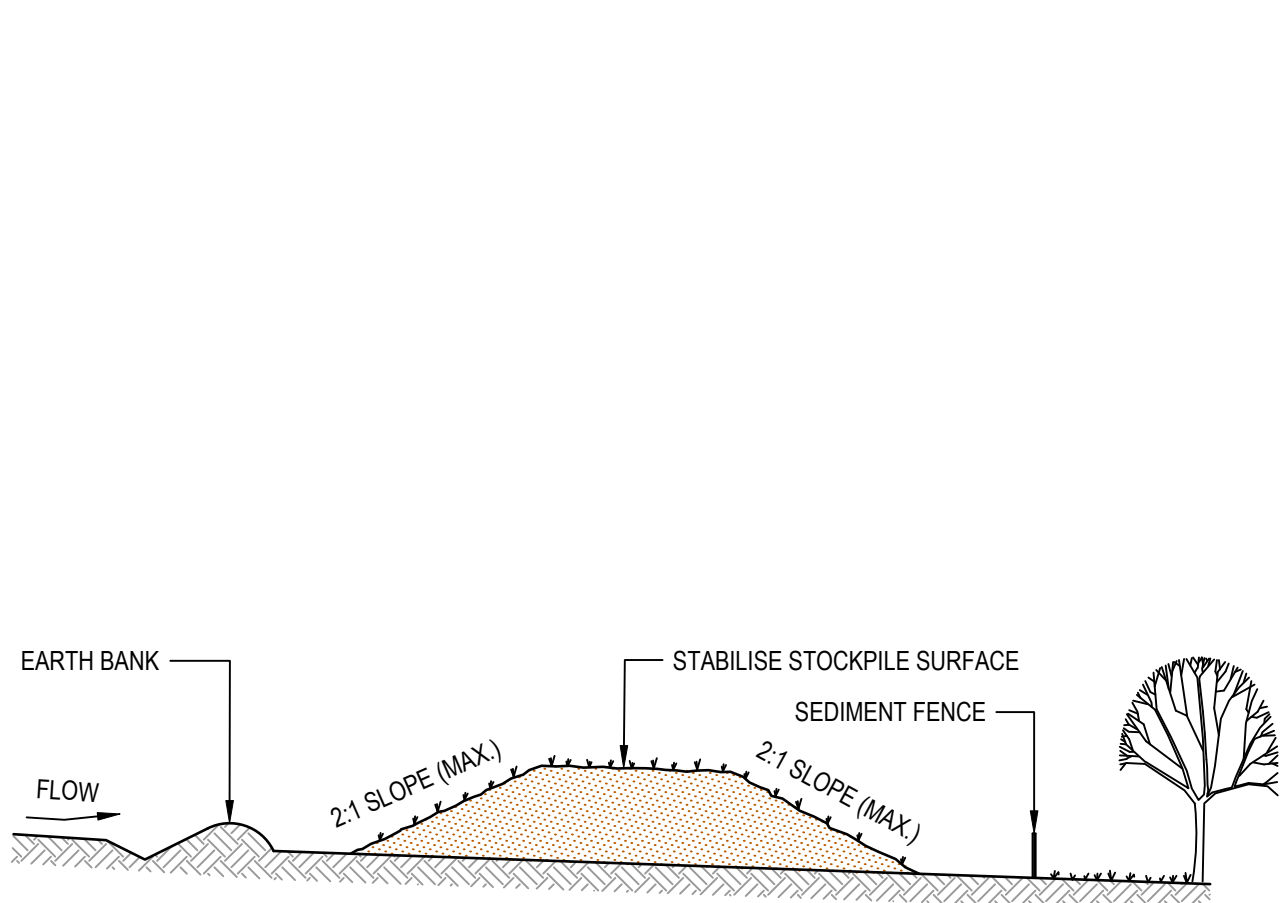
SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE
	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24
	DRAWN	JE			
	CHECKED	RB			
	APPROVED	JW			

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JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION	
LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795	
LGA: UPPER LACHLAN SHIRE COUNCIL	
CLIENT:	BLUE WATER LAND PTY LTD
DESCRIPTION:	PLANNING PROPOSAL
DRAWING:	SOIL AND WATER MANAGEMENT PLAN

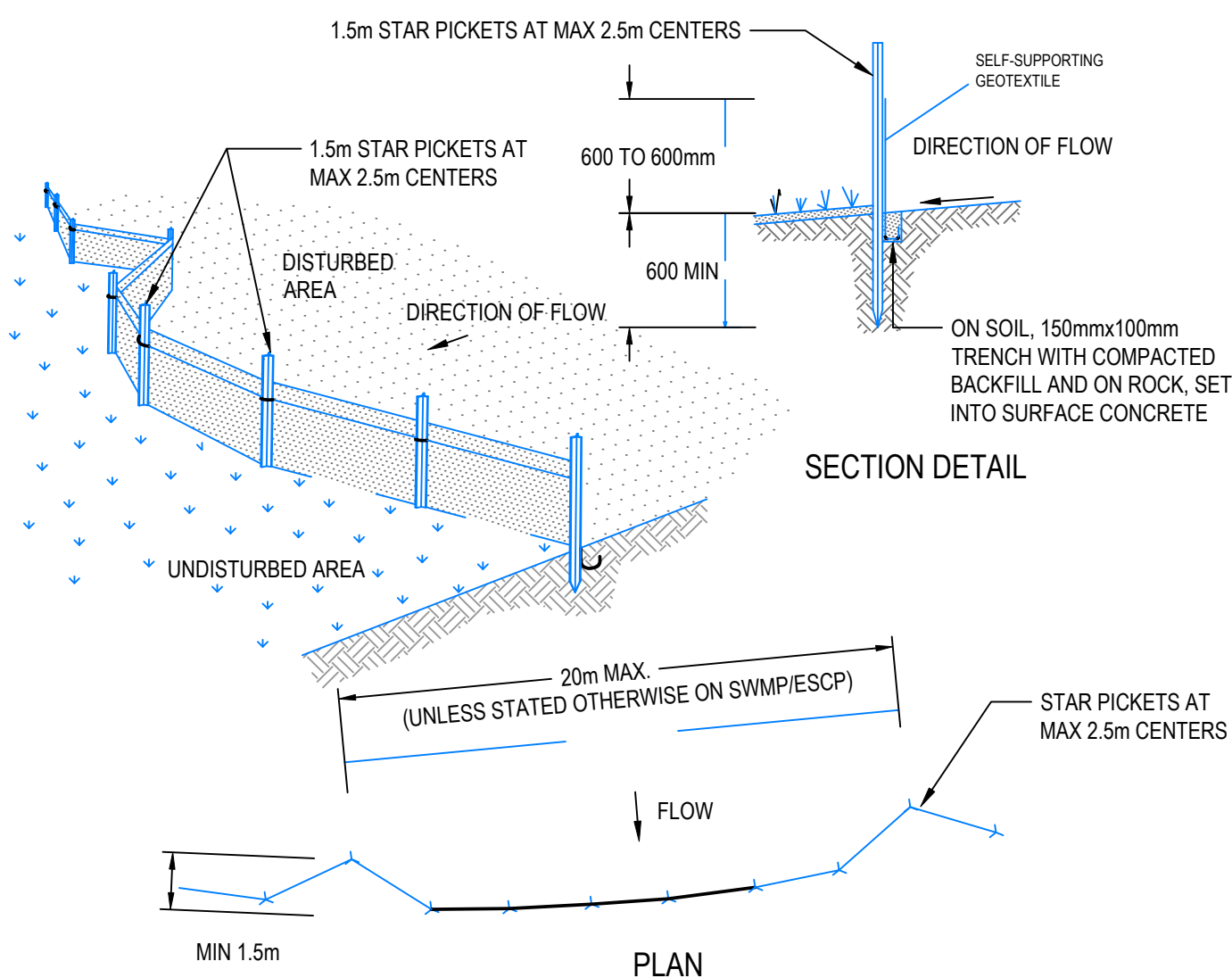
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RELEASE DATE: 6 FEBRUARY 2024	
JOB-DRAWING NUMBER	REV
23017-404	PO



CONSTRUCTION NOTES

1. PLACE STOCKPILES MORE THAN 2m (PREFERABLY 5m) FROM EXISTING VEGETATION, CONCENTRATED WATER FLOW, ROADS AND HAZARD AREAS.
2. CONSTRUCT ON THE CONTOUR AS LOW, FLAT, ELONGATED MOUNDS.
3. WHERE THERE IS SUFFICIENT AREA, TOPSOIL STOCKPILES SHALL BE LESS THAN 2m IN HEIGHT.
4. WHERE THEY ARE TO BE IN PLACE FOR MORE THAN 10 DAYS, STABILISE FOLLOWING THE APPROVED ESCP OR SWMP TO REDUCE THE C-FACTOR TO LESS THAN 0.10.
5. CONSTRUCT EARTH BANKS (STANDARD DRAWING 5-5) ON THE UPSLOPE SIDE TO DIVERT WATER AROUND STOCKPILES AND SEDIMENT FENCES (STANDARD DRAWING 6-8) 1 TO 2m DOWNSLOPE.

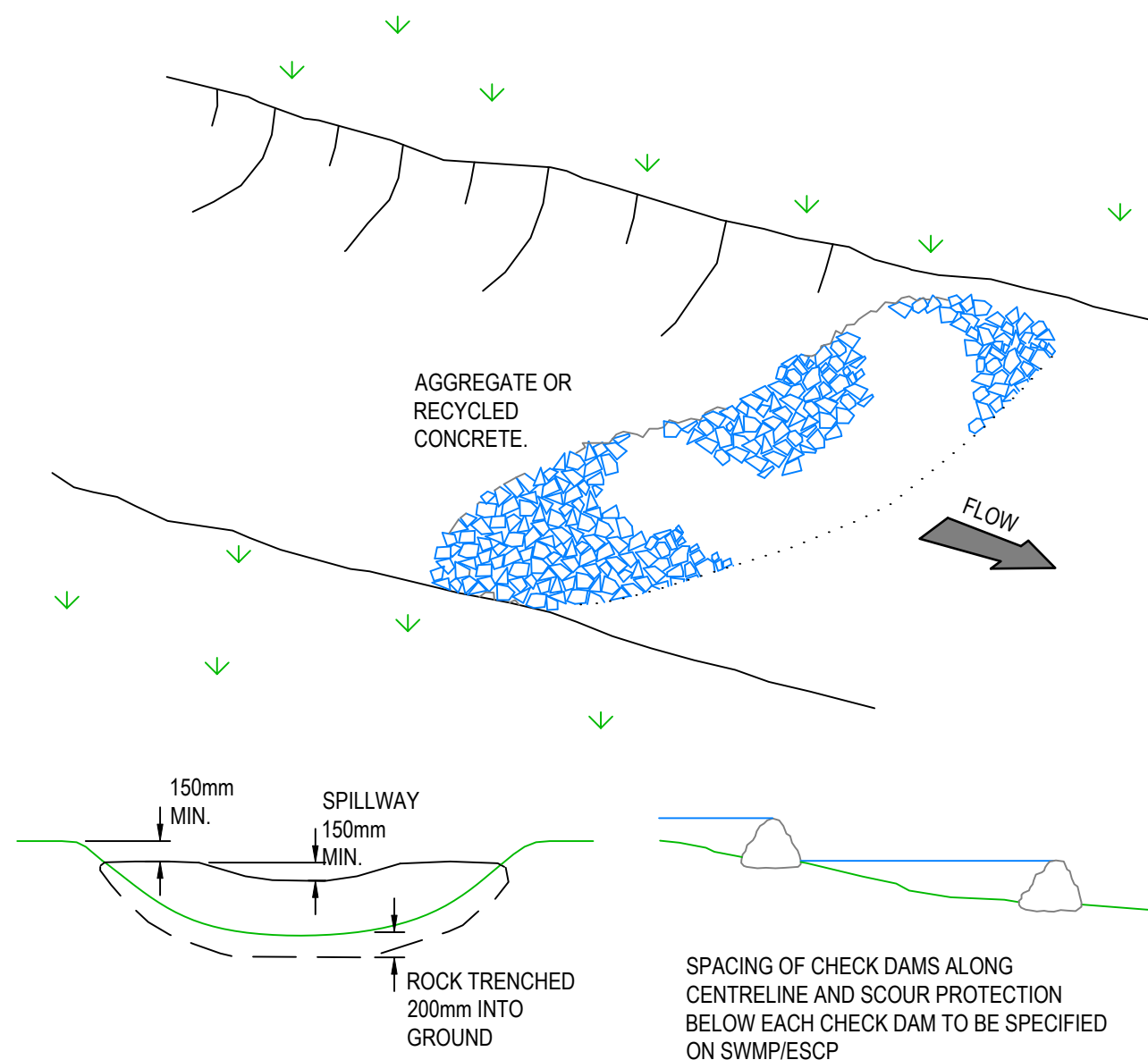
STOCKPILES (SD 4-1)



CONSTRUCTION NOTES

1. CONSTRUCT SEDIMENT FENCES AS CLOSE AS POSSIBLE TO BEING PARALLEL TO THE CONTOURS OF THE SITE, BUT WITH SMALL RETURNS AS SHOWN IN THE DRAWING TO LIMIT THE CATCHMENT AREA OF ANY ONE SECTION. THE CATCHMENT AREA SHOULD BE SMALL ENOUGH TO LIMIT WATER FLOW IF CONCENTRATED AT ONE POINT TO 50 LITRES PER SECOND IN THE DESIGN STORM EVENT, USUALLY THE 10-YEAR EVENT.
2. CUT A 150mm DEEP TRENCH ALONG THE UPSLOPE LINE OF THE FENCE FOR THE BOTTOM OF THE FABRIC TO BE ENTRENCHED.
3. DRIVE 1.5 METRE LONG STAR PICKETS INTO GROUND AT 2.5 METRE INTERVALS (MAX) AT THE DOWNSLOPE EDGE OF THE TRENCH. ENSURE ANY STAR PICKETS ARE FITTED WITH SAFETY CAPS.
4. FIX SELF-SUPPORTING GEOTEXTILE TO THE UPSLOPE SIDE OF THE POSTS ENSURING IT GOES TO THE BASE OF THE TRENCH. FIX THE GEOTEXTILE WITH WIRE TIES OR AS RECOMMENDED BY THE MANUFACTURER. ONLY USE GEOTEXTILE SPECIFICALLY PRODUCED FOR SEDIMENT FENCING. THE USE OF SHADE CLOTH FOR THIS PURPOSE IS NOT SATISFACTORY.
5. JOIN SECTIONS OF FABRIC AT A SUPPORT POST WITH A 150mm OVERLAP.
6. BACKFILL THE TRENCH OVER THE BASE OF THE FABRIC AND COMPACT IT THOROUGHLY OVER THE GEOTEXTILE.

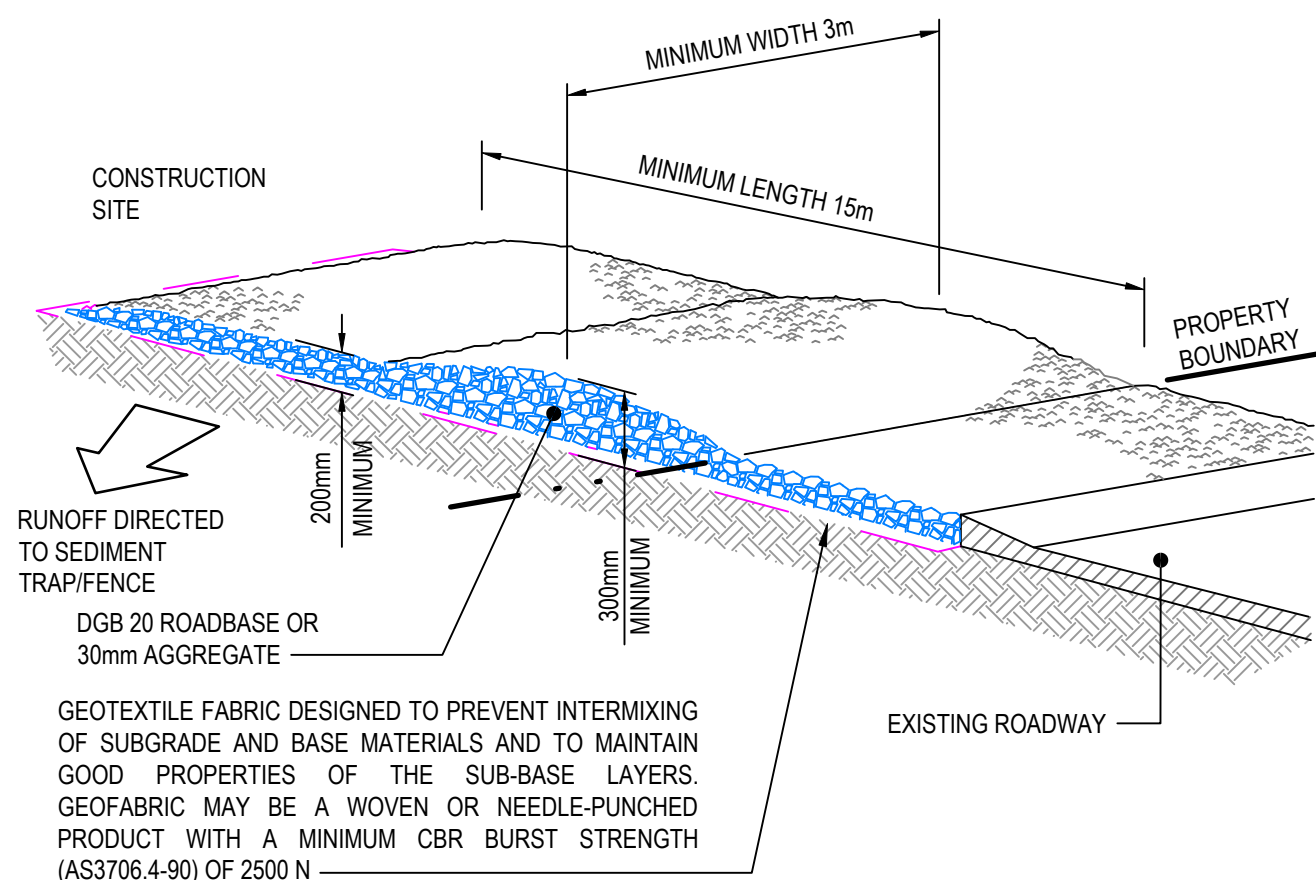
SEDIMENT FENCE (SD 6-8)



CONSTRUCTION NOTES

1. CHECK DAMS CAN BE BUILT WITH VARIOUS MATERIALS, INCLUDING ROCKS, LOGS, SANDBAGS AND STRAW BALES. THE MAINTENANCE PROGRAM SHOULD ENSURE THEIR INTEGRITY IS RETAINED, ESPECIALLY WHERE CONSTRUCTED WITH STRAW BALES. IN THE CASE OF BALES, THIS MIGHT REQUIRE THEIR REPLACEMENT EACH TWO TO FOUR MONTHS.
2. TRENCH THE CHECK DAM 200mm INTO THE GROUND ACROSS ITS WHOLE WIDTH. WHERE ROCK IS USED, FILL THE TRENCHES TO AT LEAST 100mm ABOVE THE GROUND SURFACE TO REDUCE THE RISK OF UNDERCUTTING.
3. NORMALLY, THEIR MAXIMUM HEIGHT SHOULD NOT EXCEED 600mm ABOVE THE GULLY FLOOR. THE CENTRE SHOULD ACT AS A SPILLWAY, BEING AT LEAST 150mm LOWER THAN THE OUTER EDGES.
4. SPACE THE DAMS SO THE TOE OF THE UPSTREAM DAM IS LEVEL WITH THE SPILLWAY OF THE NEXT DOWNSTREAM DAM.

ROCK CHECK DAM (SD 5-4)



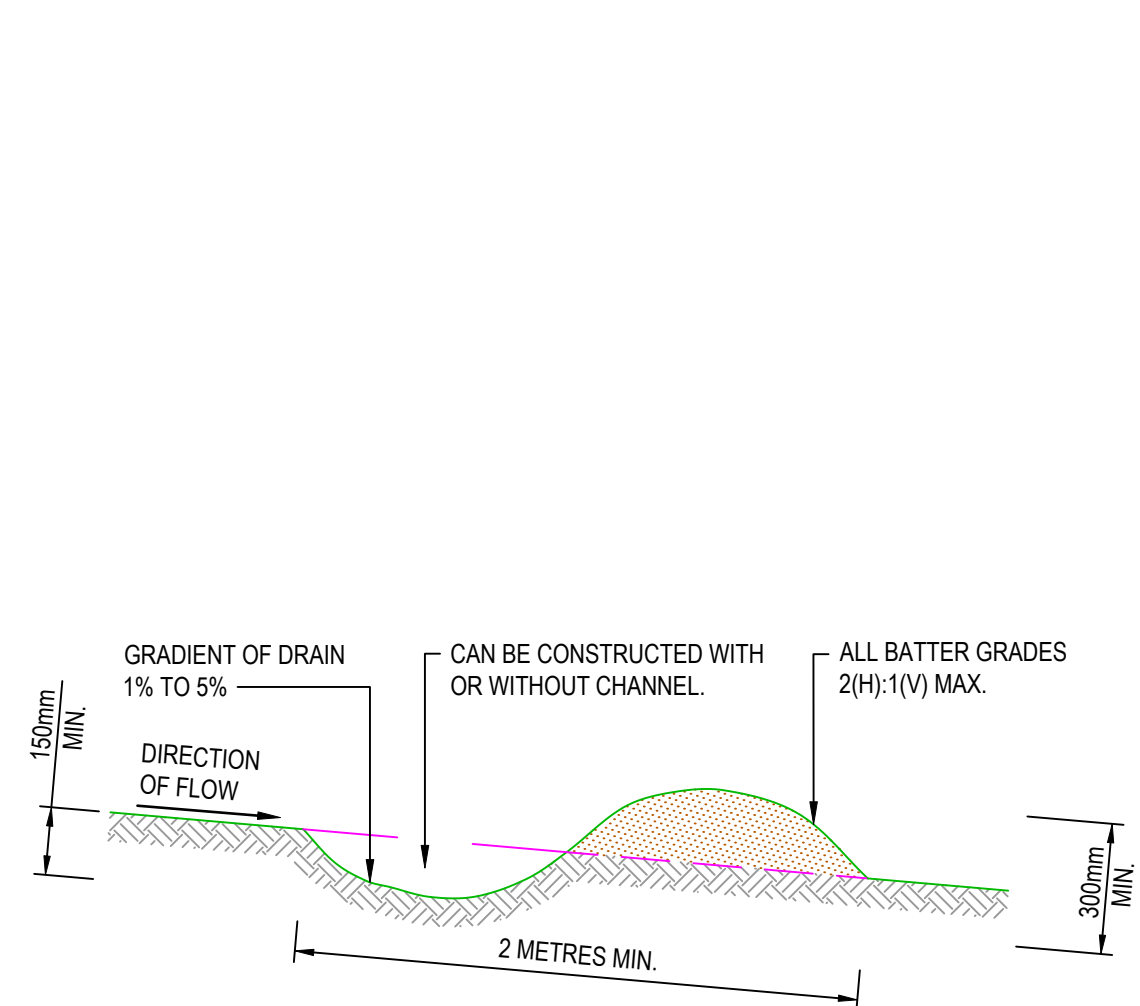
ALTERNATIVE OPTION - VIBRATING ACCESS GRID

PENDING PREFERENCE OF THE NOMINATED MANAGING CONTRACTOR A VIBRATING ACCESS GRID CAN ALSO BE UTILISED DURING CONSTRUCTION. FOR FURTHER DETAILS PLEASE REFER TO THE CATCHMENTS AND CREEKS STANDARD "CONSTRUCTION EXITS - VIBRATION GRIDS - SEDIMENT CONTROL TECHNIQUE - VERSION 2 - APRIL 2010".

CONSTRUCTION NOTES

1. STRIP THE TOPSOIL, LEVEL THE SITE AND COMPACT THE SUBGRADE.
2. COVER THE AREA WITH NEEDLE-PUNCHED GEOTEXTILE.
3. CONSTRUCT A 200mm THICK PAD OVER THE GEOTEXTILE USING ROAD BASE OR 30mm AGGREGATE.
4. ENSURE THE STRUCTURE IS AT LEAST 15 METRES LONG OR TO BUILDING ALIGNMENT AND AT LEAST 3 METRES WIDE.
5. WHERE A SEDIMENT FENCE JOINS ONTO THE STABILISED ACCESS, CONSTRUCT A HUMP IN THE STABILISED ACCESS TO DIVERT WATER TO THE SEDIMENT FENCE.

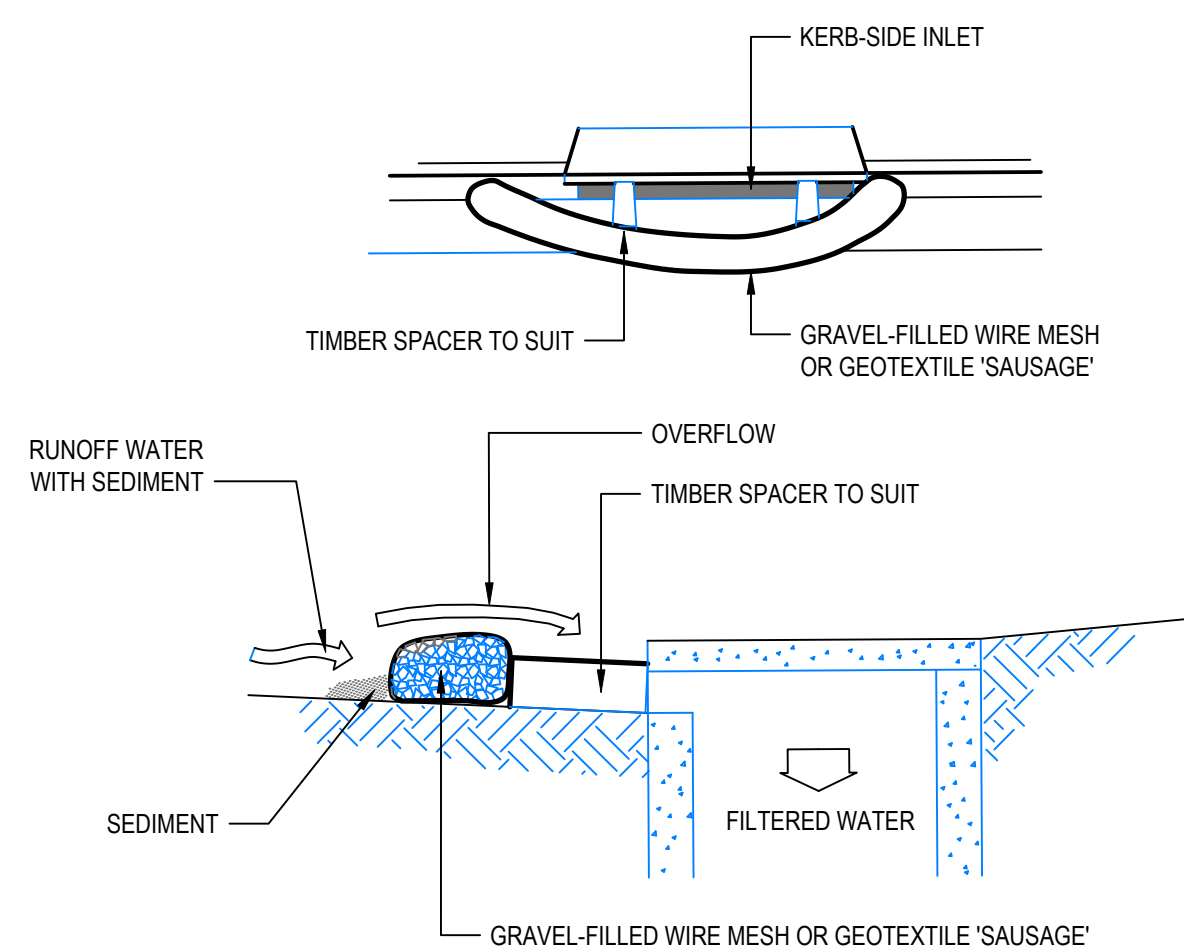
STABILISED SITE ACCESS (SD 6-14)



CONSTRUCTION NOTES

1. BUILD WITH GRADIENTS BETWEEN 1 AND 5 PERCENT.
2. AVOID REMOVING TREES AND SHRUBS IF POSSIBLE - WORK AROUND THEM.
3. ENSURE THE STRUCTURES ARE FREE OF PROJECTIONS OR OTHER IRREGULARITIES THAT COULD IMPEDE WATER FLOW.
4. BUILD THE DRAINS WITH CIRCULAR, PARABOLIC OR TRAPEZOIDAL CROSS SECTIONS, NOT V SHAPED.
5. ENSURE THE BANKS ARE PROPERLY COMPACTED TO PREVENT FAILURE.
6. COMPLETE PERMANENT OR TEMPORARY STABILISATION WITHIN 10 DAYS OF CONSTRUCTION.

EARTH BANK - LOW FLOW (SD 5-5)

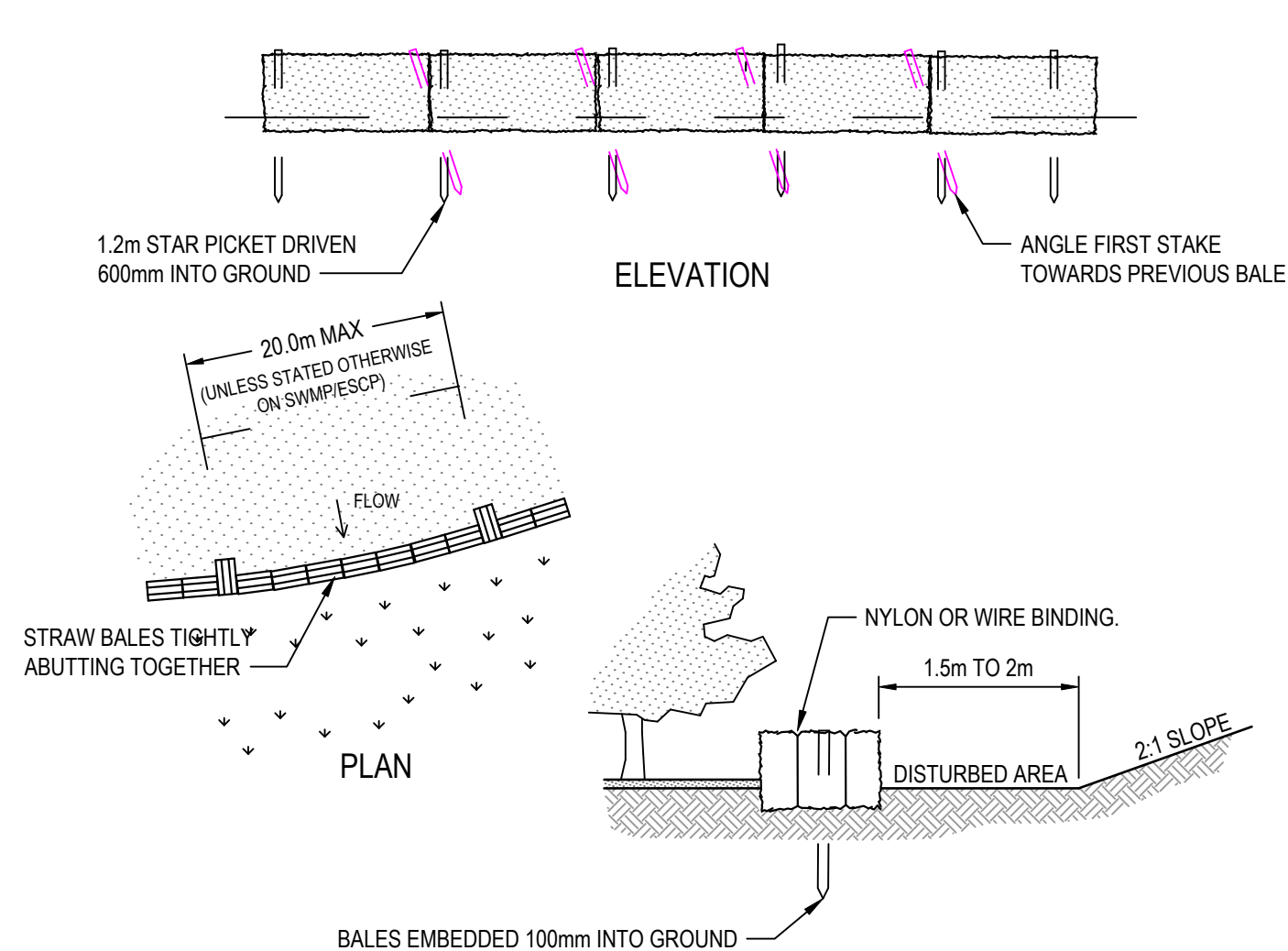


NOTE: THIS PRACTICE ONLY TO BE USED WHERE SPECIFIED IN APPROVED SWMP/ESCP.

CONSTRUCTION NOTES

1. INSTALL FILTERS TO KERB INLETS ONLY AT SAG POINTS.
2. FABRICATE A SLEEVE MADE FROM GEOTEXTILE OR WIRE MESH LONGER THAN THE LENGTH OF THE INLET PIT AND FILL IT WITH 25mm TO 50mm GRAVEL.
3. FORM AN ELLIPTICAL CROSS-SECTION ABOUT 150mm HIGH x 400mm WIDE.
4. PLACE THE FILTER AT THE OPENING LEAVING AT LEAST A 100mm SPACE BETWEEN IT AND THE KERB INLET. MAINTAIN THE OPENING WITH SPACER BLOCKS.
5. FORM A SEAL WITH THE KERB TO PREVENT SEDIMENT BYPASSING THE FILTER.
6. SANDBAGS FILLED WITH GRAVEL CAN SUBSTITUTE FOR THE MESH OR GEOTEXTILE PROVIDING THEY ARE PLACED SO THAT THEY FIRMLY ABUT EACH OTHER AND SEDIMENT-LADEN WATERS CANNOT PASS BETWEEN.

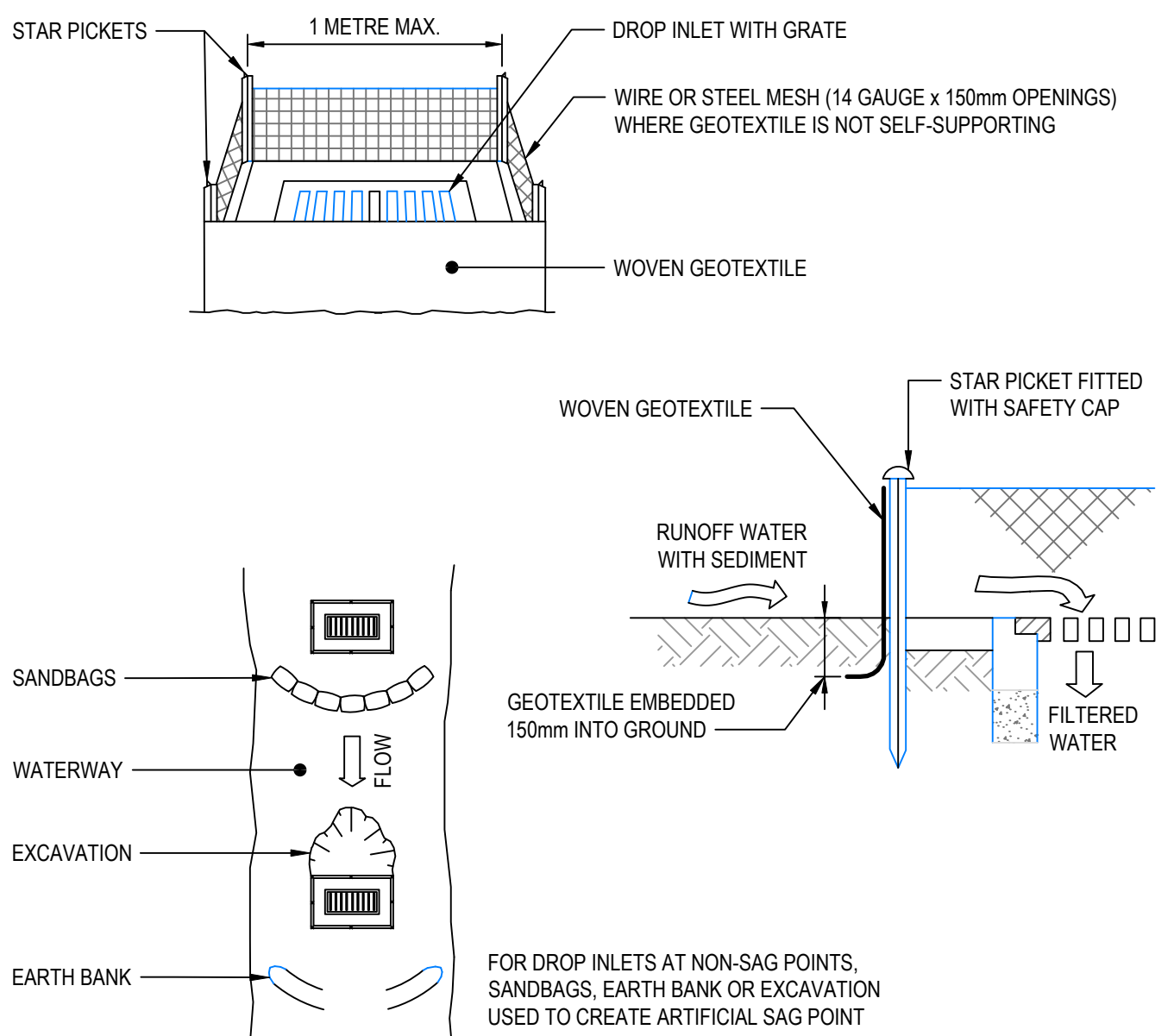
MESH AND GRAVEL INLET FILTER (SD 6-11)



CONSTRUCTION NOTES

1. CONSTRUCT THE STRAW BALE FILTER AS CLOSE AS POSSIBLE TO BEING PARALLEL TO THE CONTOURS OF THE SITE.
2. PLACE BALES LENGTHWISE IN A ROW WITH ENDS TIGHTLY ABUTTING. USE STRAW TO FILL ANY GAPS BETWEEN BALES. STRAWS ARE TO BE PLACED PARALLEL TO GROUND.
3. ENSURE THAT THE MAXIMUM HEIGHT OF THE FILTER IS ONE BALE.
4. EMBED EACH BALE IN THE GROUND 75mm TO 100mm AND ANCHOR WITH TWO 1.2 METRE STAR PICKETS OR STAKES. ANGLE THE FIRST STAR PICKET OR STAKE IN EACH BALE TOWARDS THE PREVIOUSLY LAID BALE. DRIVE THEM 600mm INTO THE GROUND AND, IF POSSIBLE, FLUSH WITH THE TOP OF THE BALES. WHERE STAR PICKETS ARE USED AND THEY PROTRUDE ABOVE THE BALES, ENSURE THEY ARE FITTED WITH SAFETY CAPS.
5. WHERE A STRAW BALE FILTER IS CONSTRUCTED DOWNSLOPE FROM A DISTURBED BATTER, ENSURE THE BALES ARE PLACED 1 TO 2 METRES DOWNSLOPE FROM THE TOE.
6. ESTABLISH A MAINTENANCE PROGRAM THAT ENSURES THE INTEGRITY OF THE BALES IS RETAINED - THEY COULD REQUIRE REPLACEMENT EACH TWO TO FOUR MONTHS.


STRAW BALE FILTER (SD 6-7)

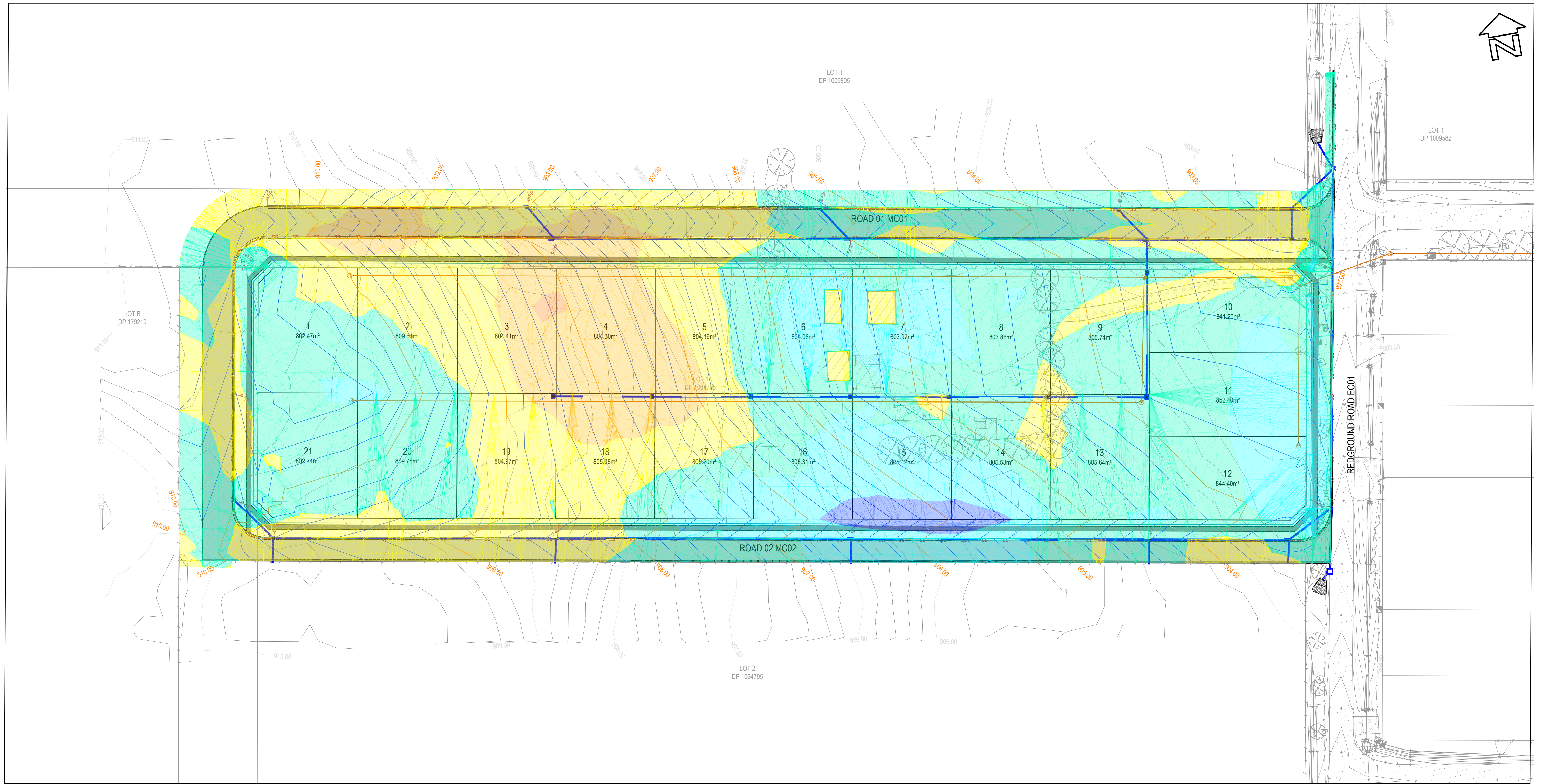


CONSTRUCTION NOTES

1. FABRICATE A SEDIMENT BARRIER MADE FROM GEOTEXTILE OR STRAW BALES.
2. FOLLOW STANDARD DRAWING 6-7 AND STANDARD DRAWING 6-8 FOR INSTALLATION PROCEDURES FOR THE STRAW BALES OR GEOFABRIC. REDUCE THE PICKET SPACING TO 1 METRE CENTRES.
3. IN WATERWAYS, ARTIFICIAL SAG POINTS CAN BE CREATED WITH SANDBAGS OR EARTH BANKS AS SHOWN IN THE DRAWING.
4. DO NOT COVER THE INLET WITH GEOTEXTILE UNLESS THE DESIGN IS ADEQUATE TO ALLOW FOR ALL WATERS TO BYPASS IT.

GEOTEXTILE INLET FILTER (SD 6-12)

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	DRAWN	JE						DESCRIPTION: PLANNING PROPOSAL		JOB-DRAWING NUMBER	
	CHECKED	RB						DRAWING: SOIL AND WATER MANAGEMENT DETAILS		23017-405	
	APPROVED	JW								REV	



BULK EARTHWORKS PLAN

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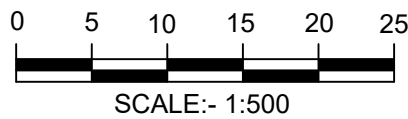
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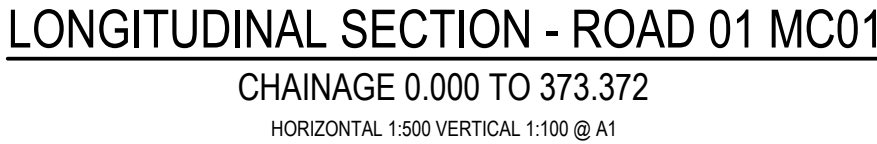
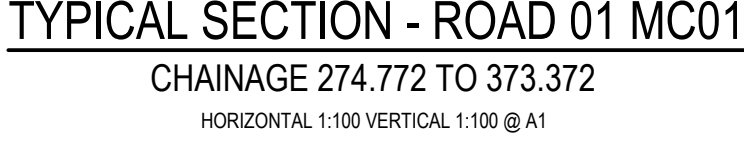
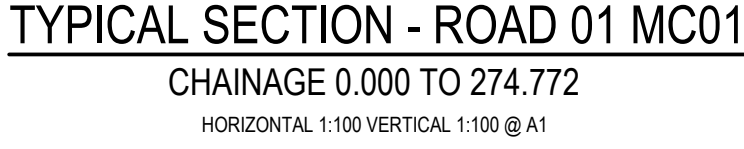
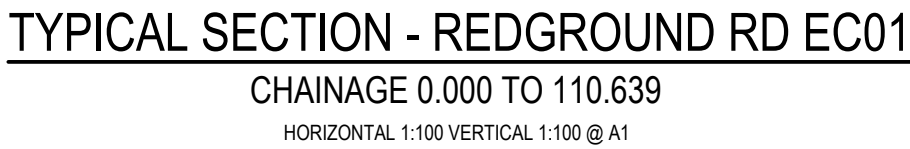
DEPTHS TABLE	
ELEVATION	COLOUR
3.00 to 2.50	
2.50 to 2.00	
2.00 to 1.50	
1.50 to 1.00	
1.00 to 0.50	
0.50 to 0.00	
0.00 to -0.50	
-0.50 to -1.00	
-1.00 to -1.50	
-1.50 to -2.00	
-2.00 to -2.50	
-2.50 to -3.00	


SHEET LEGEND							
DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL
BARRIER KERB 'KG'		KERB / PEDESTRIAN RAMP		SUB-SOIL AND FLUSH POINTS		STORMWATER LOCATION (EXISTING)	
ROLL KERB 'RK'		NOMINAL CONTROL LINE		KERB ADAPTOR / OUTLET		SEWER LOCATION (EXISTING)	
EDGE STRIP 'ES'		ROAD PAVEMENT		LIMIT OF WORKS		WATER LOCATION (EXISTING)	
KERB ONLY 'KO'		PATH PAVING (CONCRETE)		BOUNDARIES		TELSTRA LOCATION (EXISTING)	
MOUNTABLE SF TYPE KERB 'SF'		CONTOURS (MAJOR)		TREE AND LANDSCAPING		FIBRE OPTICS LOCATION (EXISTING)	
DISH DRAIN 'DD'		CONTOURS (MINOR)		DRAINAGE PIT - 1.8m PIT WITH LINTEL		ELECTRICAL LOCATION (EXISTING)	
VEHICULAR CROSSING		RETAINING WALL STRUCTURES		DRAINAGE PIT - 2.4m SAG WITH LINTEL		GAS LOCATION (EXISTING)	

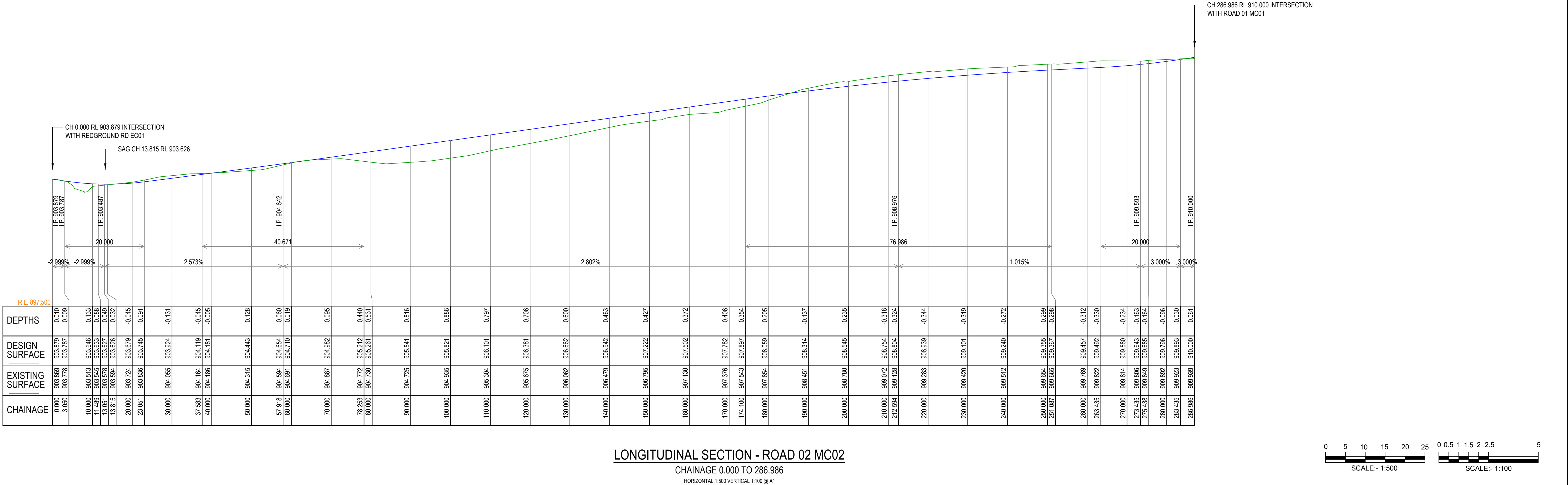
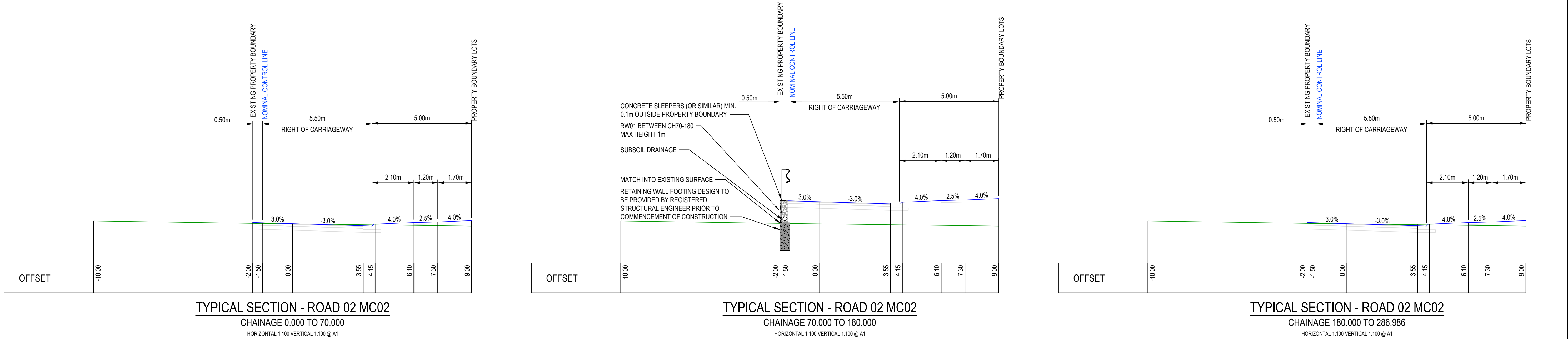
VOLUME SUMMARY TABLE	
ITEM	AMOUNT
TOTAL CUT	3,363m³
TOTAL FILL	5,806m³
NET VOLUME (FILL)	2,443m³
TOTAL CUT AREA	10,827m²
TOTAL FILL AREA	17,103m²
TOTAL WORKS AREA	27,930m²




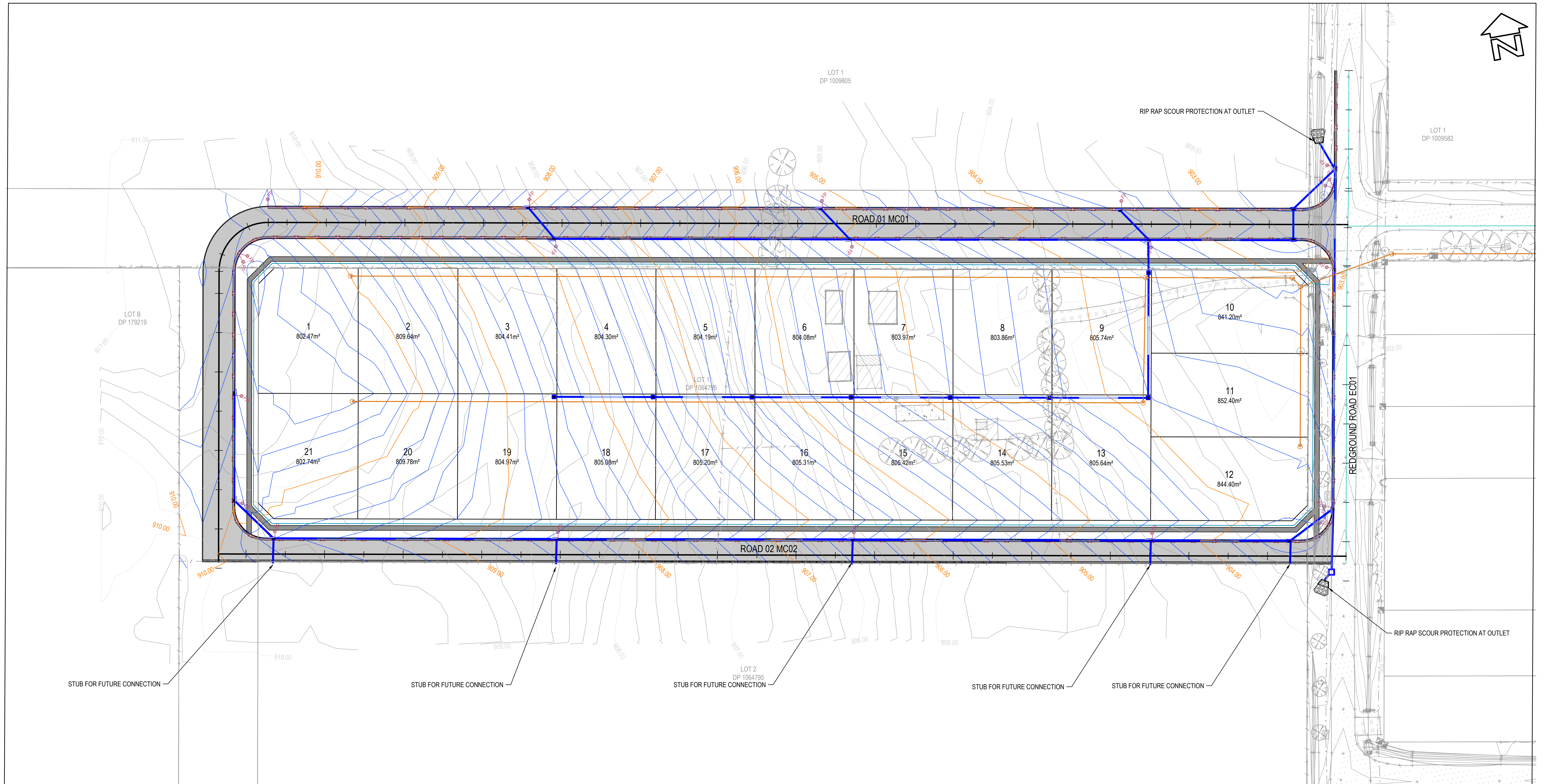
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	DRAWN	JE						CLIENT:	BLUE WATER LAND PTY LTD
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	APPROVED	JW						DRAWING:	BULK EARTHWORKS PLAN
							PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES		
							RELEASE DATE: 6 FEBRUARY 2024		
							JOB-DRAWING NUMBER		REV
							23017-406		P0



SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE	<div>CIVPLAN PTY LIMITED ALL RIGHTS RESERVED.</div> <div>THIS DOCUMENT IS PRODUCED BY CIVPLAN PTY LTD SOLELY FOR THE BENEFIT OF AND USE BY THE CLIENT IN ACCORDANCE WITH THE TERMS OF THE RETAINER.</div> <div>CIVPLAN PTY LTD DOES NOT AND SHALL NOT ASSUME ANY RESPONSIBILITY OR LIABILITY WHATSOEVER TO ANY THIRD PARTY ARISING OUT OF ANY USE OF RELIANCE BY THIRD PARTY ON THE CONTENT OF THIS DOCUMENT.</div>	<div></div> <div>CIVPLAN PTY LTD ABN: 49 620 926 114 CIVPLAN CONSULTING PTY LTD ABN: 79 157 731 912</div> <div>SOUTH COAST OFFICE: 309 PRINCE OF WELLES ST, BOMADERRY NSW 2541</div> <div>SYDNEY OFFICE: 152 SAILORS BAY ROAD, NORTHBRIDGE NSW 2063</div> <div>T: 1800 318 052 E: info@civplan.com.au W: www.civplan.com.au</div>	JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION		PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES			
	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			LOCATION: 39 REDGROUN, CROOKWELL, NSW - LOT 1 D.P. 1064795					
		DRAWN	JE						LGA: UPPER LACHLAN SHIRE COUNCIL		RELEASE DATE: 6 FEBRUARY 2024		
		CHECKED	RB						CLIENT: BLUE WATER LAND PTY LTD		JOB-DRAWING NUMBER		REV
		APPROVED	JW						DESCRIPTION: PLANNING PROPOSAL		23017-407		PO
						DRAWING: ROAD MC01 LONGITUDINAL SECTIONS AND TYPICAL CROSS SECTIONS							

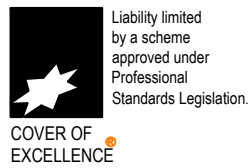


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	DESIGN	JE	P0	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			CLIENT: BLUE WATER LAND PTY LTD		RELEASE DATE: 6 FEBRUARY 2024	
	DRAWN	JE						DESCRIPTION: PLANNING PROPOSAL		JOB-DRAWING NUMBER	
	CHECKED	RB						DRAWING: ROAD MC02 LONGITUDINAL SECTION AND TYPICAL CROSS SECTION		23017-408	
	APPROVED	JW								REV	
											P0

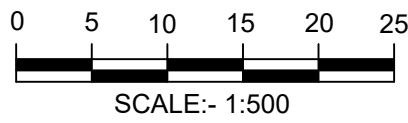


DRAINAGE LAYOUT PLAN
1:500 @ A1

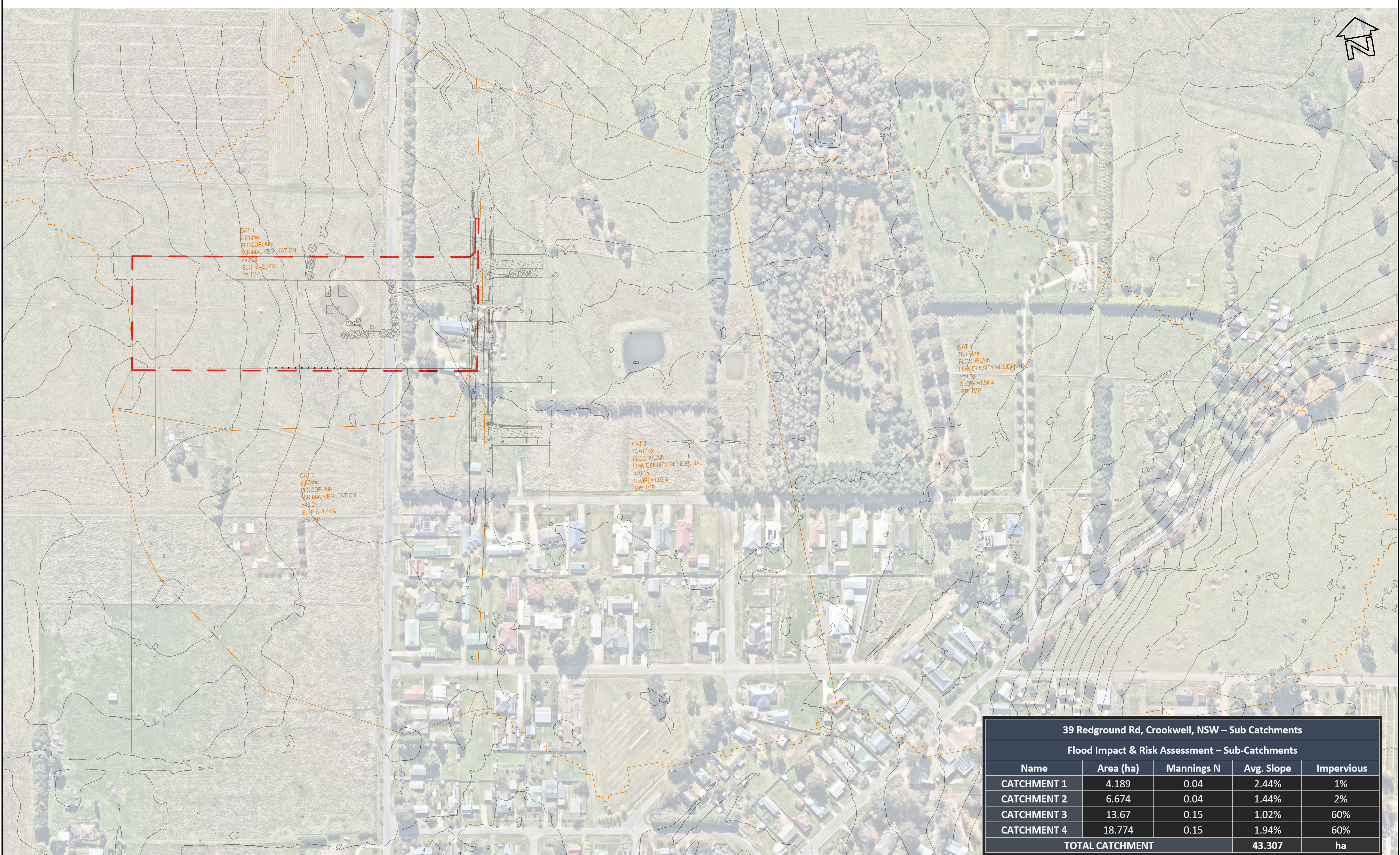
WARNING
BEWARE OF UNDERGROUND SERVICES
THE LOCATION OF UNDERGROUND SERVICES ARE
APPROXIMATE ONLY AND THEIR EXACT POSITION
SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN
THAT ALL EXISTING SERVICES ARE SHOWN.



SHEET LEGEND							
DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL	DESCRIPTION	DETAIL
BARRIER KERB 'KG'		KERB / PEDESTRIAN RAMP		SUB-SOIL AND FLUSH POINTS		STORMWATER LOCATION (EXISTING)	
ROLL KERB 'RK'		NOMINAL CONTROL LINE		KERB ADAPTOR / OUTLET		SEWER LOCATION (EXISTING)	
EDGE STRIP 'ES'		ROAD PAVEMENT		LIMIT OF WORKS		WATER LOCATION (EXISTING)	
KERB ONLY 'KO'		PATH PAVING (CONCRETE)		BOUNDARIES		TELSTRA LOCATION (EXISTING)	
MOUNTABLE SF TYPE KERB 'SF'		CONTOURS (MAJOR)		TREE AND LANDSCAPING		FIBRE OPTICS LOCATION (EXISTING)	
DISH DRAIN 'DD'		CONTOURS (MINOR)		DRAINAGE PIT - 1.8m PIT WITH LINTEL		ELECTRICAL LOCATION (EXISTING)	
VEHICULAR CROSSING		RETAINING WALL STRUCTURES		DRAINAGE PIT - 2.4m SAG WITH LINTEL		GAS LOCATION (EXISTING)	



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	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24					RELEASE DATE: 6 FEBRUARY 2024	
	DRAWN	JE								JOB-DRAWING NUMBER	
	CHECKED	RB								23017-409	
	APPROVED	JW								REV PO	

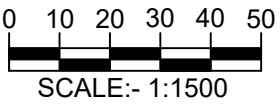



39 Redground Rd, Crookwell, NSW – Sub Catchments				
Flood Impact & Risk Assessment – Sub-Catchments				
Name	Area (ha)	Mannings N	Avg. Slope	Impervious
CATCHMENT 1	4.189	0.04	2.44%	1%
CATCHMENT 2	6.674	0.04	1.44%	2%
CATCHMENT 3	13.67	0.15	1.02%	60%
CATCHMENT 4	18.774	0.15	1.94%	60%
TOTAL CATCHMENT			43.307	ha

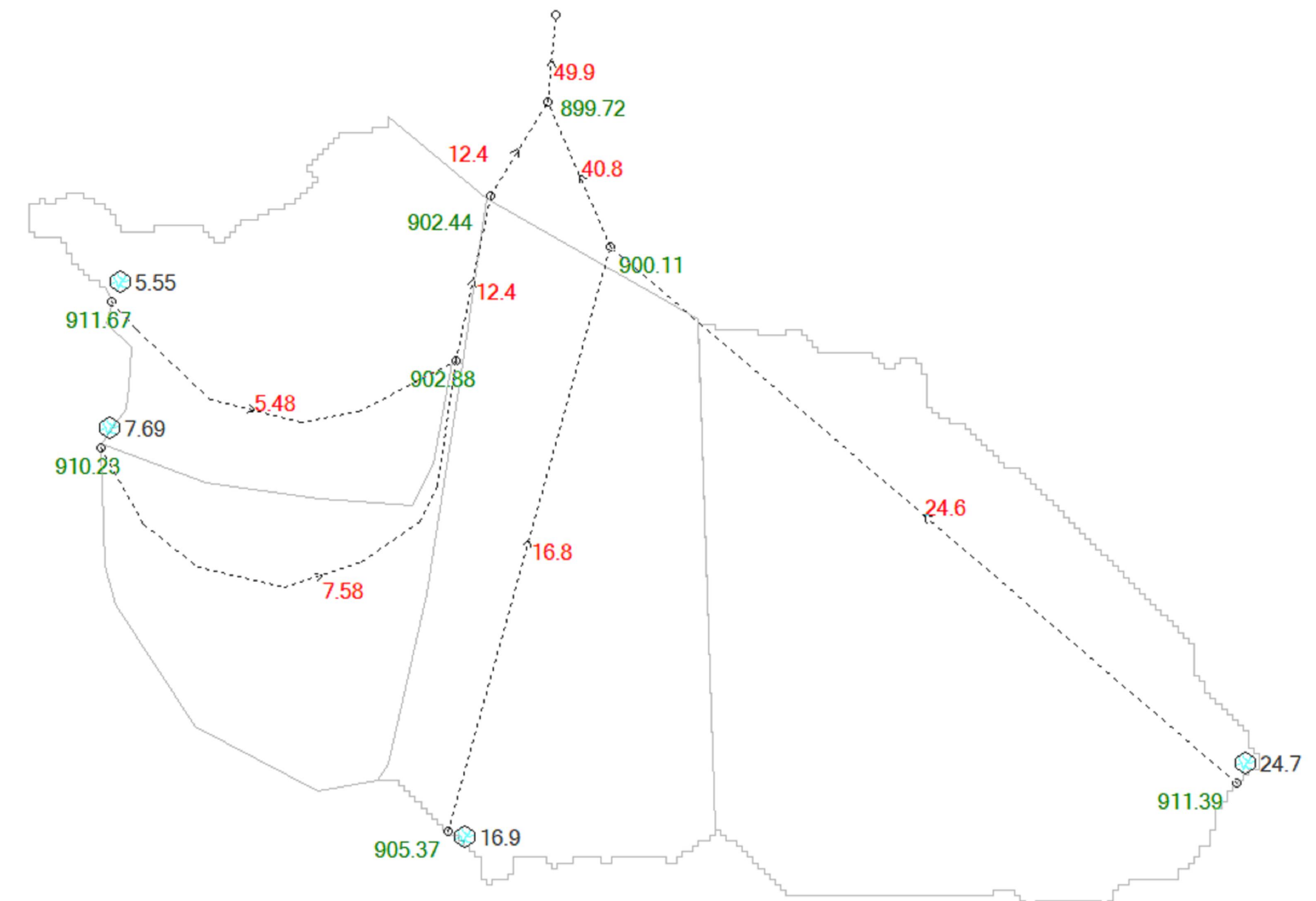
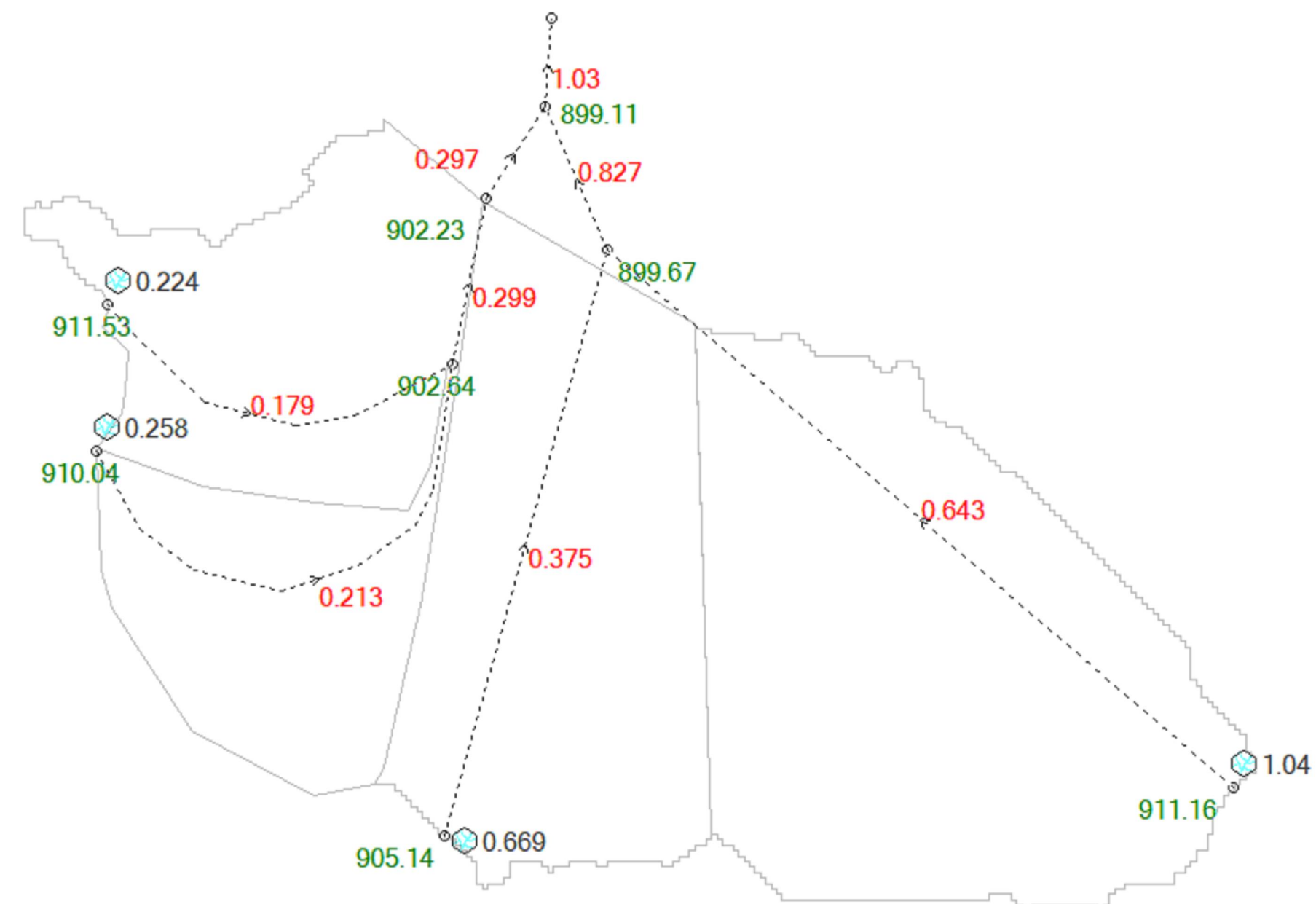
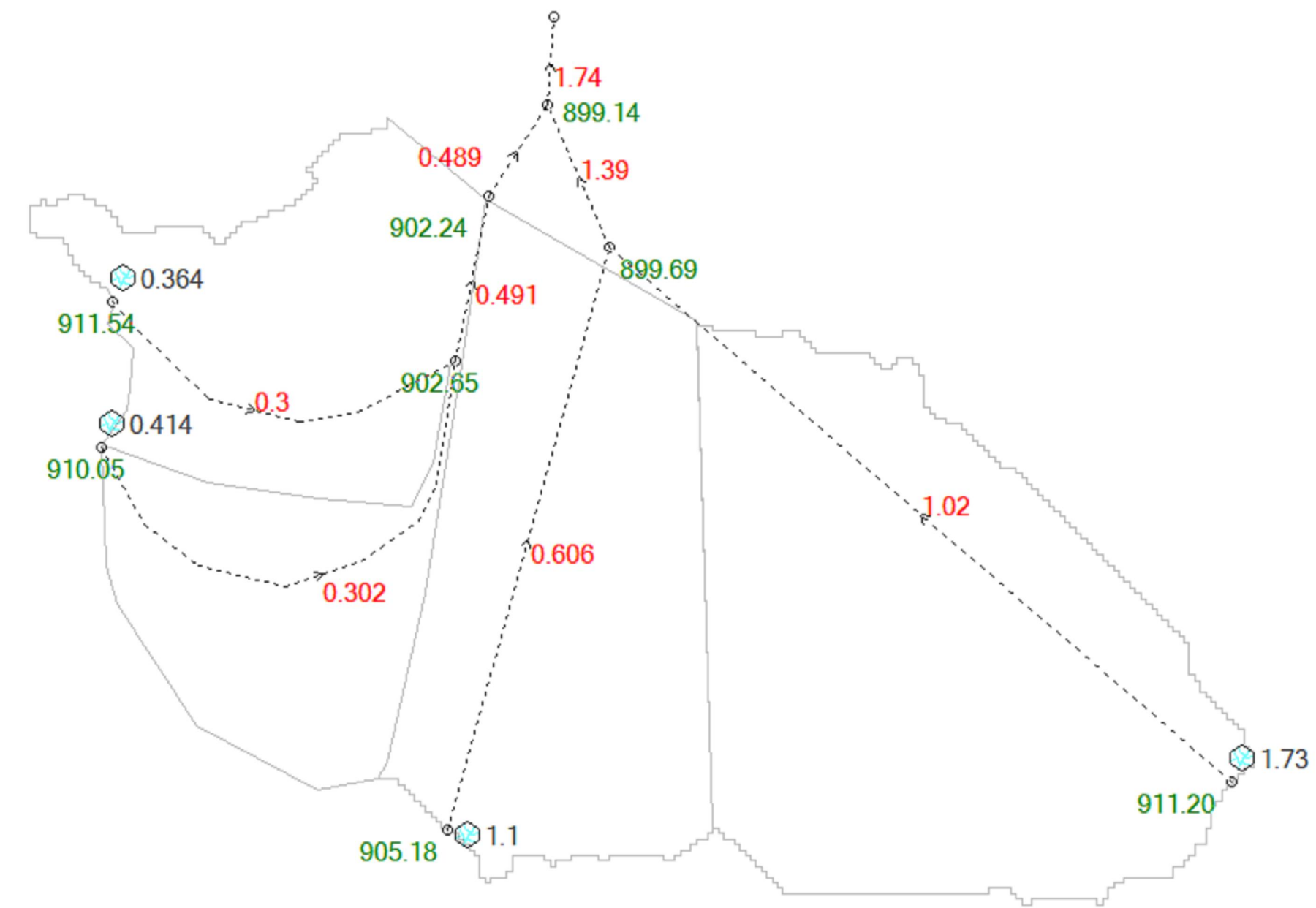
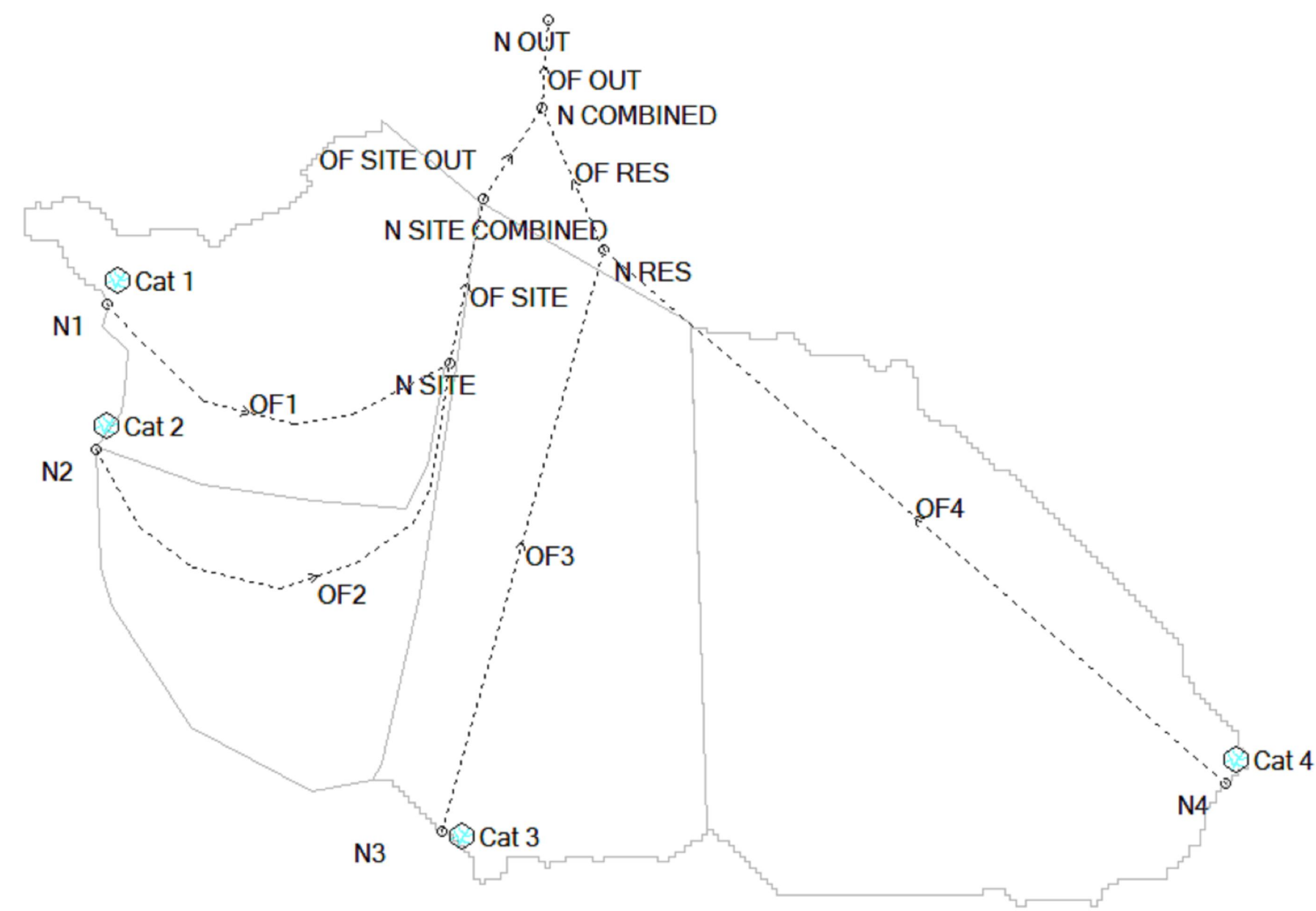



WARNING
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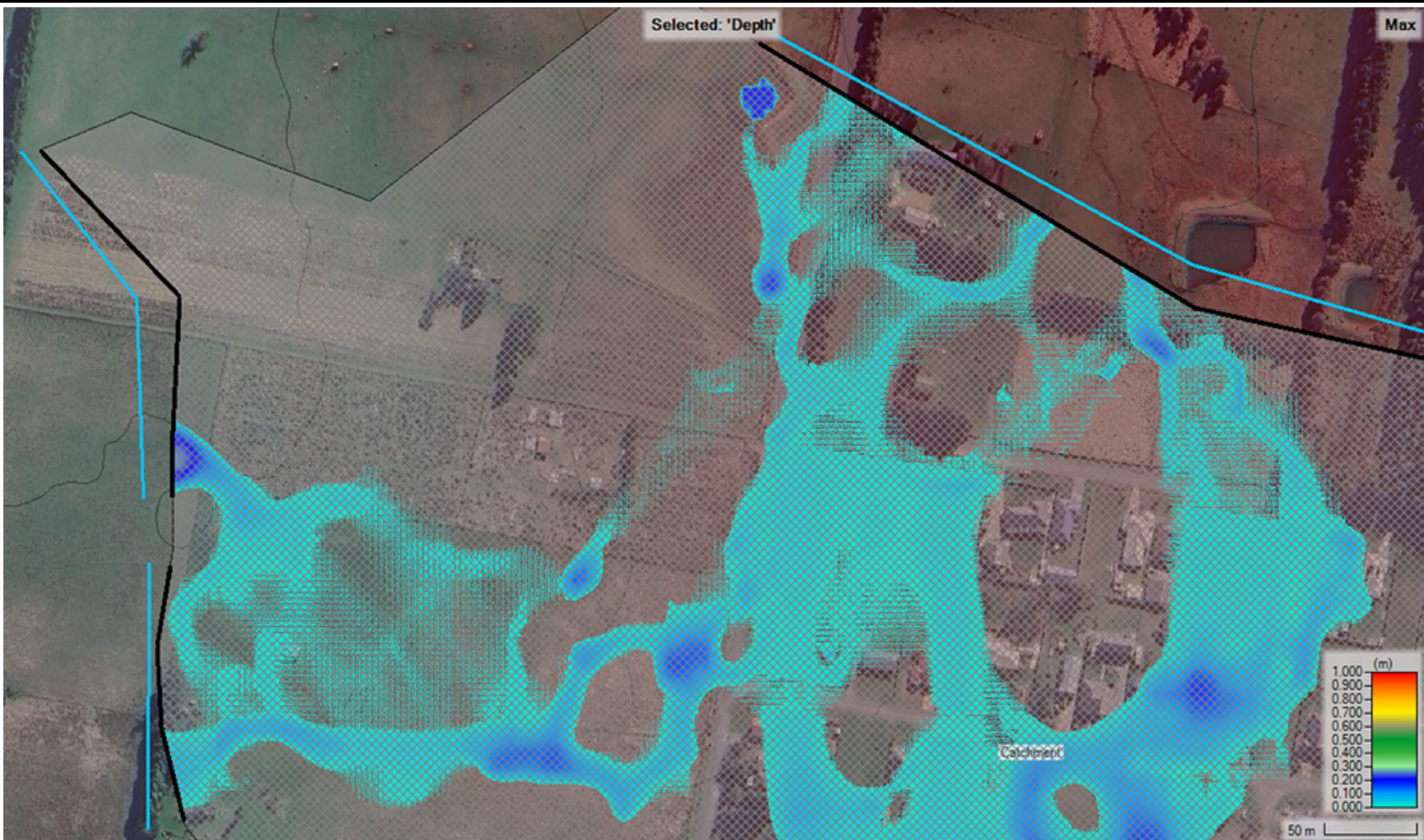
CATCHMENT ANALYSIS PLAN
1:1500 @ A1



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	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			CLIENT: BLUE WATER LAND PTY LTD		RELEASE DATE: 6 FEBRUARY 2024	
	DRAWN	JE						DESCRIPTION: PLANNING PROPOSAL		JOB-DRAWING NUMBER	
	CHECKED	RB						DRAWING: CATCHMENT ANALYSIS PLAN		23017-411	
	APPROVED	JW								REV	
											PO



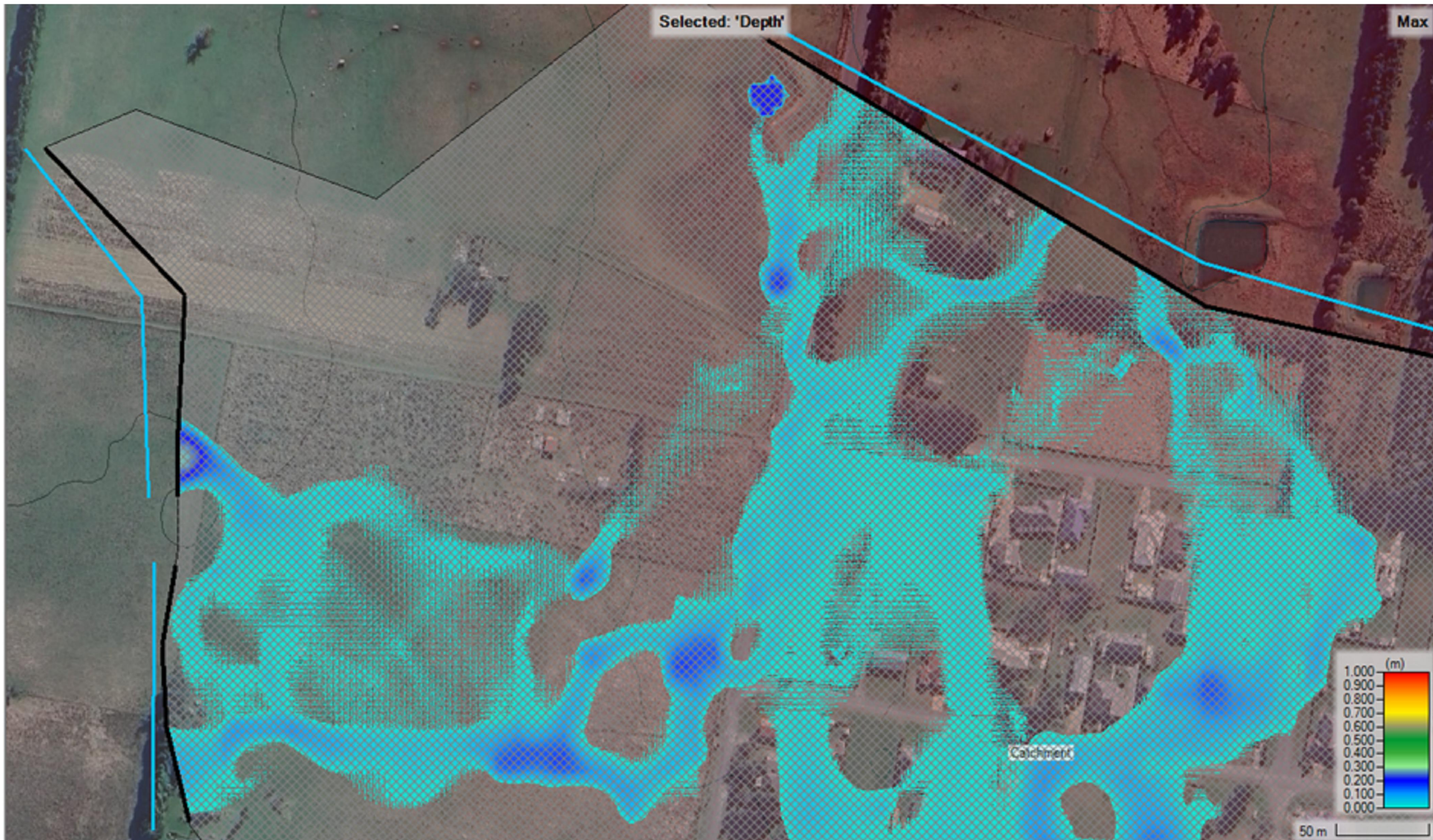
SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE	<p>CIVPLAN PTY LIMITED ALL RIGHTS RESERVED.</p> <p>THIS DOCUMENT IS PRODUCED BY CIVPLAN PTY LTD SOLELY FOR THE BENEFIT OF AND USE BY THE CLIENT IN ACCORDANCE WITH THE TERMS OF THE RETAINER. CIVPLAN PTY LTD DOES NOT AND SHALL NOT ASSUME ANY RESPONSIBILITY OR LIABILITY WHATSOEVER TO ANY THIRD PARTY ARISING OUT OF ANY USE OF RELIANCE BY THIRD PARTY ON THE CONTENT OF THIS DOCUMENT.</p>	 <p>CIVPLAN PTY LTD ABN: 49 620 926 114 CIVPLAN CONSULTING PTY LTD ABN: 79 157 731 912 SOUTH COAST OFFICE: 390 PRINCES HIGHWAY, BOMADERRY NSW 2541 SYDNEY OFFICE: 152 SAILORS BAY ROAD, NORTHBRIDGE NSW 2063 T: 1800 318 052 E: info@civplan.com.au W: www.civplan.com.au</p>	JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795 LGA: UPPER LACHLAN SHIRE COUNCIL		PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES		
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	DRAWN	JE						CLIENT: BLUE WATER LAND PTY LTD		JOB-DRAWING NUMBER		REV
	CHECKED	RB						DESCRIPTION: PLANNING PROPOSAL		23017-412		PO
	APPROVED	JW						DRAWING: DRAINS MODELLING AND RESULTS				



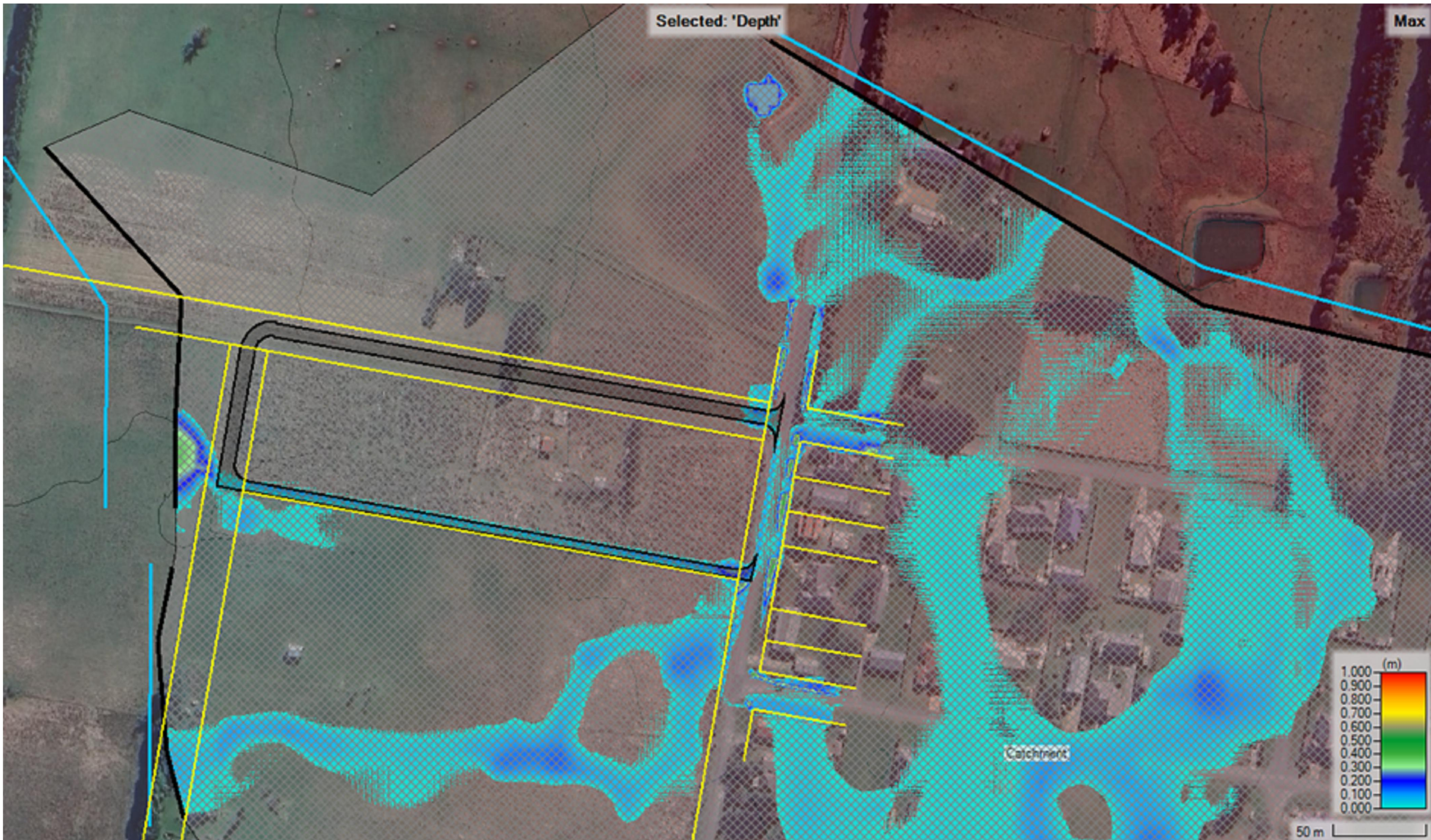
PRE DEVELOPMENT - 10% AEP - DEPTH
NTS



POST DEVELOPMENT - 10% AEP - DEPTH
NTS

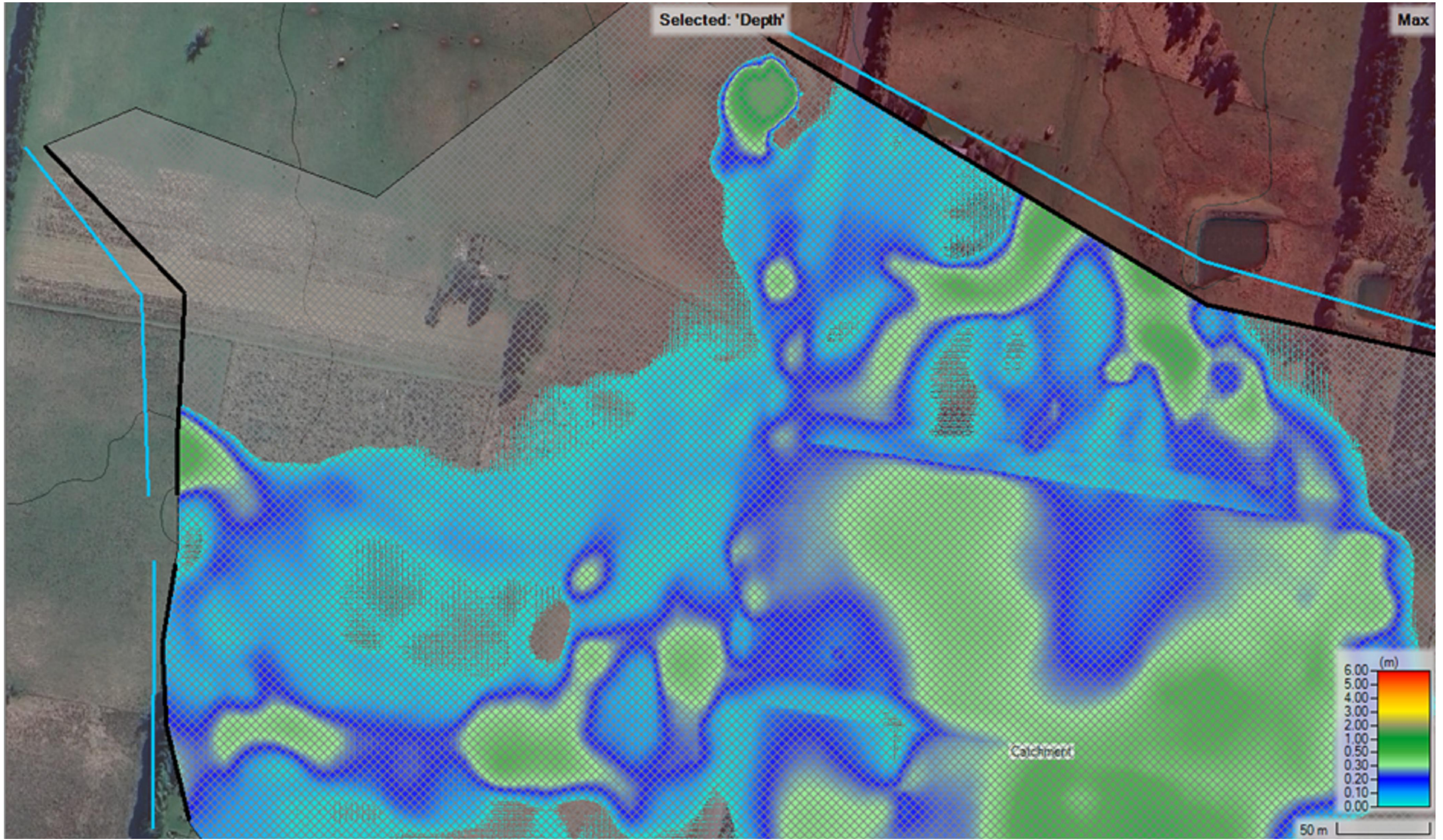


PRE DEVELOPMENT - 1% AEP - DEPTH
NTS



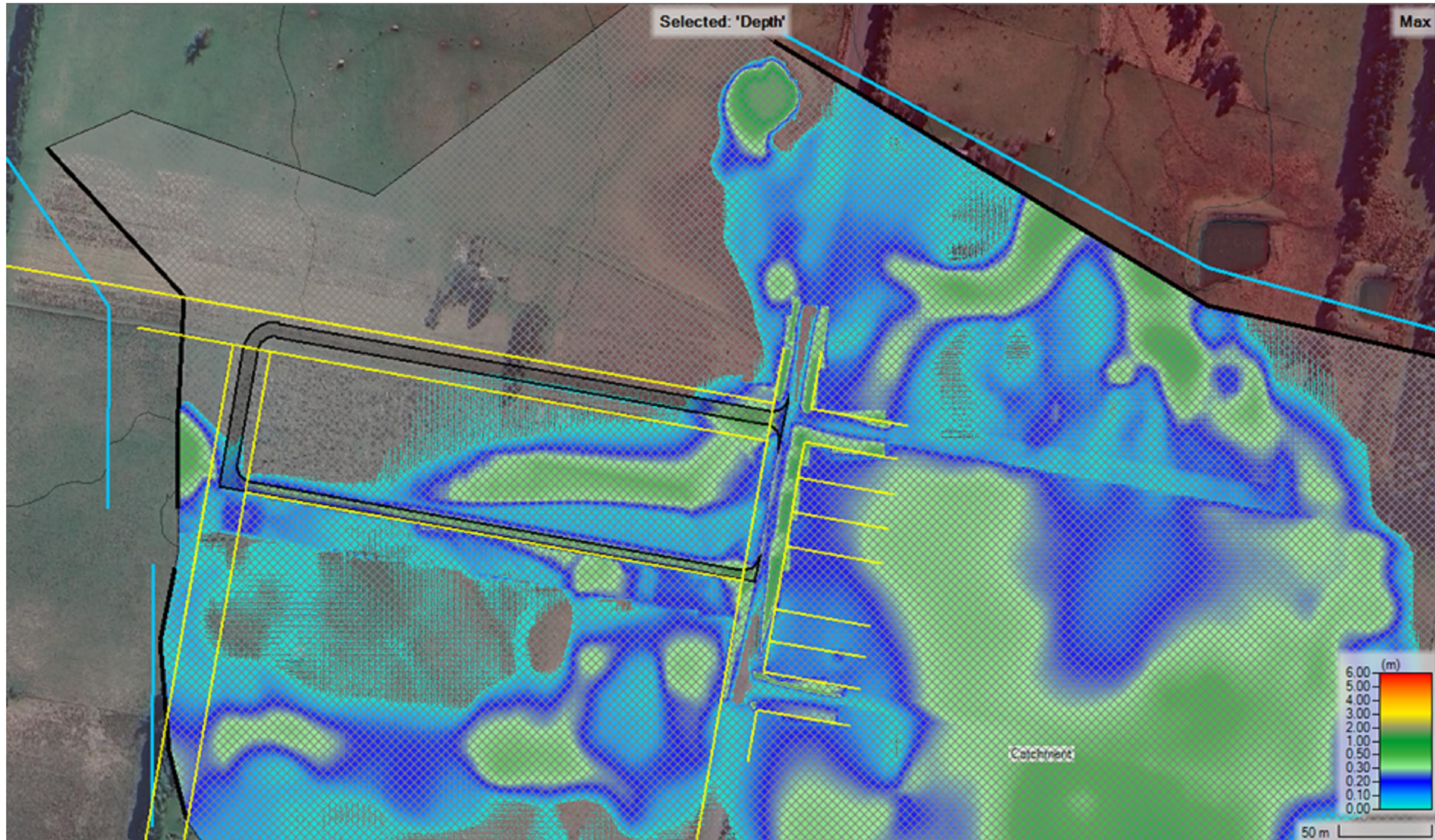
POST DEVELOPMENT - 1% AEP - DEPTH
NTS

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	DRAWN	JE						CLIENT: BLUE WATER LAND PTY LTD	JOB-DRAWING NUMBER		REV
	CHECKED	RB						DESCRIPTION: PLANNING PROPOSAL	23017-413		P0
	APPROVED	JW						DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT 1% & 10% AEP RESULTS - DEPTHS			




PRE DEVELOPMENT - PMF - DEPTH

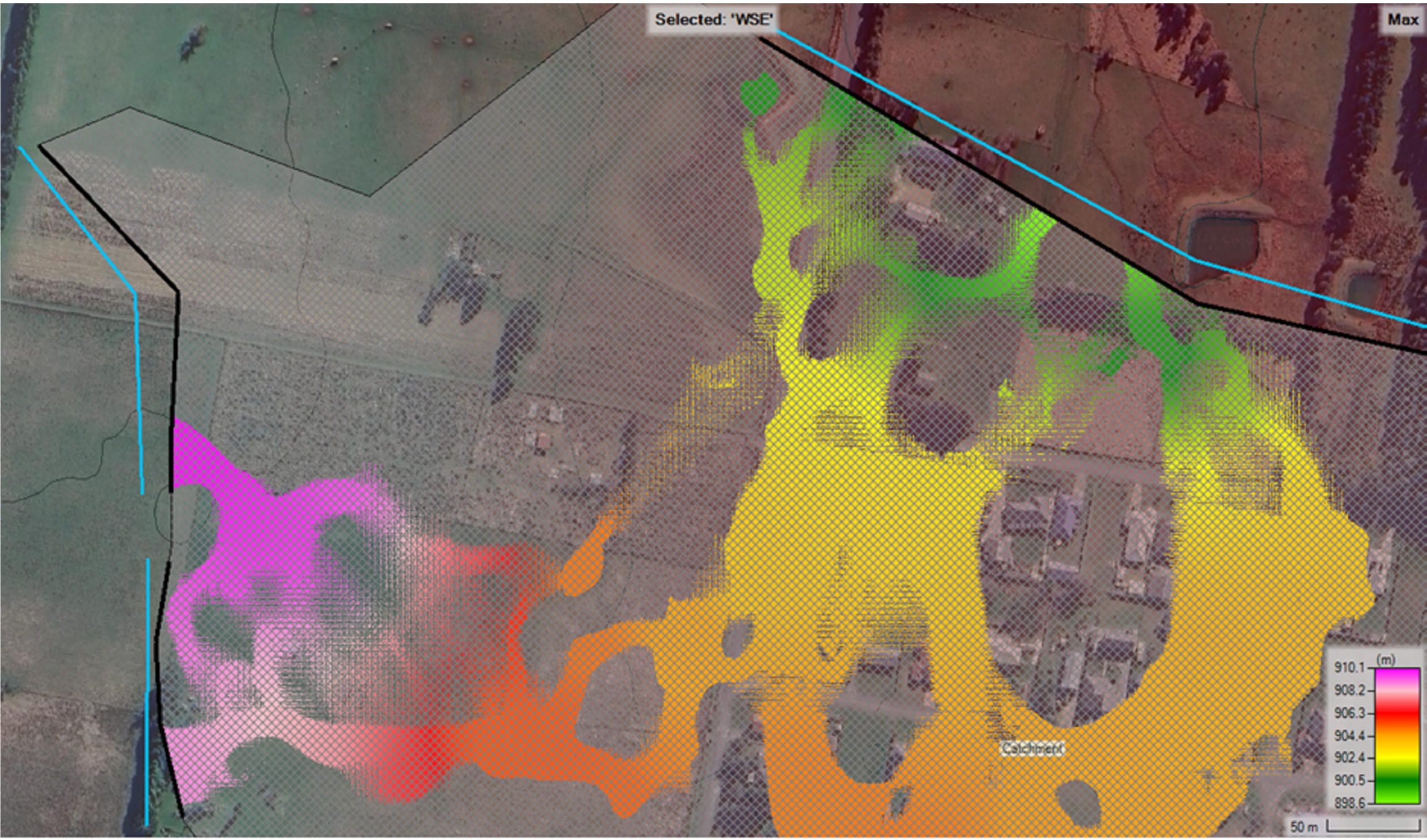
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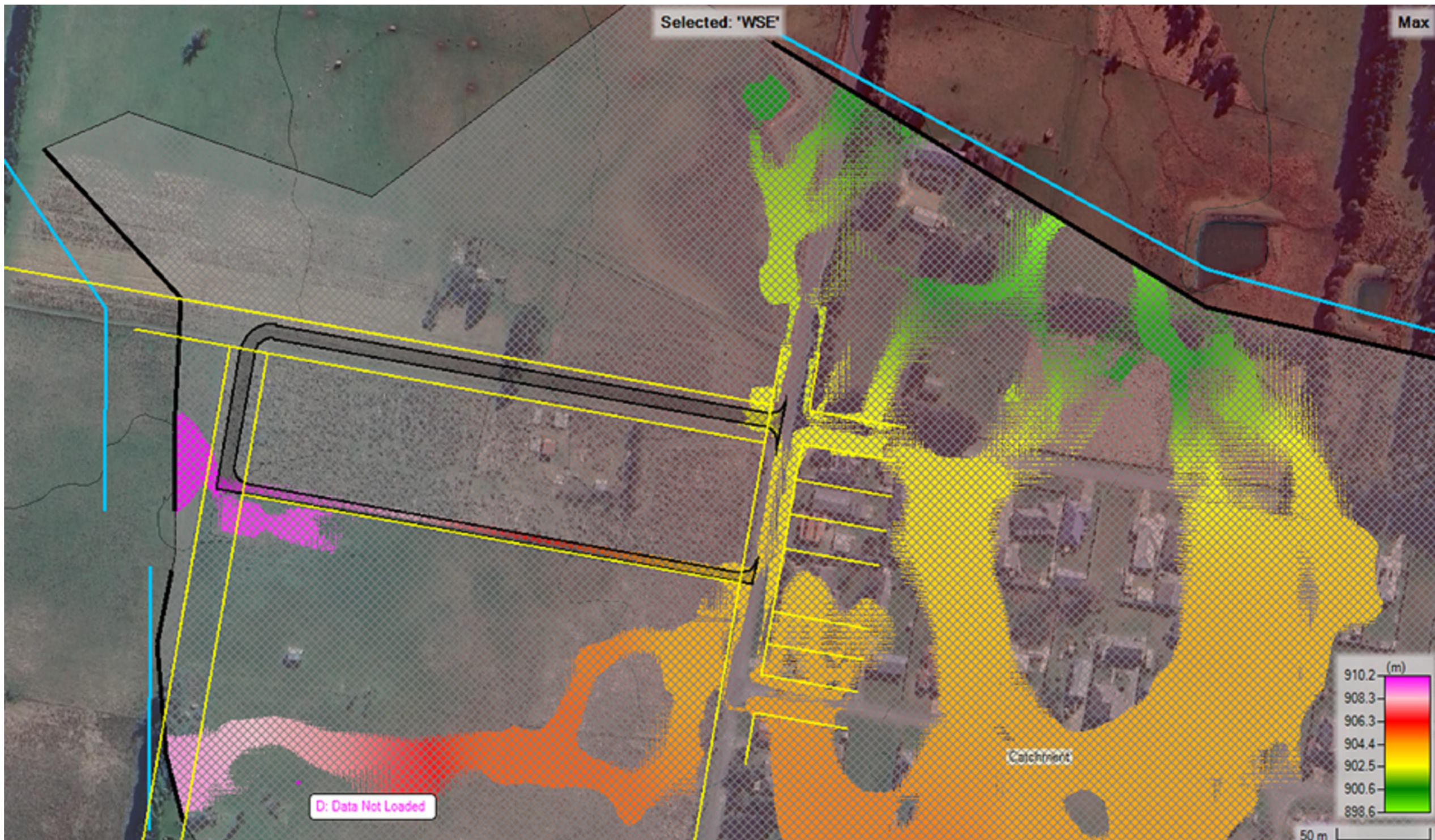
POST DEVELOPMENT - PMF - DEPTH

NTS

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	RELEASE DATE: 6 FEBRUARY 2024											
	DRAWN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			CLIENT: BLUE WATER LAND PTY LTD		JOB-DRAWING NUMBER		REV
	CHECKED	RB						DESCRIPTION: PLANNING PROPOSAL		23017-414		PO
								DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT PMF RESULTS - DEPTHS				
APPROVED	JW											



PRE DEVELOPMENT - 10% AEP - WSE



POST DEVELOPMENT - 10% AEP - WSE

NTS




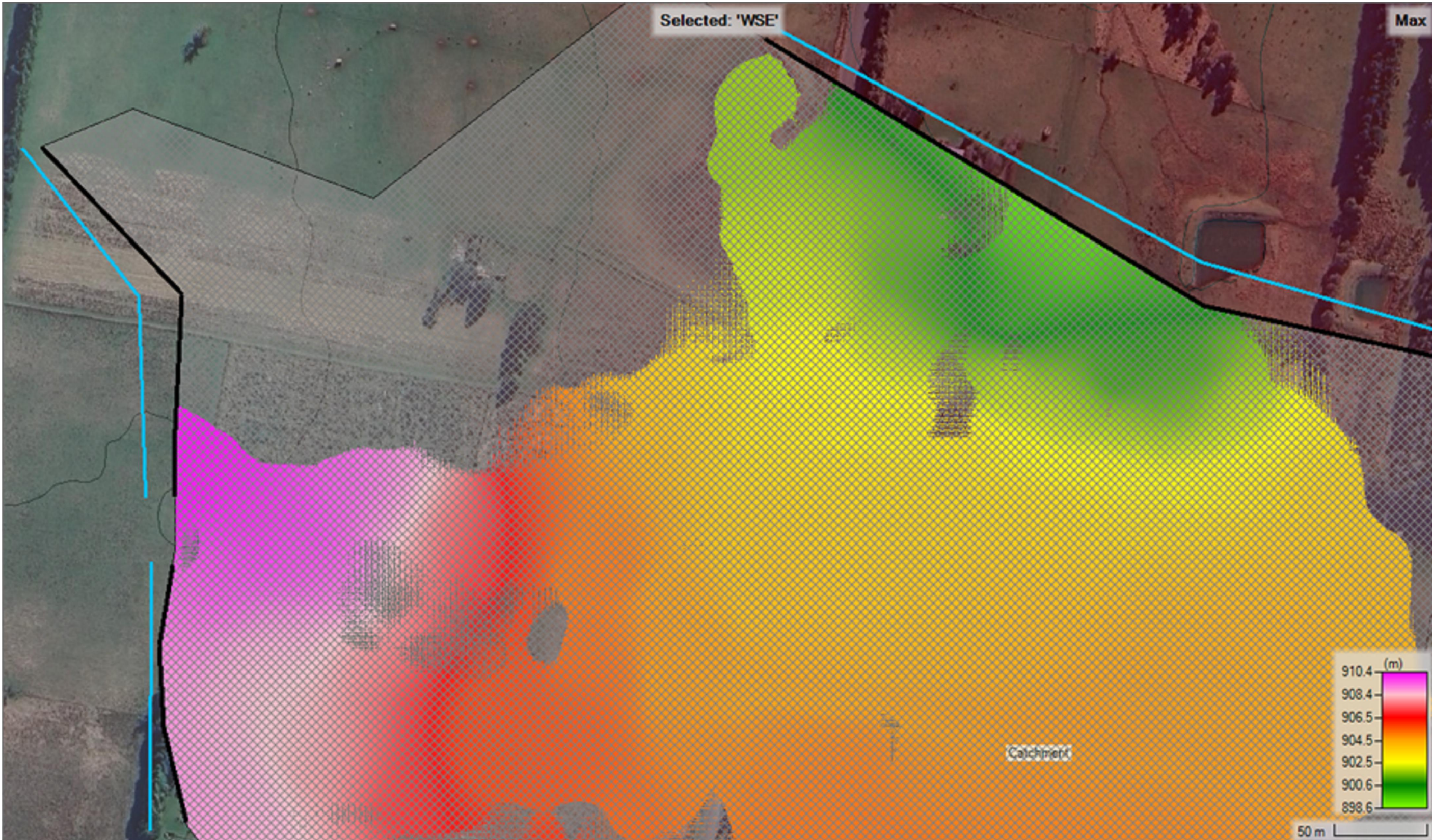
PRE DEVELOPMENT - 1% AEP - WSE

NTS



POST DEVELOPMENT - 1% AEP - WSE


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	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			RELEASE DATE: 6 FEBRUARY 2024		
	DRAWN	JE						CLIENT: BLUE WATER LAND PTY LTD		
	CHECKED	RB						DESCRIPTION: PLANNING PROPOSAL		
	APPROVED	JW						DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT 1% & 10% AEP RESULTS - WSE		
							JOB-DRAWING NUMBER		REV	
							23017-415		PO	

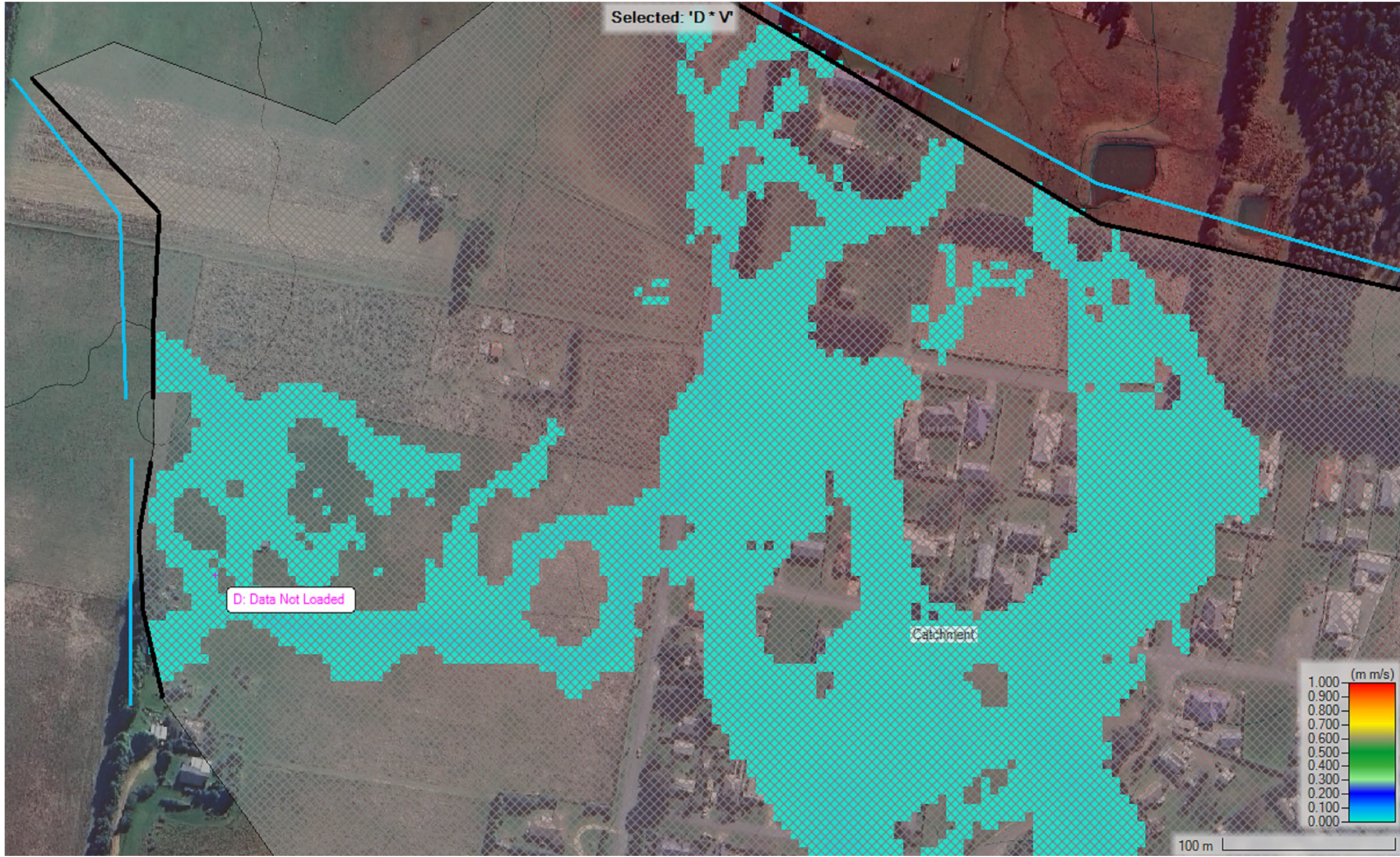


PRE DEVELOPMENT - PMF - WSE

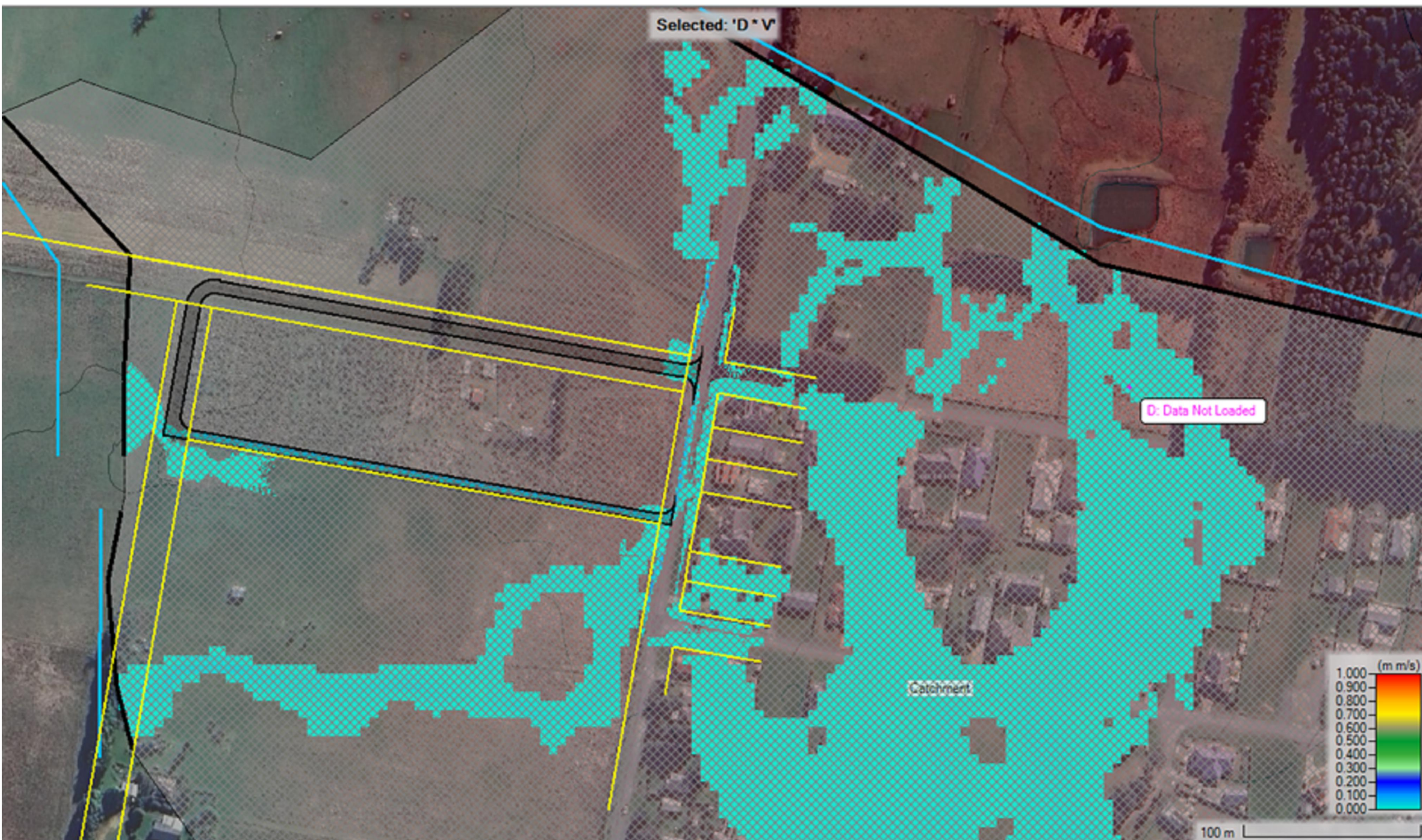


POST DEVELOPMENT - PMF - WSE

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	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795 LGA: UPPER LACHLAN SHIRE COUNCIL				
	DRAWN	JE							CLIENT: BLUE WATER LAND PTY LTD	RELEASE DATE: 6 FEBRUARY 2024		
	CHECKED	RB							DESCRIPTION: PLANNING PROPOSAL	JOB-DRAWING NUMBER		REV
	APPROVED	JW							DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT PMF RESULTS - WSE	23017-416		PO

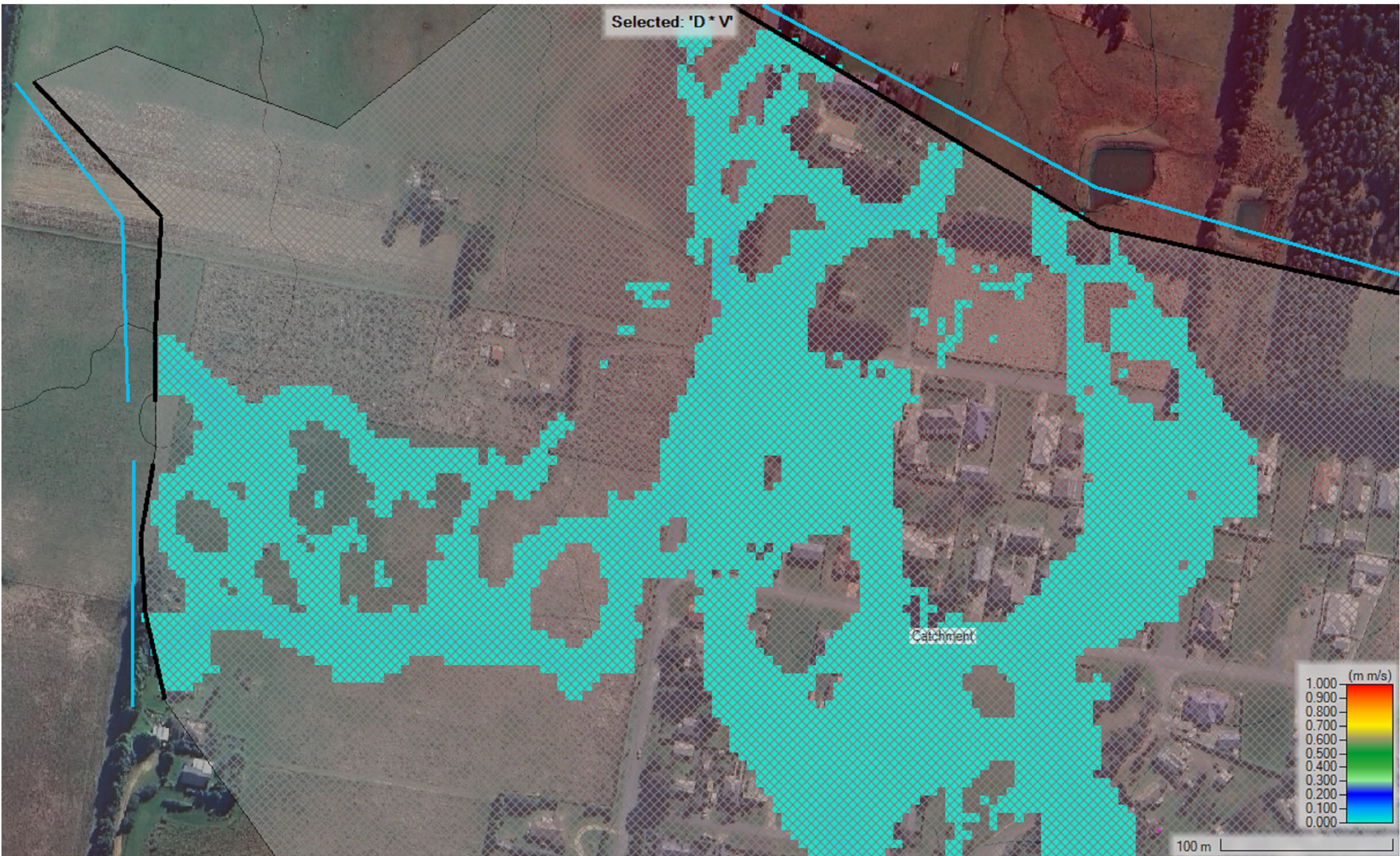


PRE DEVELOPMENT - 10% AEP - VxD



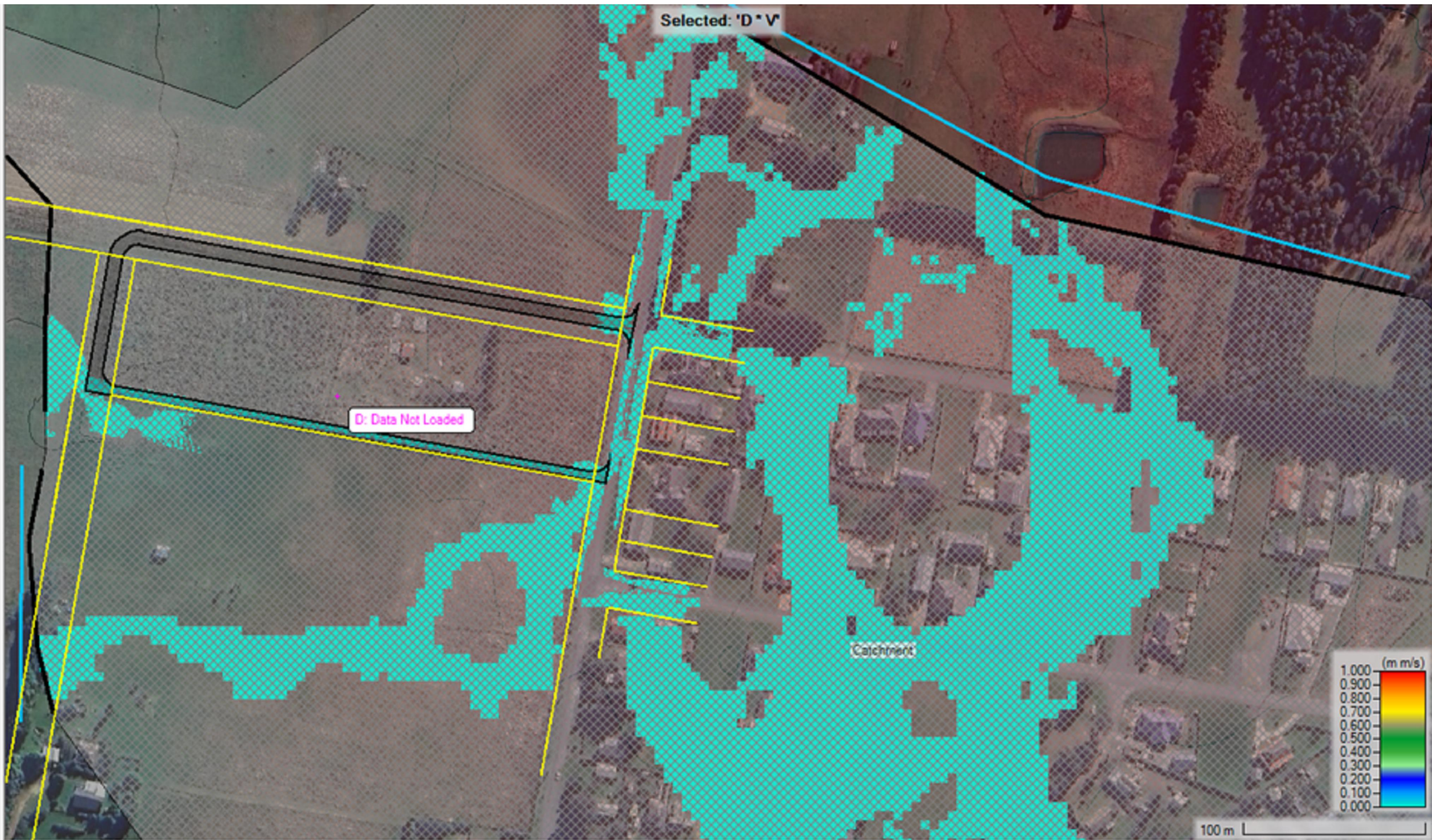
POST DEVELOPMENT - 10% AEP - VxD

NTS



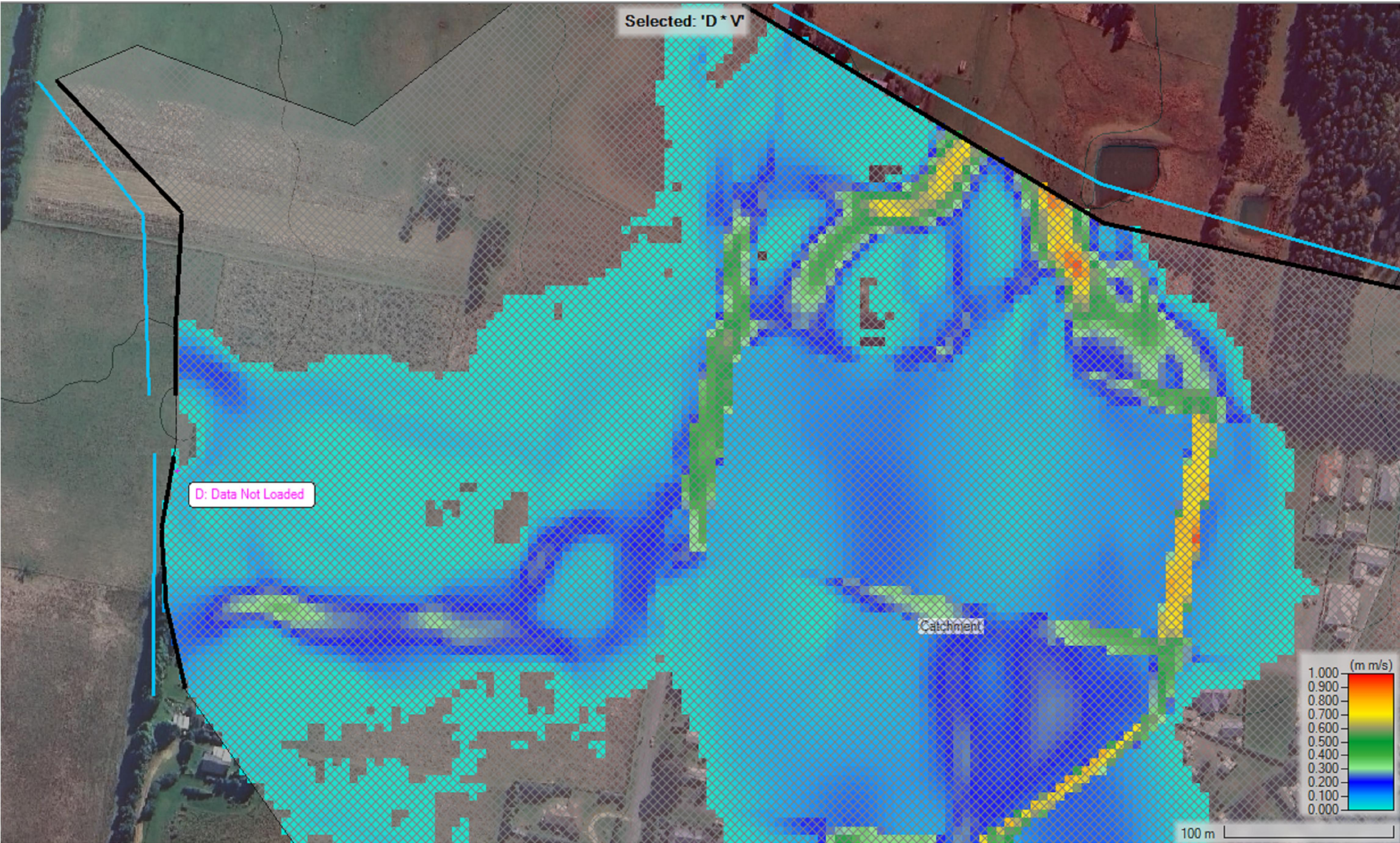
PRE DEVELOPMENT - 1% AEP - VxD

NTS

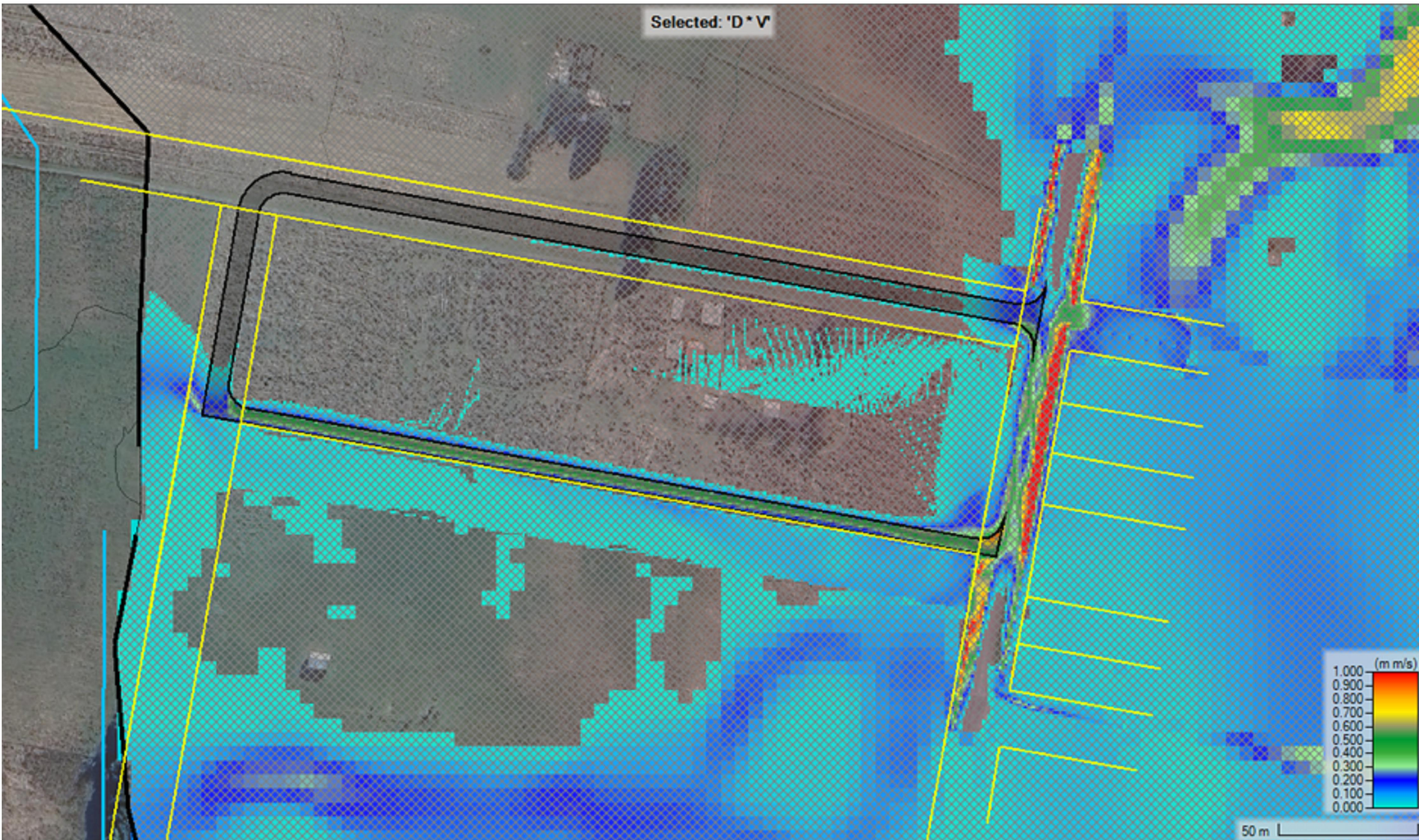


POST DEVELOPMENT - 1% AEP - VxD


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	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24				CLIENT: BLUE WATER LAND PTY LTD	RELEASE DATE: 6 FEBRUARY 2024	
	DRAWN	JE							DESCRIPTION: PLANNING PROPOSAL	JOB-DRAWING NUMBER	REV
	CHECKED	RB							DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT 1% & 10% AEP RESULTS - VxD		
	APPROVED	JW							23017-417		

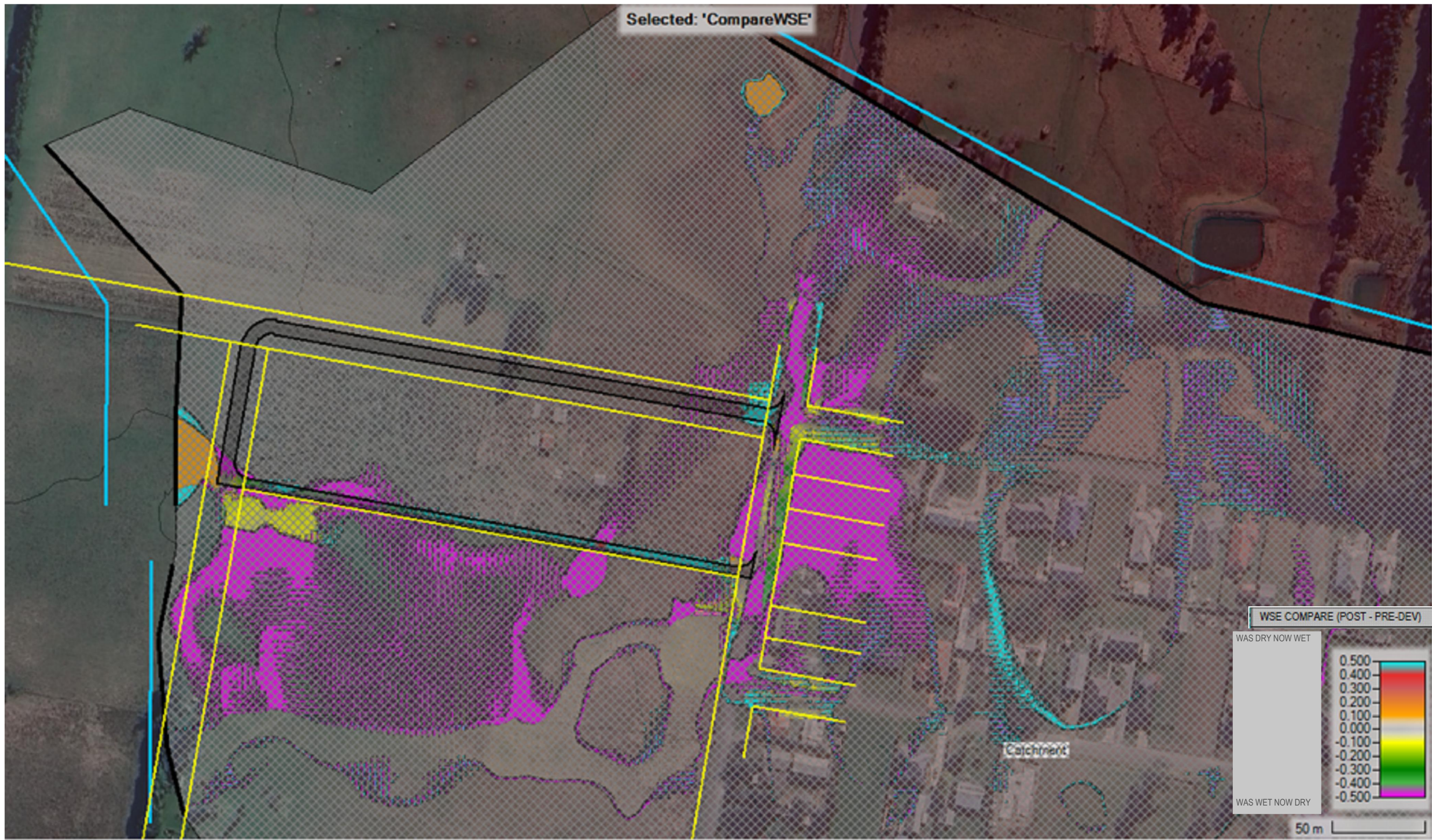


PRE DEVELOPMENT - PMF - VxD



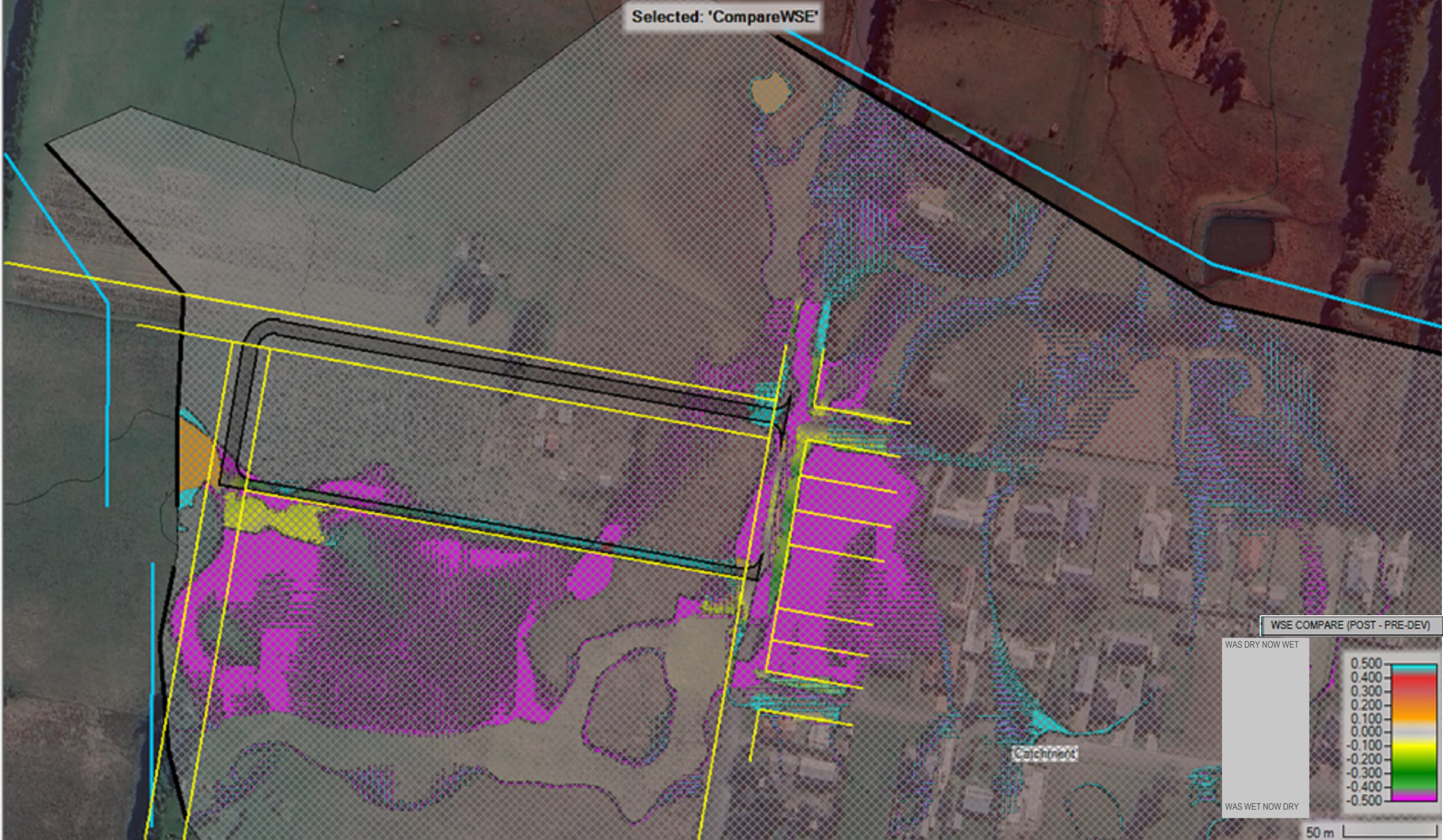
POST DEVELOPMENT - PMF - VxD

SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE	CIVPLAN PTY LIMITED ALL RIGHTS RESERVED. THIS DOCUMENT IS PRODUCED BY CIVPLAN PTY LTD SOLELY FOR THE BENEFIT OF AND USE BY THE CLIENT IN ACCORDANCE WITH THE TERMS OF THE RETAINER. CIVPLAN PTY LTD DOES NOT AND SHALL NOT ASSUME ANY RESPONSIBILITY OR LIABILITY WHATSOEVER TO ANY THIRD PARTY ARISING OUT OF ANY USE OF RELIANCE BY THIRD PARTY ON THE CONTENT OF THIS DOCUMENT.	<div> CIVPLAN PTY LTD ABN: 49 620 926 114 CIVPLAN CONSULTING PTY LTD ABN: 79 157 731 912 SOUTH COAST OFFICE: 390 PRINCES HIGHWAY, BOMADERRY NSW 2541 SYDNEY OFFICE: 152 SAILORS BAY ROAD, NORTHBRIDGE NSW 2063 T: 1800 318 052 E: info@civplan.com.au W: www.civplan.com.au</div>	JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION		PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES			
	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795 LGA: UPPER LACHLAN SHIRE COUNCIL					
	DRAWN	JE							CLIENT: BLUE WATER LAND PTY LTD		RELEASE DATE: 6 FEBRUARY 2024		
	CHECKED	RB							DESCRIPTION: PLANNING PROPOSAL		JOB-DRAWING NUMBER		REV
	APPROVED	JW							DRAWING: PRE DEVELOPMENT & POST DEVELOPMENT PMF RESULTS - VxD		23017-418		PO



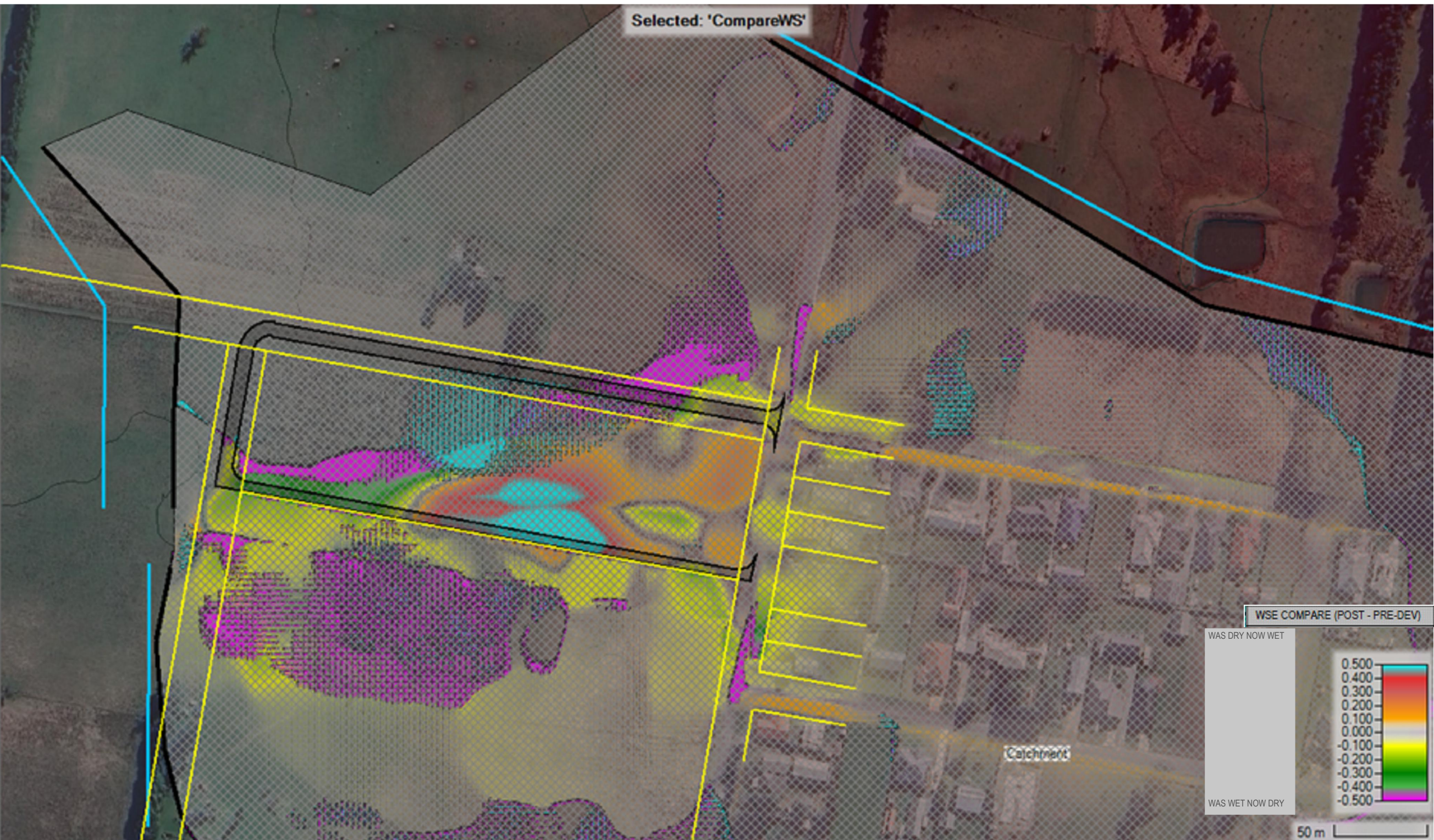
PRE DEVELOPMENT x POST DEVELOPMENT - 10% AEP - WAS DRY NOW WET

NTS



PRE DEVELOPMENT x POST DEVELOPMENT - 1% AEP - WAS DRY NOW WET

NTS



PRE DEVELOPMENT x POST DEVELOPMENT - PMF - WAS DRY NOW WET

NTS

SCALE: AS NOTED SIZE: A1 DATE OF SURVEY: 21 MAR 2023 DATUM: MGA2020, AHD	SURVEY	AS	REV	DESCRIPTION	DATE	CIVPLAN PTY LIMITED ALL RIGHTS RESERVED. THIS DOCUMENT IS PRODUCED BY CIVPLAN PTY LTD SOLELY FOR THE BENEFIT OF AND USE BY THE CLIENT IN ACCORDANCE WITH THE TERMS OF THE RETAINER. CIVPLAN PTY LTD DOES NOT AND SHALL NOT ASSUME ANY RESPONSIBILITY OR LIABILITY WHATSOEVER TO ANY THIRD PARTY ARISING OUT OF ANY USE OF RELIANCE BY THIRD PARTY ON THE CONTENT OF THIS DOCUMENT.	 CIVPLAN PTY LTD ABN: 49 620 926 114 CIVPLAN CONSULTING PTY LTD ABN: 79 157 731 912 SOUTH COAST OFFICE: 390 PRINCES HIGHWAY, BOMADERRY NSW 2541 SYDNEY OFFICE: 152 SAILORS BAY ROAD, NORTHBRIDGE NSW 2063 T: 1800 318 052 E: info@civplan.com.au W: www.civplan.com.au	JOB NAME: 21 LOT RESIDENTIAL SUBDIVISION LOCATION: 39 REDGROUND, CROOKWELL, NSW - LOT 1 D.P. 1064795 LGA: UPPER LACHLAN SHIRE COUNCIL		PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES	
	DESIGN	JE	PO	PRELIMINARY PLANNING PROPOSAL DESIGN	6 FEB 24			CLIENT: BLUE WATER LAND PTY LTD		RELEASE DATE: 6 FEBRUARY 2024	
	DRAWN	JE						DESCRIPTION: PLANNING PROPOSAL		JOB-DRAWING NUMBER	
	CHECKED	RB						DRAWING: PRE & POST DEVELOPMENT 10%, 1% AEP & PMF - WAS DRY NOW WET		23017-419	
	APPROVED	JW								REV	
										PO	