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COMMUNITY FACILITIES BUILDING

PLANTATIONS - INGENIA

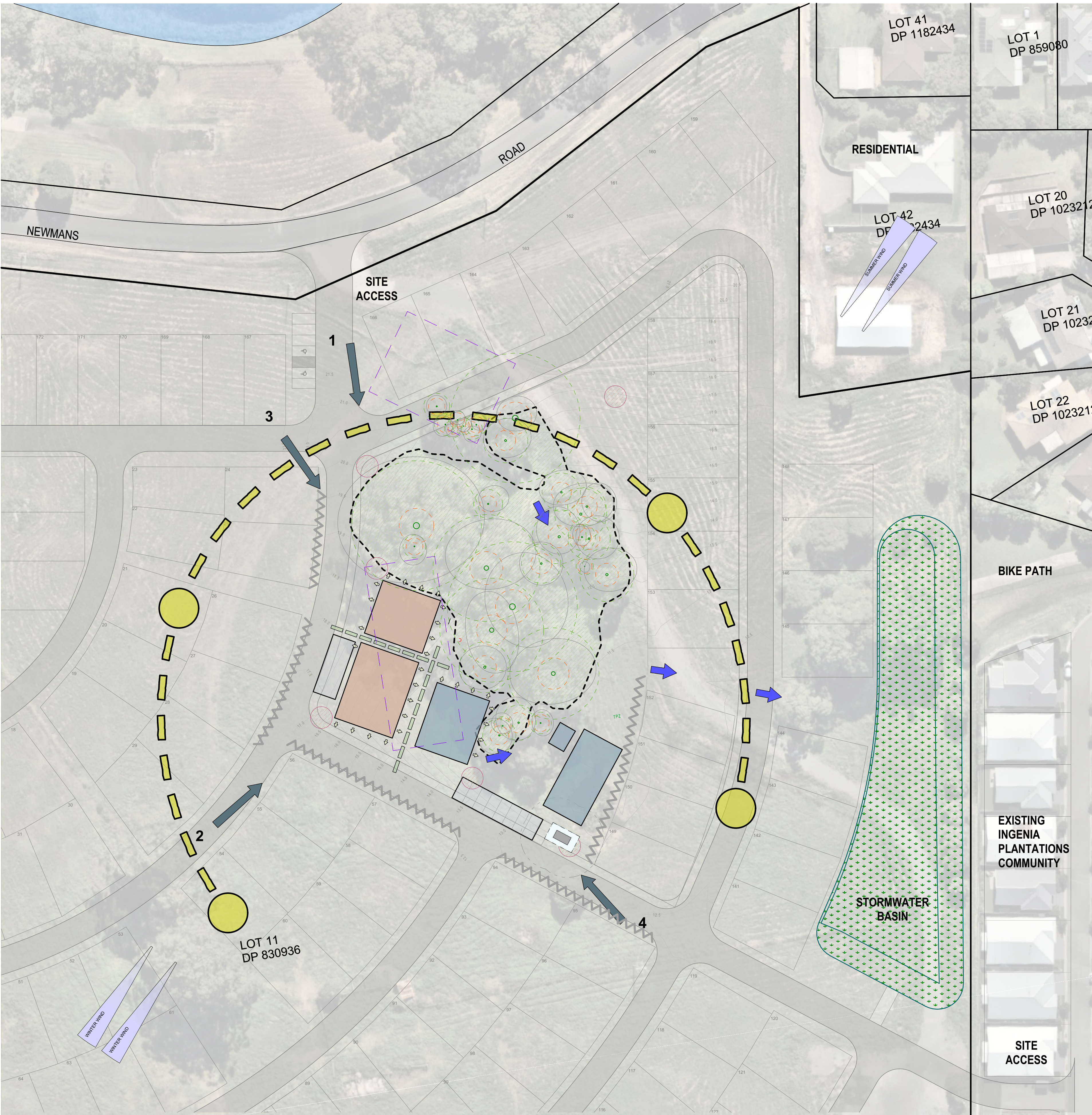
PROJECT # 7241

DA NUMBER: 0254/24DA

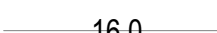
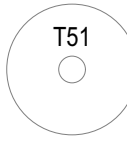
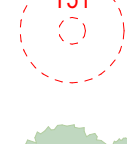
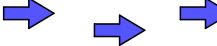
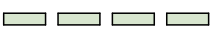
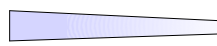
LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA

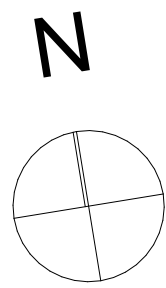
SHEET INDEX

Layout	Layout Name	Rev.
DA1.1	COVER SHEET	C
DA1.2	SITE ANALYSIS	C
DA1.3	SITE PLAN 1:1000	C
DA1.4	PRECINCT PLAN	C
DA1.5	GA - LOWER GROUND FLOOR	C
DA1.6	GA - GROUND FLOOR	C
DA1.7	GA - ROOF PLAN	C
DA1.8	SECTION A	C
DA1.9	SECTION B	C
DA1.10	SECTION C	C
DA1.11	ELEVATIONS SHEET 1	C
DA1.12	ELEVATIONS SHEET 2	C
DA1.13	ELEVATIONS - PAVILION	C
DA1.14	SHADOW DIAGRAMS	C
DA1.15	PERSPECTIVES	C



LEGEND:

	SITE BOUNDARY
	LOT BOUNDARY
	PROPOSED CONTOURS
	EASEMENTS
	EX. WATER SERVICE TO BE REMOVED
	EX. OHP TO BE RELOCATED UNDERGROUND
	EX TELSTRA
	EX OVER HEAD POWER LINES
	EX SEWER
	PROPOSED PAD MOUNT SUBSTATION
	APPROVED COMMUNITY FACILITY BUILDINGS
	ECOLOGICAL PROTECTION ZONE
	TREE EXISTING
T51	TREE NUMBER
	TREE PROTECTION ZONE
	STRUCTURAL ROOT ZONE
	APPROVED TREES TO BE DEMOLISHED
	PROPOSED TREES TO BE DEMOLISHED
	PROPOSED TREES
	OVERLAND FLOW
	SUN AND SOLAR PATH
	ROADS
	PARKING AREAS
	BASIN AREAS
	PROPOSED MAIN STRUCTURE AREA
	PROPOSED ANCILLARY STRUCTURES
	PEDESTRIAN MOVEMENT AND CONNECTIONS
	VIEW OPPORTUNITIES
	ACOUSTIC SENSITIVITY
	KEY NODES OF ACTIVITY
	VIEWS AND PHOTOGRAPH LOCATION
	PREVAILING WINDS



REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

SCALE: 1:500@A1
(X.X@A3)

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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	SITE ANALYSIS		A1
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
CLIENT:	INGENIA COMMUNITY HOLDINGS	DRAWING NO:	REVISION:
		7241 _DA1.2	C

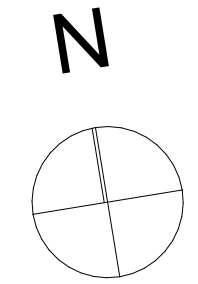


GENERAL NOTES:

- ARCHITECTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DRAWINGS AND ALL OTHER RELEVANT CONSULTANTS DRAWINGS.
- ALL DIMENSIONS TO BE VERIFIED BEFORE ANY WORK OR FABRICATION COMMENCES.
- IF ANY DISCREPANCY, AMBIGUITY , ERROR OR INCONSISTENCY IS FOUND IN THIS SET OF DRAWINGS, REPORT SUCH TO KING AND CAMPBELL, ARCHITECTS BEFORE PROCEEDING.
- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE RELEVANT CURRENT AUSTRALIAN STANDARDS AND THE BUILDING CODE OF AUSTRALIA UNLESS OTHERWISE SPECIFIED.
- TIMBER FRAMING TO BE IN ACCORDANCE WITH AS1684 2010. RESIDENTIAL TIMBER FRAMED CONSTRUCTION.
- SUB-FLOOR VENTILATION TO COMPLY WITH H2D5 VOL 2 AND PART 6.2 OF THE HOUSING PROVISIONS OF THE BCA 2022
- WHERE ROOF TRUSSES ARE NOMINATED DESIGN & SPECIFICATION TO BE BY MANUFACTURER.
- BARRIERS, BALUSTRADES & HANDRAILS TO COMPLY WITH H5D3 VOL 2, PART 11.4 OF THE HOUSING PROVISIONS AND D2 VOL 1 OF THE BCA 22
- POOL SAFETY FENCE TO TO COMPLY WITH AS1926.1-2012 & SWIMMING POOLS ACT 1992.
- ACCESS AND FITTINGS TO COMPLY WITH AS1428.1 WHERE APPLICABLE.
- INSTALLATION OF SMOKE DETECTORS TO COMPLY WITH AS3786 1993 & BCA VOL 2 H3D3 AND PART 9.2 OF THE HOUSING PROVISIONS 22
- PLUMBING & DRAINAGE SYSTEMS TO COMPLY WITH AS3500.1 - 2020 AND AMENDMENTS
- TERMITE MANAGEMENT SYSTEMS TO COMPLY WITH AS3660 - 2014 AND AMENDMENTS
- CONCRETE CONSTRUCTION TO BE IN ACCORDANCE WITH AS3600 2018 AND AMENDMENTS
- MASONRY CONSTRUCTION TO BE IN ACCORDANCE WITH AS3700 2018
- DAMP-PROOF COURSES & FLASHINGS TO BE IN ACCORDANCE WITH AS/NZS 2904 1995 AND AMENDMENTS
- THERMAL INSULATION OF DWELLINGS TO COMPLY WITH AS4859 2018
- UNPLASTICISED PVC (UPVC) DOWNPIPE AND FITTINGS FOR RAINWATER TO COMPLY WITH AS1273 1991.
- INSTALLATION OF SHEET ROOF AND WALL CLADDING TO COMPLY WITH AS1562.1 - 2018.
- ALL PEDESTRIAN SURFACES TO COMPLY WITH AS/NZS3661.2 - 1994 SLIP RESISTANCE.
- ALL STAIR SURFACES TO COMPLY WITH AS4586 2013 AND AMENDMENTS
- SKYLIGHTS TO BE INSTALLED IN ACCORDANCE WITH AS4285 2019
- BUILDING CONSTRUCTION WITHIN BUSHFIRE PRONE AREAS TO COMPLY WITH AS3959 2018 AND AMENDMENTS
- GLASS TO BE SELECTED AND INSTALLED IN ACCORDANCE WITH AS1288 2021, AS 2047 2014 AND AMENDMENTS
- WATERPROOFING OF WET AREAS TO COMPLY WITH AS3740 2021.
- ALL DEMOLITION WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH AS2601-2001. ALL DEBRIS, RUBBISH AND RESIDUAL WASTE IS TO BE REMOVED FROM SITE.
- ALL ASBESTOS TO BE TESTED BY QUALIFIED CONSULTANT TO AS4964 2004 & REMOVED & DISPOSED OF BY SUITABLY QUALIFIED PERSONNEL TO SAFE WORK AUSTRALIA CODE OF PRACTICE REQUIREMENTS.

LEGEND:

- SITE BOUNDARY
- LOT BOUNDARY
- 16.0 PROPOSED CONTOURS
- EASEMENTS
- EX. WATER SERVICE TO BE REMOVED
- EX. OHP TO BE RELOCATED UNDERGROUND
- EX TELSTRA
- EX OVER HEAD POWER LINES
- EX SEWER
- PROPOSED PAD MOUNT SUBSTATION
- APPROVED COMMUNITY FACILITY BUILDINGS
- ECOLOGICAL PROTECTION ZONE
- T51 TREE EXISTING
- T51 TREE NUMBER
- T51 TREE PROTECTION ZONE
- T51 STRUCTURAL ROOT ZONE
- T51 APPROVED TREES TO BE DEMOLISHED
- T51 PROPOSED TREES TO BE DEMOLISHED
- PROPOSED TREES
- EX. DENSE VEGETATION TO BE RETAINED
- COMMUNITY FACILITY
- COMMUNITY PAVILIONS
- PICKLEBALL COURTS
- GRASSED AREAS
- FOOTPATHS
- GARDEN BED
- PLATFORM
- DRAINAGE BASIN



REV.	DATE	DESCRIPTION	BY
D	26/05/2025	SECTION 4.55 MODIFICATION	TW
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	18/12/2024	SECTION 4.55 MODIFICATION	TW

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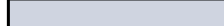
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DA NO.:	0254/24DA	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA
DESIGNED BY:	TW	CLIENT:	INGENIA COMMUNITY HOLDINGS
DRAWN BY:	TW	DRAWING NO:	7241_DA1.3
CHECKED BY:	TW	REVISION:	D
DATE CREATED:	12.09.24		

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	BY
	TW
	TW
	LB
	TW

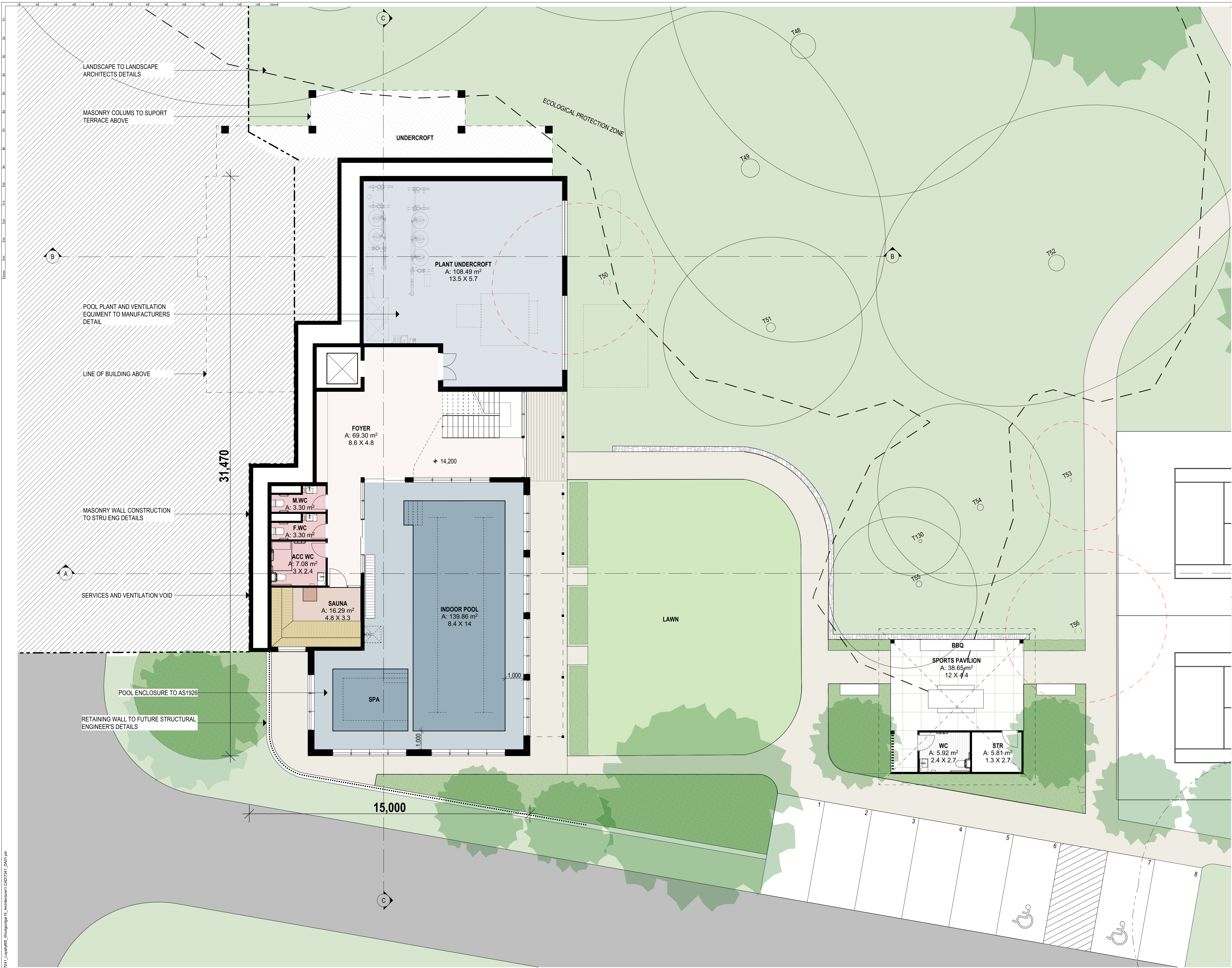
NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

DRAWING TITLE:	PRECINCT PLAN		A1
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
CLIENT:	INGENIA COMMUNITY HOLDINGS	DRAWING NO:	REVISION:
		T241 _DA1.4	D

-  EX. DENSE VEGETATION TO BE RETAINED
-  COMMUNITY FACILITY
-  COMMUNITY PAVILIONS
-  PICKLEBALL COURTS
-  GRASSED AREAS
-  FOOTPATHS
-  GARDEN BED
-  PLATFORM
-  DRAINAGE BASIN



A1



AREA SCHEDULE		
ID	ROOM NAME	AREA (M2)
1	FOYER	69.30
2	INDOOR POOL	139.86
3	PLANT UNDERCROFT	108.49
5	ACC WC	7.08
6	F.WC	3.30
7	M.WC	3.30
8	SAUNA	16.29
9	F. FOYER	52.90
10	COCKTAIL BAR AND LOUNGE	157.79
11	STORE	15.39
12	PTY	4.56
13	KITCHEN	19.86
14	EXTERNAL DINING	65.09
15	COVERED ENTRY	10.89
16	M. WC	12.63
17	AC. WC	5.92
18	CLNR	3.88
19	F. WC	13.40
20	GYM	63.37
21	STUDIO	33.64
22	CONSULT	19.26
		826.20 m ²

LEGEND:

- SITE BOUNDARY
- LOT BOUNDARY
- 16.0

PROPOSED CONTOURS
- EASEMENTS
- W-W-W

EX. WATER SERVICE TO BE REMOVED
- EXP-EXP-EXP

EX. OHP TO BE RELOCATED UNDERGROUND
- T-T-T

EX TELSTRA
- EXP-EXP-EXP

EX OVER HEAD POWER LINES
- S-S-S

EX SEWER
- PROPOSED PAD MOUNT SUBSTATION
- APPROVED COMMUNITY FACILITY BUILDINGS
- ECOLOGICAL PROTECTION ZONE
- T51

TREE EXISTING
- T51

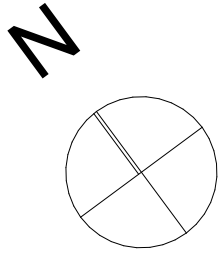
TREE NUMBER
- T51

TREE PROTECTION ZONE
- T51

STRUCTURAL ROOT ZONE
- T51

APPROVED TREES TO BE DEMOLISHED
- T51

PROPOSED TREES TO BE DEMOLISHED
- PROPOSED TREES



REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	7241	DRAWING TITLE:	GA - LOWER GROUND FLOOR		
DA NO.:	0254/24DA	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
DESIGNED BY:	TW	CLIENT:	INGENIA COMMUNITY HOLDINGS		
DRAWN BY:	TW				
CHECKED BY:	TW				
DATE CREATED:	12.09.24				
			DRAWING NO:	7241_DA1.5	REVISION: C

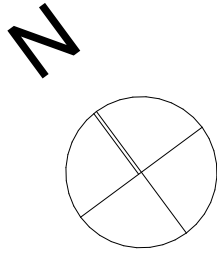


AREA SCHEDULE		
ID	ROOM NAME	AREA (M2)
1	FOYER	69.30
2	INDOOR POOL	139.86
3	PLANT UNDERCROFT	108.49
5	ACC WC	7.08
6	F.WC	3.30
7	M.WC	3.30
8	SAUNA	16.29
9	F. FOYER	52.90
10	COCKTAIL BAR AND LOUNGE	157.79
11	STORE	15.39
12	PTY	4.56
13	KITCHEN	19.86
14	EXTERNAL DINING	65.09
15	COVERED ENTRY	10.89
16	M. WC	12.63
17	AC. WC	5.92
18	CLNR	3.88
19	F. WC	13.40
20	GYM	63.37
21	STUDIO	33.64
22	CONSULT	19.26
		826.20 m²

LEGEND:

- SITE BOUNDARY
- LOT BOUNDARY
- 16.0 PROPOSED CONTOURS
- EASEMENTS
- EX. WATER SERVICE TO BE REMOVED
- EX. OHP TO BE RELOCATED UNDERGROUND
- EX TELSTRA
- EX OVER HEAD POWER LINES
- EX SEWER
- PROPOSED PAD MOUNT SUBSTATION
- APPROVED COMMUNITY FACILITY BUILDINGS
- ECOLOGICAL PROTECTION ZONE

- T51 TREE EXISTING
- T51 TREE NUMBER
- T51 TREE PROTECTION ZONE
- T51 STRUCTURAL ROOT ZONE
- T51 APPROVED TREES TO BE DEMOLISHED
- T51 PROPOSED TREES TO BE DEMOLISHED
- PROPOSED TREES



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REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

SCALE: 1:100@A1
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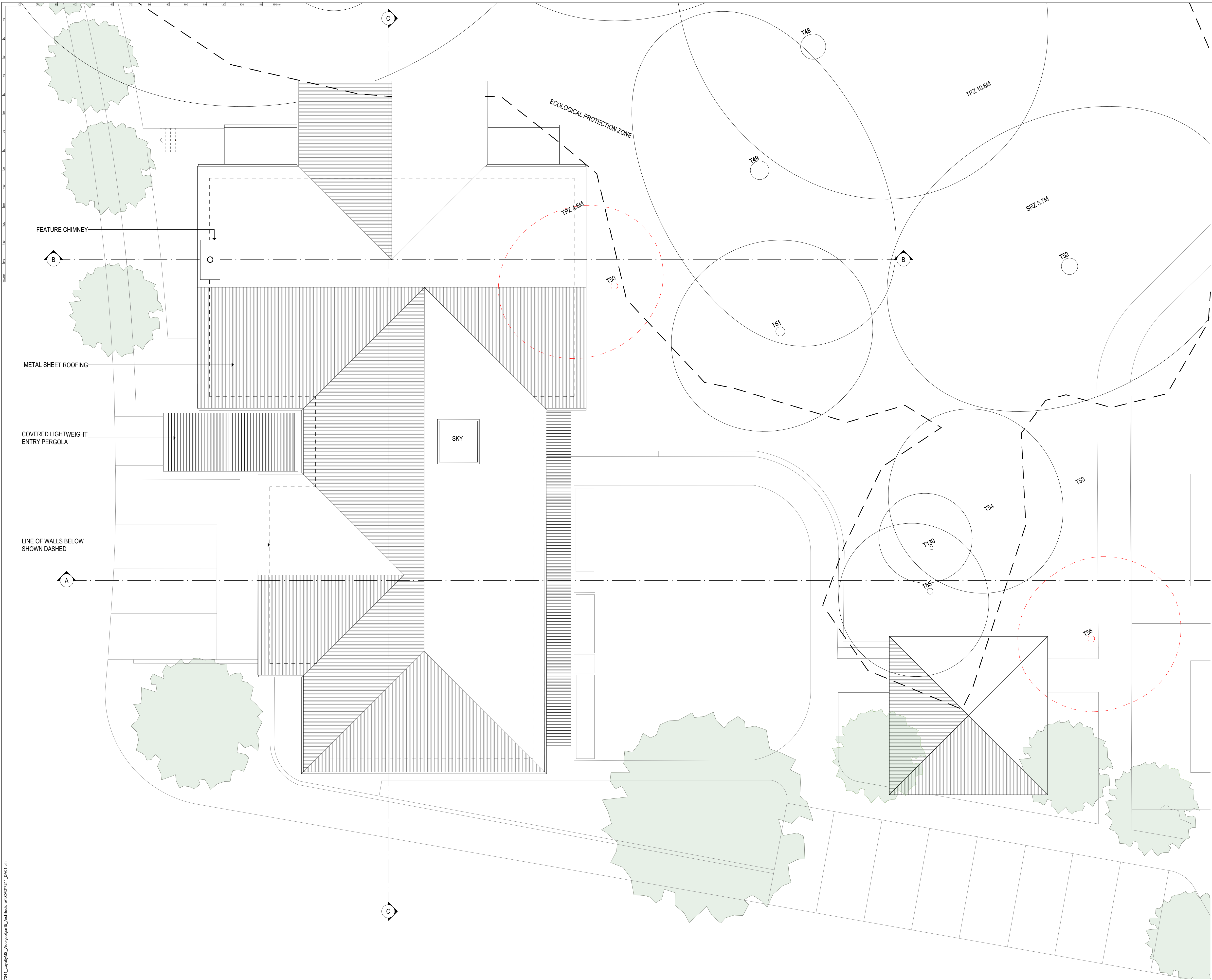
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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	7241	DRAWING TITLE:	GA - GROUND FLOOR		
DA NO.:	0254/24DA	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
DESIGNED BY:	TW	CLIENT:	INGENIA COMMUNITY HOLDINGS		
DRAWN BY:	TW				
CHECKED BY:	TW				
DATE CREATED:	12.09.24				
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SECTION 4.55 MODIFICATION

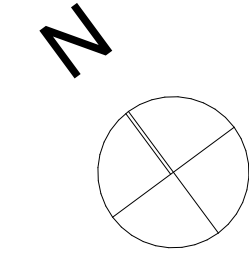
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AREA SCHEDULE		
ID	ROOM NAME	AREA (M2)
1	FOYER	69.30
2	INDOOR POOL	139.86
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		826.20 m ²

LEGEND:

- SITE BOUNDARY
- LOT BOUNDARY
- 16.0 PROPOSED CONTOURS
- EASEMENTS
- EX. WATER SERVICE TO BE REMOVED
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- EX SEWER
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- APPROVED COMMUNITY FACILITY BUILDINGS
- ECOLOGICAL PROTECTION ZONE
- T51 TREE EXISTING
- T51 TREE NUMBER
- T51 TREE PROTECTION ZONE
- T51 STRUCTURAL ROOT ZONE
- T51 APPROVED TREES TO BE DEMOLISHED
- T51 PROPOSED TREES TO BE DEMOLISHED
- PROPOSED TREES

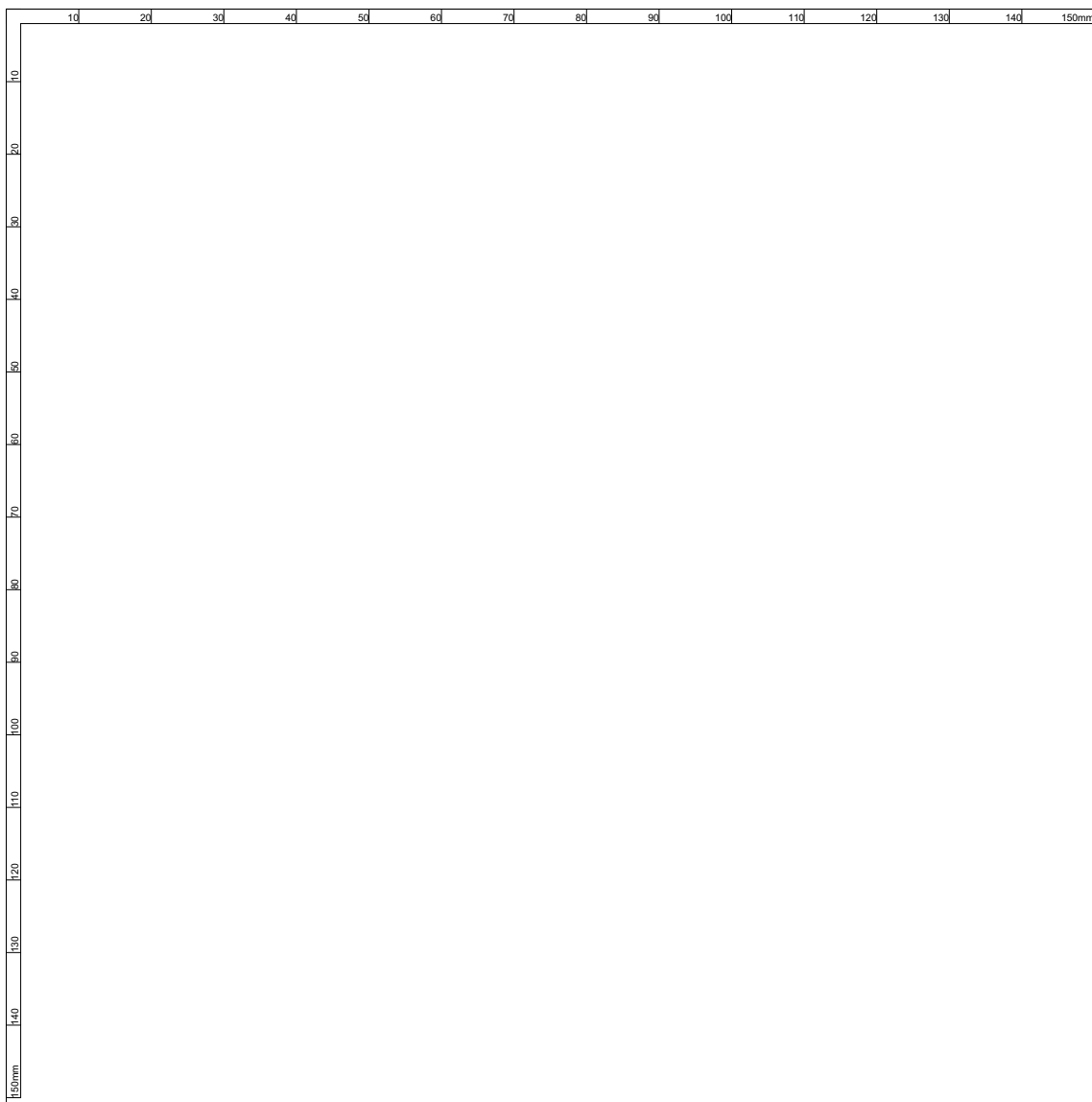


REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD
SCALE: 1:100@A1
(X.XI@A3)
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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	GA - ROOF PLAN	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
CLIENT:	INGENIA COMMUNITY HOLDINGS				
		DRAWING NO:	7241_DA1.7	REVISION:	C



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C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

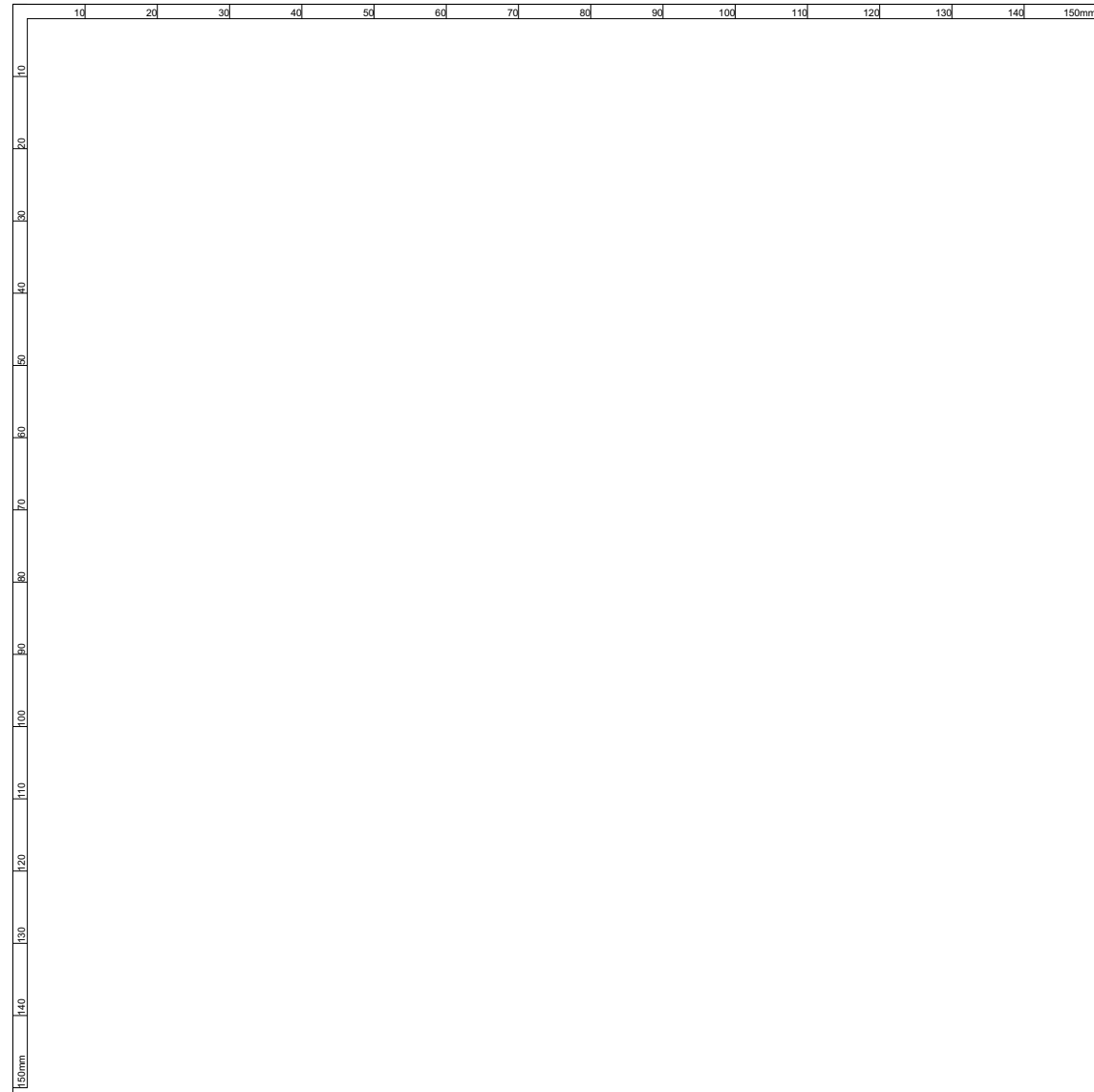
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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	SECTION A
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA
CLIENT:	INGENIA COMMUNITY HOLDINGS
DRAWING NO:	7241_DA1.8
REVISION:	C

SECTION 4.55 MODIFICATION

A1



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REV.	DATE	DESCRIPTION	BY
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B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

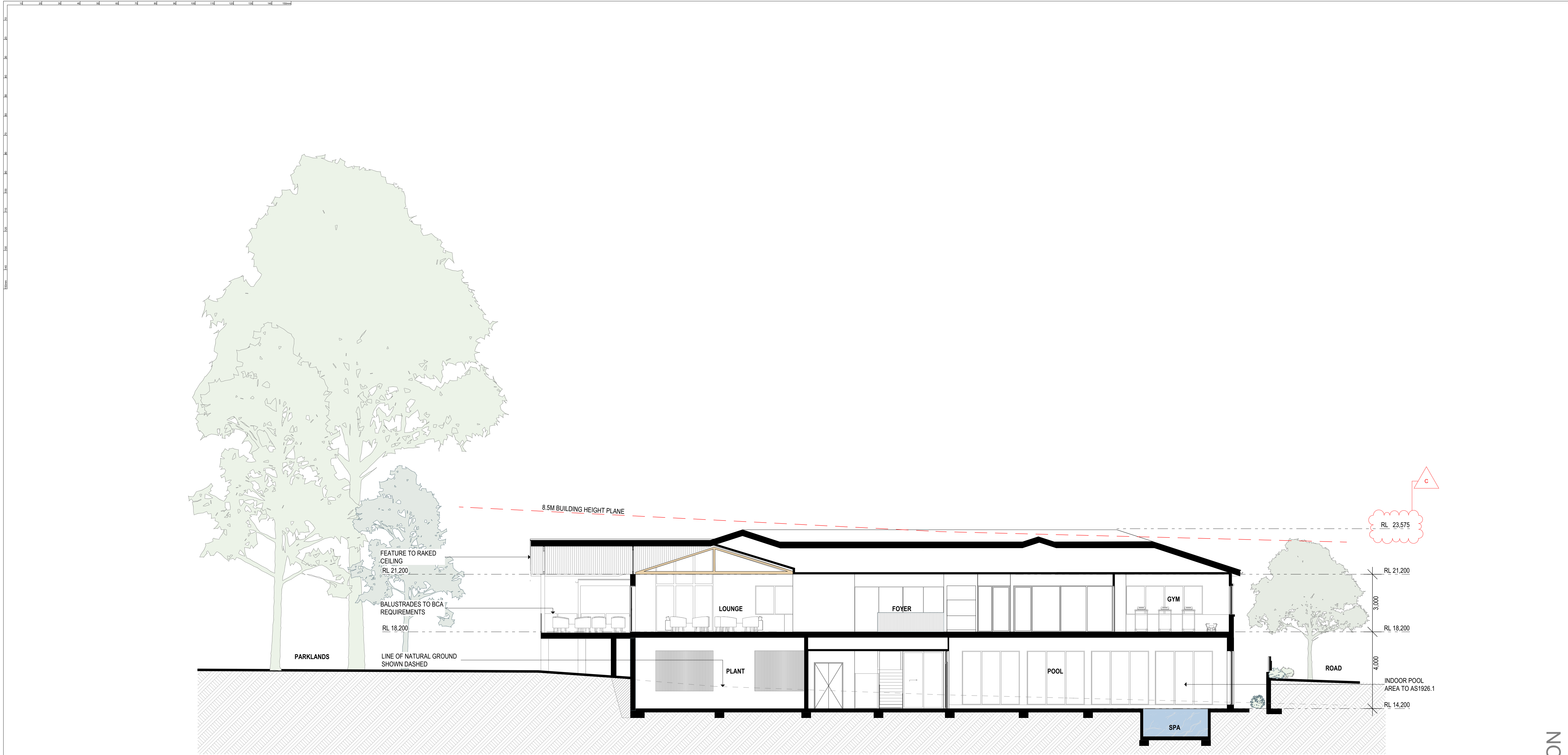
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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	SECTION B
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA
CLIENT:	INGENIA COMMUNITY HOLDINGS
DRAWING NO:	7241_DA1.9
REVISION:	C

SECTION 4.55 MODIFICATION

A1



O:\7241_Loyalty\MS_Visual\part 15_Architectural\DA\7241_DA1.ppt

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REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

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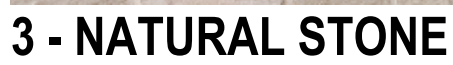
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PROJECT NO:	7241	DRAWING TITLE:	SECTION C
DA NO.:	0254/24DA	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA
DESIGNED BY:	TW	CLIENT:	INGENIA COMMUNITY HOLDINGS
DRAWN BY:	TW		
CHECKED BY:	TW		
DATE CREATED:	12.09.24		
		DRAWING NO:	7241_DA1.10
		REVISION:	C

SECTION 4.55 MODIFICATION

A1



DATE: AHD SCALE: 1:100 @A1
(X,X@A3)

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PROJECT NO:	7241	DRAWING TITLE:	ELEVATIONS SHEET 1			A1
DA NO.:	0254/24DA					
DESIGNED BY:	TW	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA			
DRAWN BY:	TW					
CHECKED BY:	TW					
DATE CREATED:	12/09/24	CLIENT:	INGENIA COMMUNITY HOLDINGS	DRAWING NO:	REVISION:	
				7241_DA1.11	C	



1 - METAL ROOFING



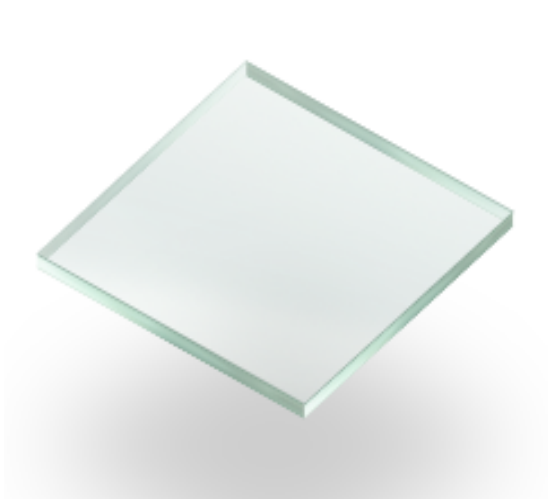
2 - CEMENT RENDER



3 - NATURAL STONE



4 - WEATHERBOARD



5 - CLEAR GLASS



6 - VERTICAL BATTEN

0:7241_LoyaltyNS_Macquarie15_Architectural 2024/7241_DWG.pn

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150 160 170 180 190 200

1500mm

SKYLIGHT INSTALLED TO MANUFACTURERS DETAIL
METAL SHEET ROOF INSTALLED TO MANUFACTURERS DETAIL
8.5M BUILDING HEIGHT PLANE AT ELEVATION
RL 21,200
LIGHTWEIGHT CLADDING INSTALLED TO MANUFACTURERS DETAILS
RL 18,200
FRAMED PERGOLA STRUCTURE
RETAINING WALL TO CIVIL ENGINEERS DETAILS
RL 14,200

RL 24,826
RL 23,575
RL 21,200
BALUSTRADE TO BCA REQUIREMENTS
RL 18,200
BATTEN SCREEN TO PLANT AREA
RL 14,200

EAST ELEVATION

8.5M BUILDING HEIGHT PLANE AT ELEVATION
METAL SHEET ROOFING INSTALLED TO MANUFACTURERS DETAILS RL 21,200
LIGHTWEIGHT CLADDING INSTALLED TO MANUFACTURERS DETAILS RL 18,200
LANDSCAPE TO LANDSCAPE ARCHITECTS DETAIL

FEATURE TIMBER TRUSS TO NORTHERN OUTDOOR TERRACE
RL 24,826
RL 23,575
LIGHTWEIGHT ENTRY PERGOLA BEYOND
RL 21,200
BALUSTRADES TO BCA REQUIREMENTS
RL 18,200

NORTH ELEVATION



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B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

SCALE: 1:100@A1
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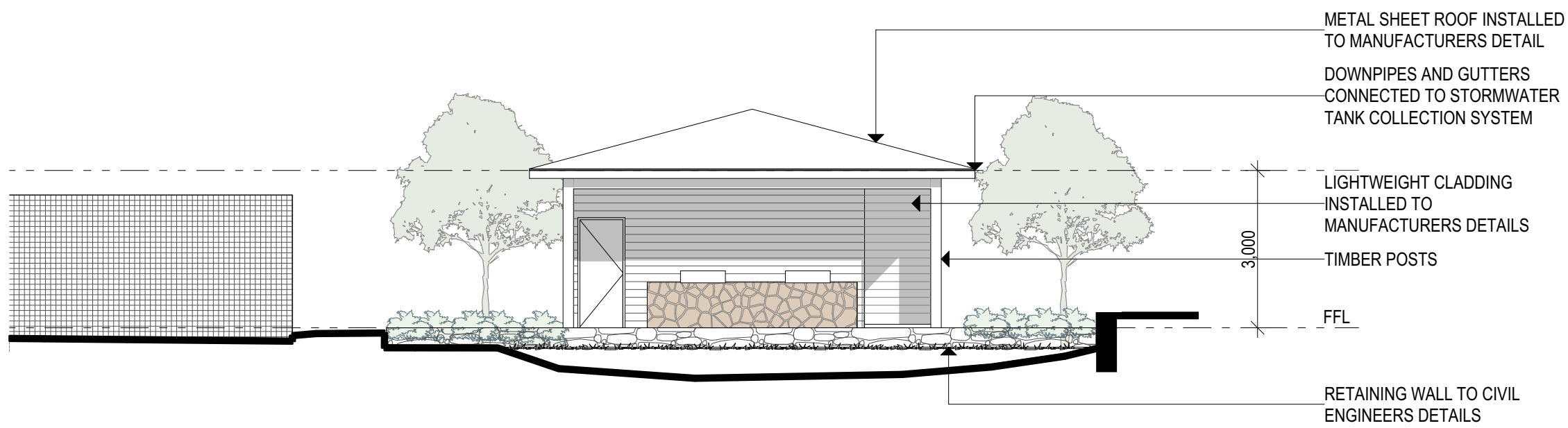
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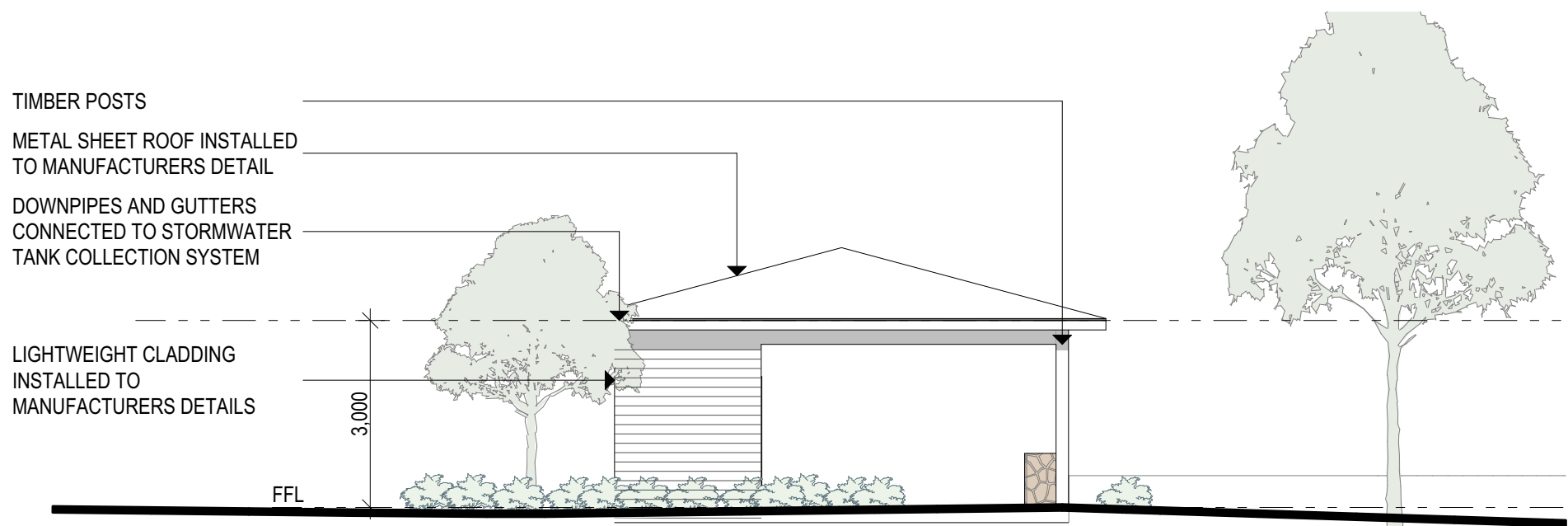
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DA NO.:	0254/24DA	PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA	
DESIGNED BY:	TW	CLIENT:	INGENIA COMMUNITY HOLDINGS	DRAWING NO: 7241 _DA1.12
DRAWN BY:	TW			REVISION: C
CHECKED BY:	TW			
DATE CREATED:	12.09.24			

SECTION 4.55 MODIFICATION

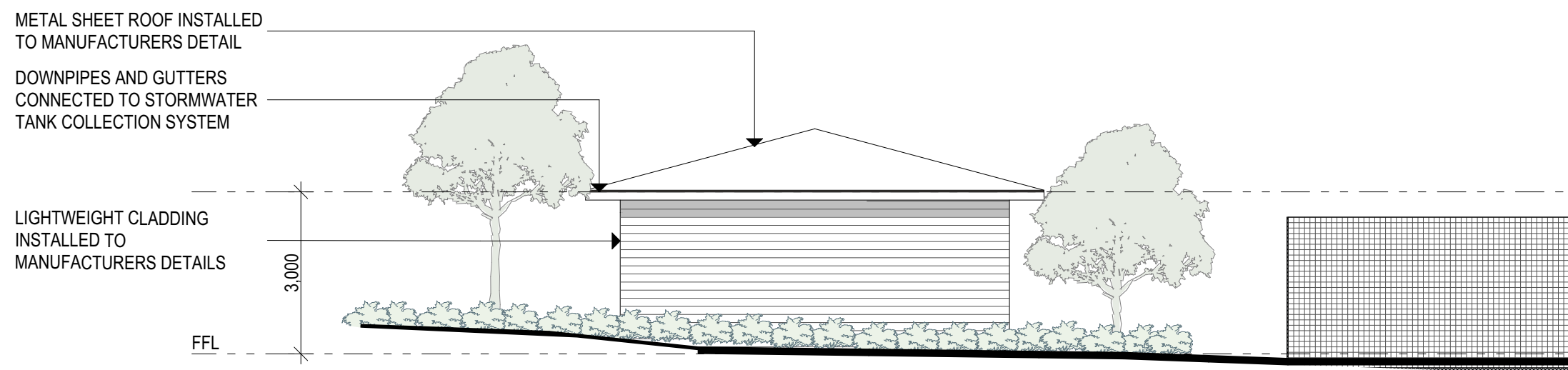
A1



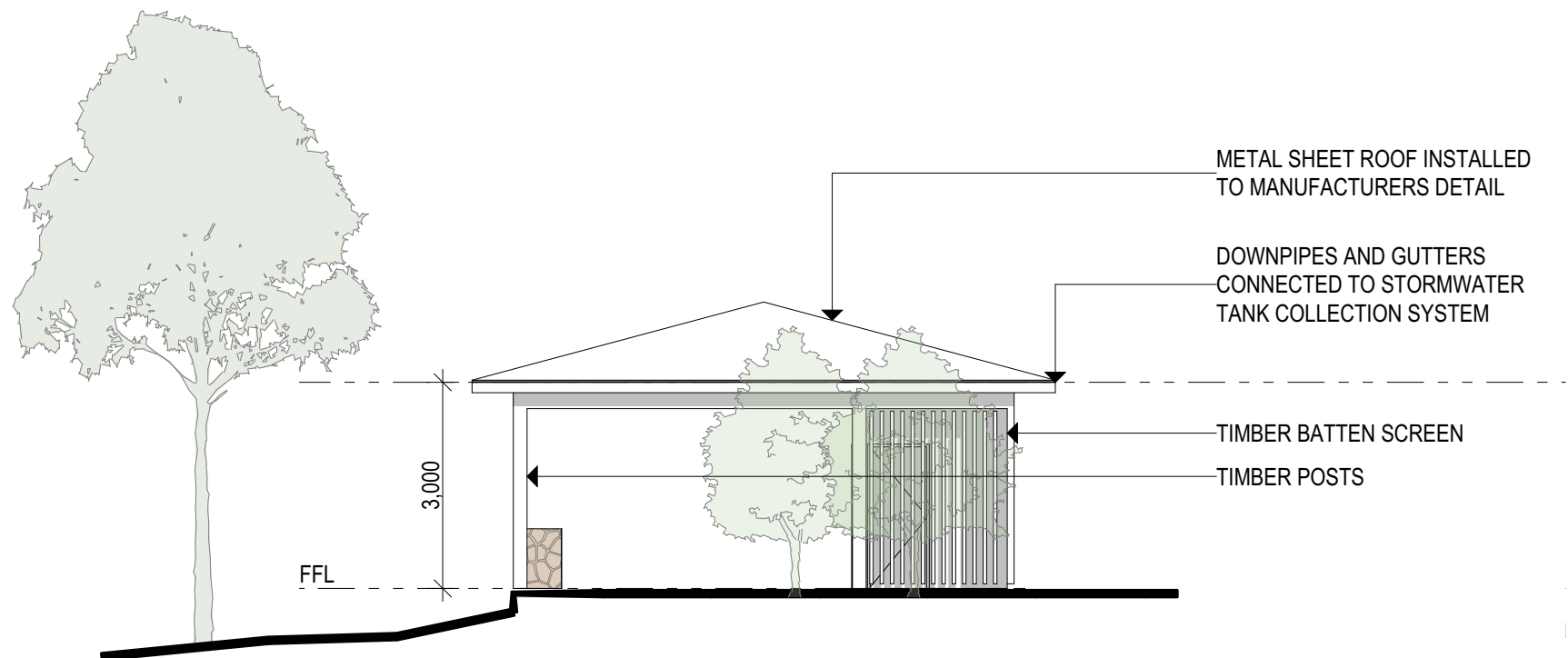
SPORTS PAVILION NORTH ELEVATION



SPORTS PAVILION EAST ELEVATION



SPORTS PAVILION SOUTH ELEVATION



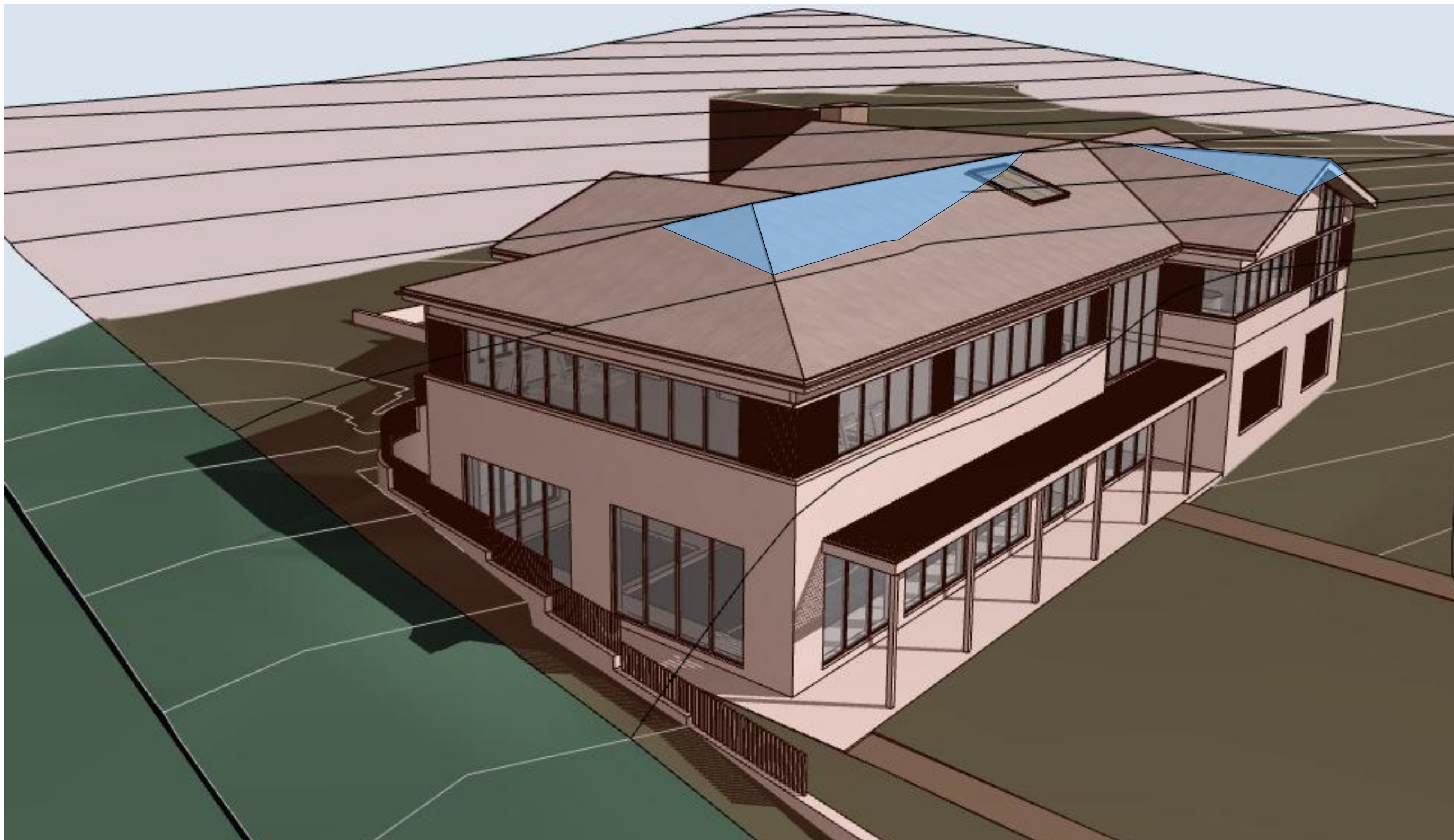
SPORTS PAVILION WEST ELEVATION

O:\7241_Loyalty\MS_Visual\part 15_Architectural\2407241_DWG.dwg

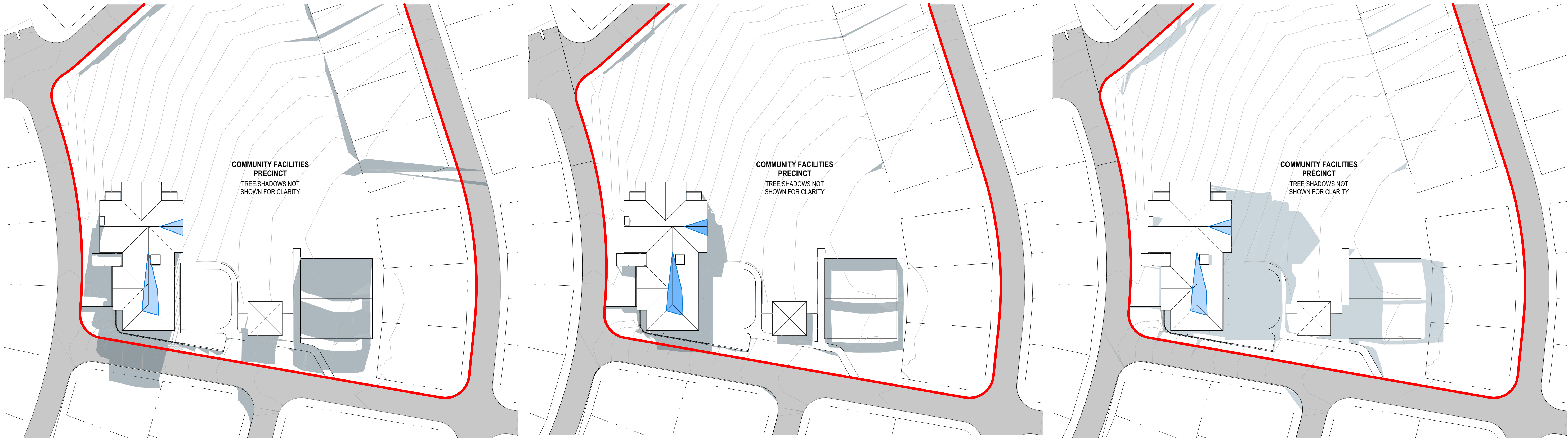
REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	ELEVATIONS - PAVILION	A1
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA	
CLIENT:	INGENIA COMMUNITY HOLDINGS	
	DRAWING NO: 7241 _DA1.13	REVISION: C



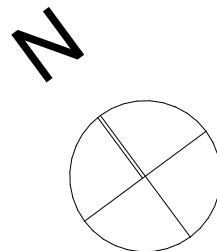
- 8.5 METRE HEIGHT
CONTROL PLANE
- EXTENT OF BUILDING
ABOVE 8.5 METRE HEIGHT
CONTROL PLANE



June 21st 9am

June 21st 12pm

June 21st 3pm



SECTION 4.55 MODIFICATION

O:\7241_LoyaltyNS_Woolgoolga\15_Architectural\DA\7241_DA1.dwg

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B	13/02/2025	SECTION 4.55 MODIFICATION	LB

DATUM: AHD
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(X,X@A3)

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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	SHADOW DIAGRAMS	A1
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA	
CLIENT:	INGENIA COMMUNITY HOLDINGS	
	DRAWING NO: 7241 _DA1.14	REVISION: C



MAIN ENTRANCE



COCKTAIL LOUNGE TERRACE



INDOOR POOL AND LAWN

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REV.	DATE	DESCRIPTION	BY
C	30/04/2025	SECTION 4.55 MODIFICATION	TW
B	13/02/2025	SECTION 4.55 MODIFICATION	LB
A	16/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

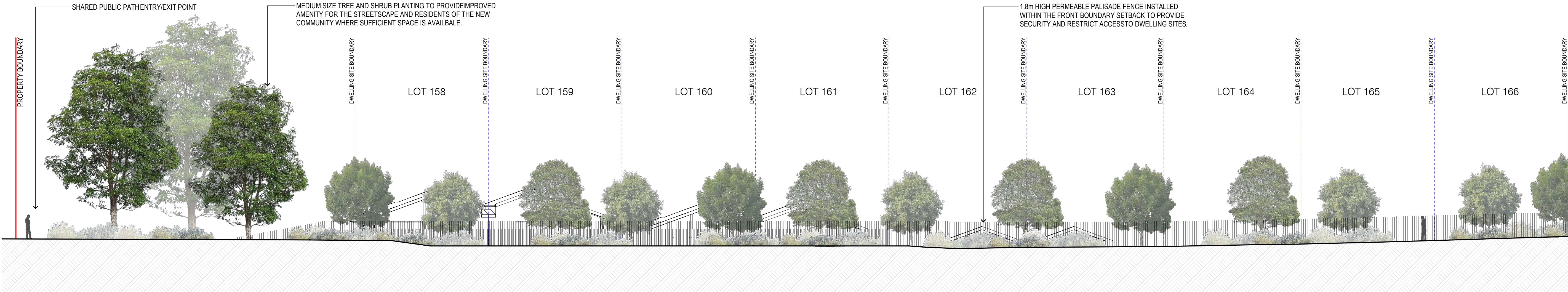
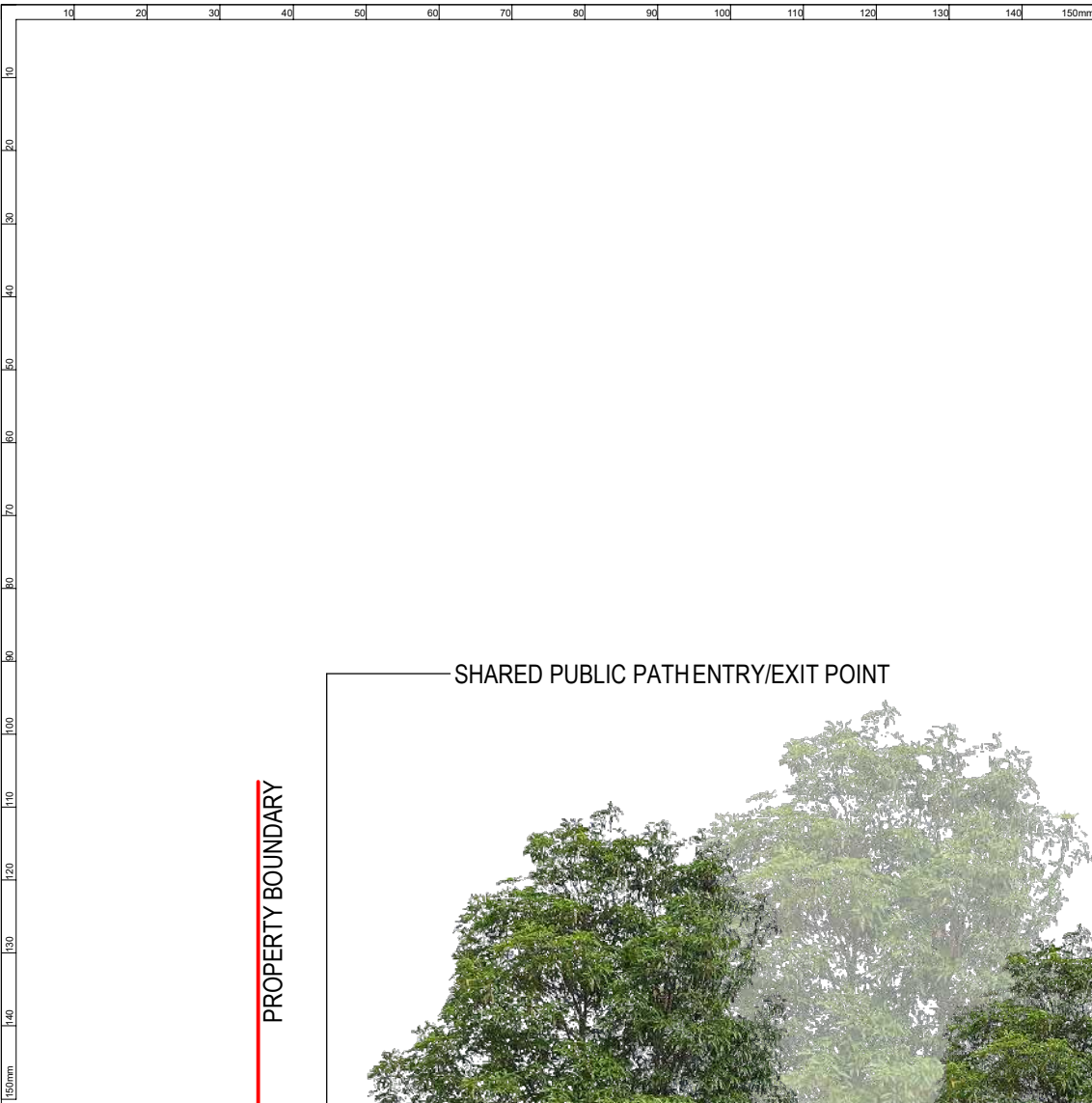
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(X/X@A3)

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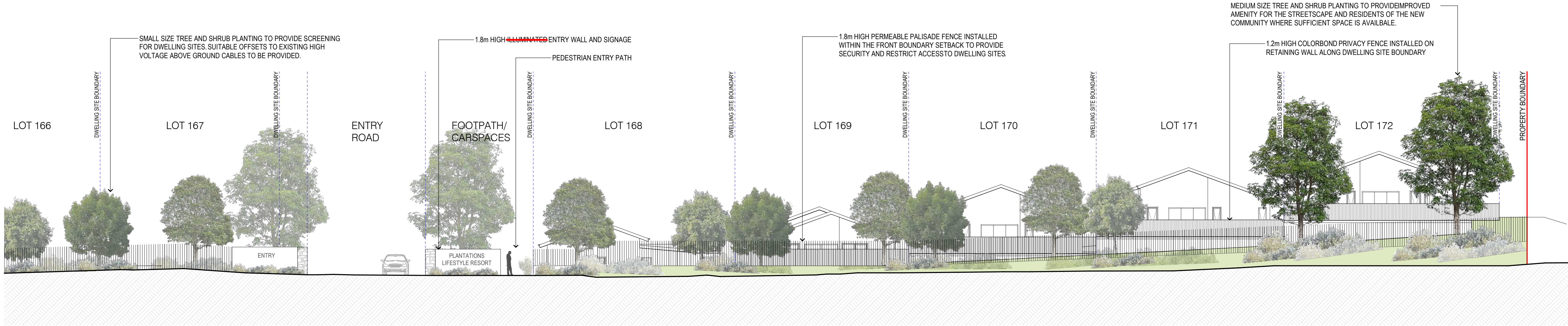
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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	TW
DRAWN BY:	TW
CHECKED BY:	TW
DATE CREATED:	12.09.24

DRAWING TITLE:	PERSPECTIVES		
PROJECT:	PLANTATIONS - INGENIA LOT 11 DP 830936 NEWMANS ROAD, WOOLGOOLGA		
CLIENT:	INGENIA COMMUNITY HOLDINGS	DRAWING NO:	REVISION:
		7241 _DA1.15	C



Indicative Streetscape Elevation for Newmans Road



Indicative Streetscape Elevation for Newmans Road

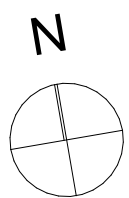
NOTE: DWELLINGS ARE INDICATIVE ONLY AND NOT SUBJECT TO DA CONSENT

C:\Users\kingcampbell\OneDrive\Documents\4.55 DRAWINGS\LANDSCAPE CONCEPT PLANS\03 34.55 Landscape Palisade.pptx

REV.	DATE	DESCRIPTION	BY

PROJECT NO:	7241	DRAWING TITLE:	INDICATIVE NEWMANS ROAD STREETSCAPE ELEVATION			A1
DA NO.:	0254/24DA					
DESIGNED BY:	KW	PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA			
DRAWN BY:	KW					
CHECKED BY:	TW					
DATE CREATED:	13.11.2024					
		CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.		DRAWING NO:	REVISION:
					_DA1.14	

O:\7241_Loyalty\MS_Images\p24_Landscape\1 CAD\SECTION 4.55 DRAWINGS\LANDSCAPE CONCEPT PLAN 003 54.55 Landscape Production.dwg



LEGEND:

- BOUNDARY
- FENCE
- DA APPROVED CLUB HOUSE 0254/24DA
- APZ
- RESIDENTIAL LOTS
- TREES TO BE REMOVED AS PER APPROVED DA APPLICATION
- PROPOSED EXISTING TREE TO BE REMOVED AS PART OF DA MODIFICATION
- EXISTING TREE TO BE RETAINED
- PROPOSED MEDIUM HABITAT TREE (10m TO 12m CANOPY)
- PROPOSED MEDIUM STREET TREE (6m TO 10m CANOPY)
- PROPOSED MEDIUM TREE (6m TO 10m CANOPY)
- PROPOSED SMALL TREE (UP TO 6m CANOPY)
- PROPOSED FOOD FOREST TREE
- GROUNDCOVER / SHRUB PLANTING
- DETENTION BASIN MACROPHYTES
- MULCH ONLY GARDEN BEDS TO TREES PLANTED IN TURF
- TURF
- EXISTING VEGETATION TO BE RETAINED
- CONCRETE PEDESTRIAN PATH
- COMMUNITY FACILITIES
- ROADS
- FEATURE ROAD PAVING
- OPPORTUNITY FOR SHELTER STRUCTURE

KEY DESIGN ELEMENTS:

- THE ENTRY
- COMMUNITY FACILITY PRECINCT
- SOUTH WEST STORMWATER BASIN + SMALL PARK
- NORTH EAST STORMWATER BASIN / LINEAR PARK
- SOUTH EAST PARK AND FOOD FOREST
- NEWMANS ROAD TREE PLANTING IN LINE WITH "COFFS HARBOUR PUBLIC REALM URBAN DESIGN GUIDELINES"
- NATIVE BUSH TUCKER GARDEN AND LOCATION OF REPATRIATED CULTURAL ARTIFACTS FOUND ON SITE
- OPPORTUNITY FOR CULTURALLY APPROPRIATE SCULPTURE
- CENTRAL LANDSCAPE SPINE & RETAINED HABITAT TREE
- CONNECTIONS TO EXISTING COMMUNITY
- CONNECTION TO EXISTING BIKE PATH

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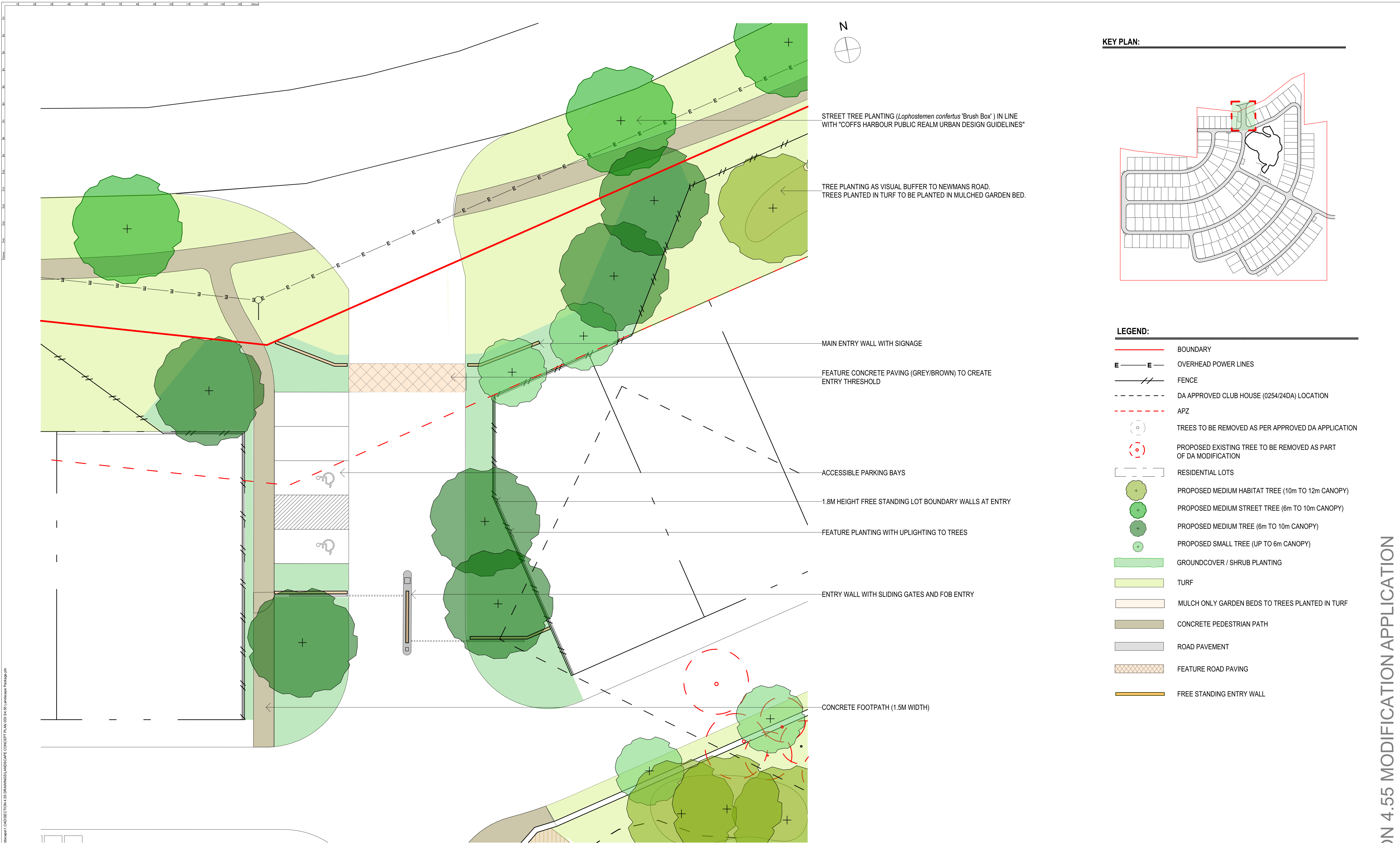
REV.	DATE	DESCRIPTION	BY
B	14/02/2025	SECTION 4.55 MODIFICATION	TW
A	10/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD
SCALE: 1:800 @A1
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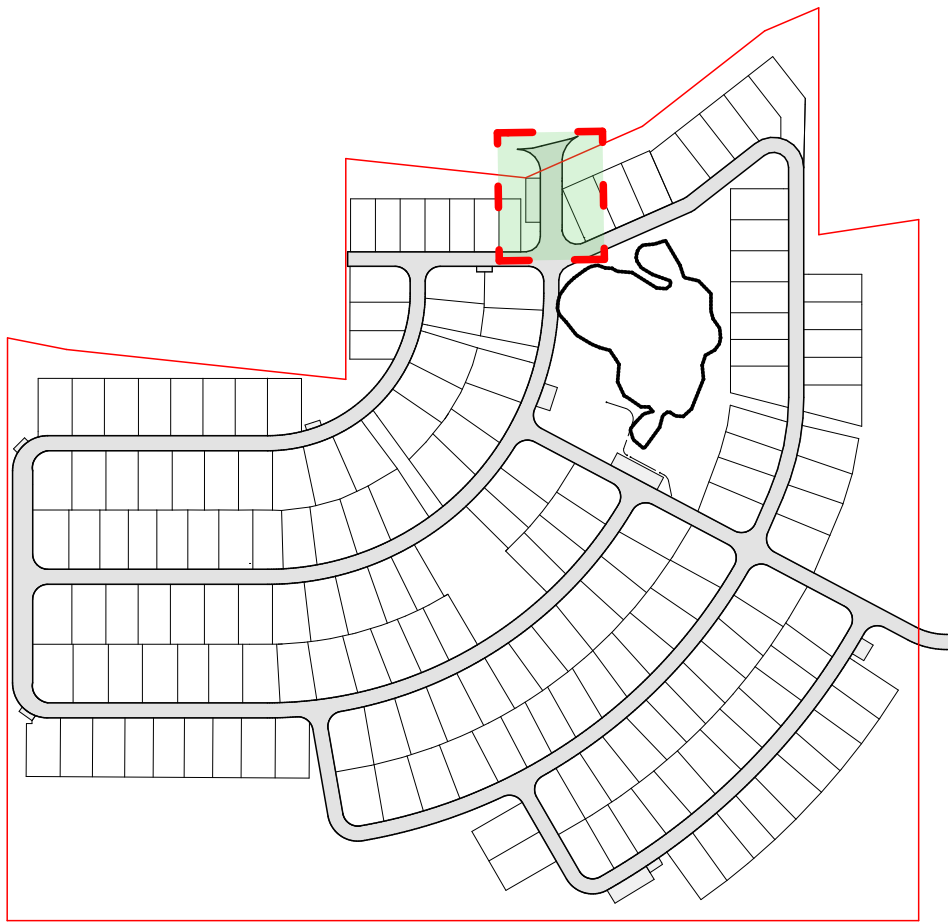
PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	KW
DRAWN BY:	KW
CHECKED BY:	TW
DATE CREATED:	13.11.2024

DRAWING TITLE:	MASTER PLAN - PLANTATIONS
PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA
CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.

DRAWING NO:	REVISION:
_DA1.1	B



KEY PLAN:



LEGEND:

- BOUNDARY
- OVERHEAD POWER LINES
- FENCE
- DA APPROVED CLUB HOUSE (0254/24DA) LOCATION
- APZ
- TREES TO BE REMOVED AS PER APPROVED DA APPLICATION
- PROPOSED EXISTING TREE TO BE REMOVED AS PART OF DA MODIFICATION
- RESIDENTIAL LOTS
- PROPOSED MEDIUM HABITAT TREE (10m TO 12m CANOPY)
- PROPOSED MEDIUM STREET TREE (6m TO 10m CANOPY)
- PROPOSED MEDIUM TREE (6m TO 10m CANOPY)
- PROPOSED SMALL TREE (UP TO 6m CANOPY)
- GROUNDCOVER / SHRUB PLANTING
- TURF
- MULCH ONLY GARDEN BEDS TO TREES PLANTED IN TURF
- CONCRETE PEDESTRIAN PATH
- ROAD PAVEMENT
- FEATURE ROAD PAVING
- FREE STANDING ENTRY WALL

0:7241_LoyaltyMS_Woolgoolga24_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54.55 Landscape Production

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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	KW
DRAWN BY:	KW
CHECKED BY:	TW
DATE CREATED:	13.11.2024

DRAWING TITLE:	THE ENTRY DETAIL PLAN
PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA
CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.
DRAWING NO:	REVISION:
_DA1.2	B

SECTION 4.55 MODIFICATION APPLICATION

A1

0 20 40 60 80 100 120 140 160 180 200

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ROCK GROUPINGS IN PLANTING



CONTRASTING SWATHES OF PLANTING



ROCK CLAD WALLS



Lompostemon confertus 'Brush Box' STREET TREE PLANTING TO NEWMANS ROAD



LAWN AREAS ADJACENT TO STORMWATER BASINS



HARDWOOD TIMBER RAISED LOOKOUT PLATFORM



HARDWOOD TIMBER / CORETEN STEEL WITH FEATURE CONTRASTING WHITE ELEMENTS

017241_LoyaltyMS_Images0242_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54 56 Landscape Production

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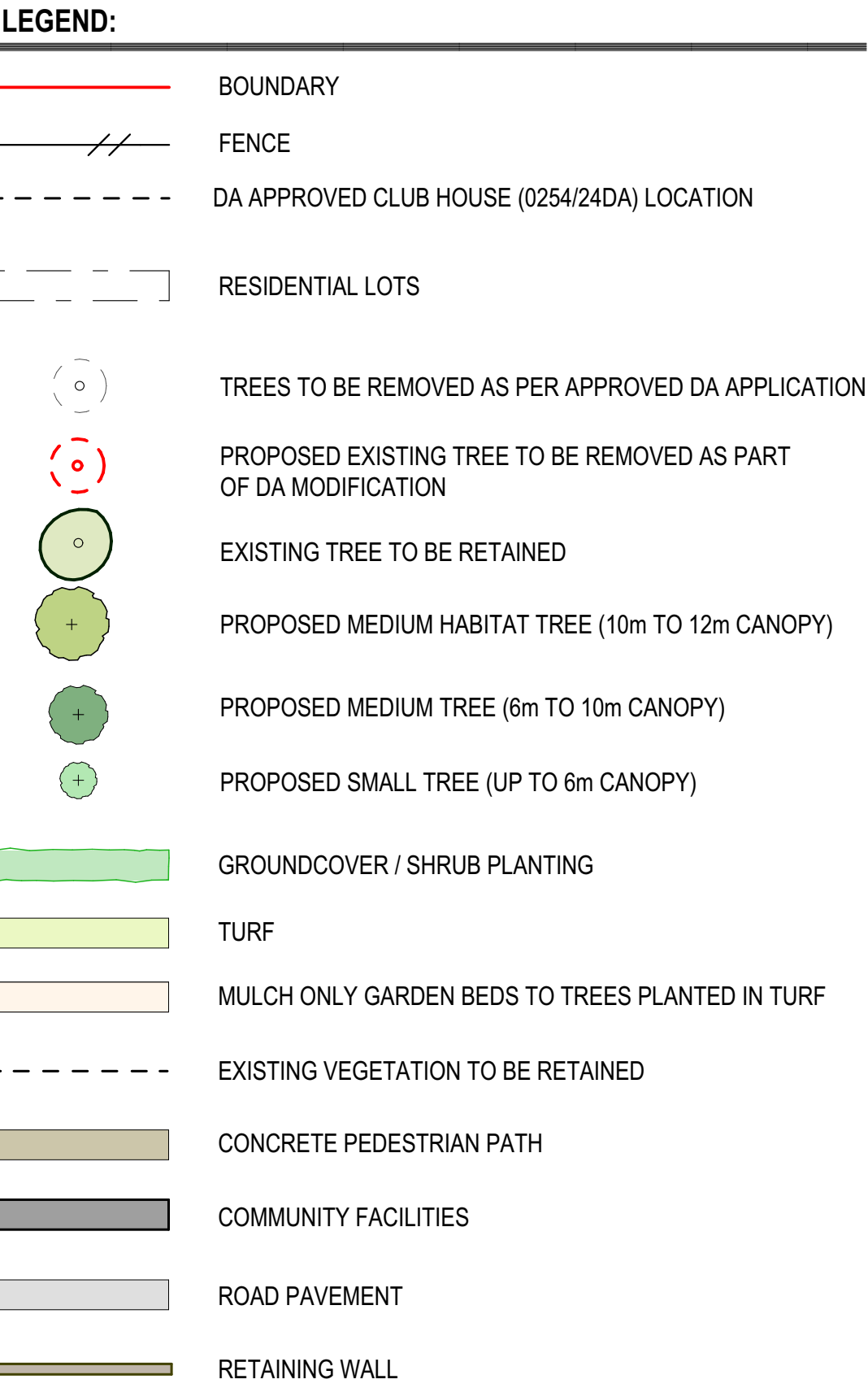
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B	14/02/2025	SECTION 4.55 MODIFICATION	TW
A	10/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD
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PROJECT NO:	7241	DRAWING TITLE:	PRECEDENT IMAGES
DA NO.:	0254/24DA		
DESIGNED BY:	KW	PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA
DRAWN BY:	KW		
CHECKED BY:	TW	CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.
DATE CREATED:	13.11.2024		
		DRAWING NO:	REVISION:
		_DA1.3	B

SECTION 4.55 MODIFICATION APPLICATION

A1





BENCH SEAT WITH ARMRESTS (TIMBER LOOK ALUMINIUM SLATS / WHITE COLOUR POWDER COATED STEEL)



ROCK BOULDER GROUPINGS IN PLANTING AREAS



CORETEN STEEL HANDRAIL WITH FEATURE WHITE POWDER COAT POSTS



FEATURE COLOURED AND EXPOSED AGGREGATE CONCRETE AREAS



HARDWOOD TIMBER PLATFORM LOOK OUT AREAS



FEATURE STONE CLAD FREESTANDING WALL

0:17241_LoyaltyMS_Website2024_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54 56 Landscape Production

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A	10/12/2024	SECTION 4.55 MODIFICATION	TW

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PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	KW
DRAWN BY:	KW
CHECKED BY:	TW
DATE CREATED:	13.11.2024

DRAWING TITLE:

INDICATIVE MATERIAL IMAGES

PROJECT:

PLANTATIONS LIFESTYLE RESORT EXPANSION
LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA

CLIENT:

INA - PLANTATIONS DEVELOPMENT PTY. LTD.

DRAWING NO:

_DA1.5

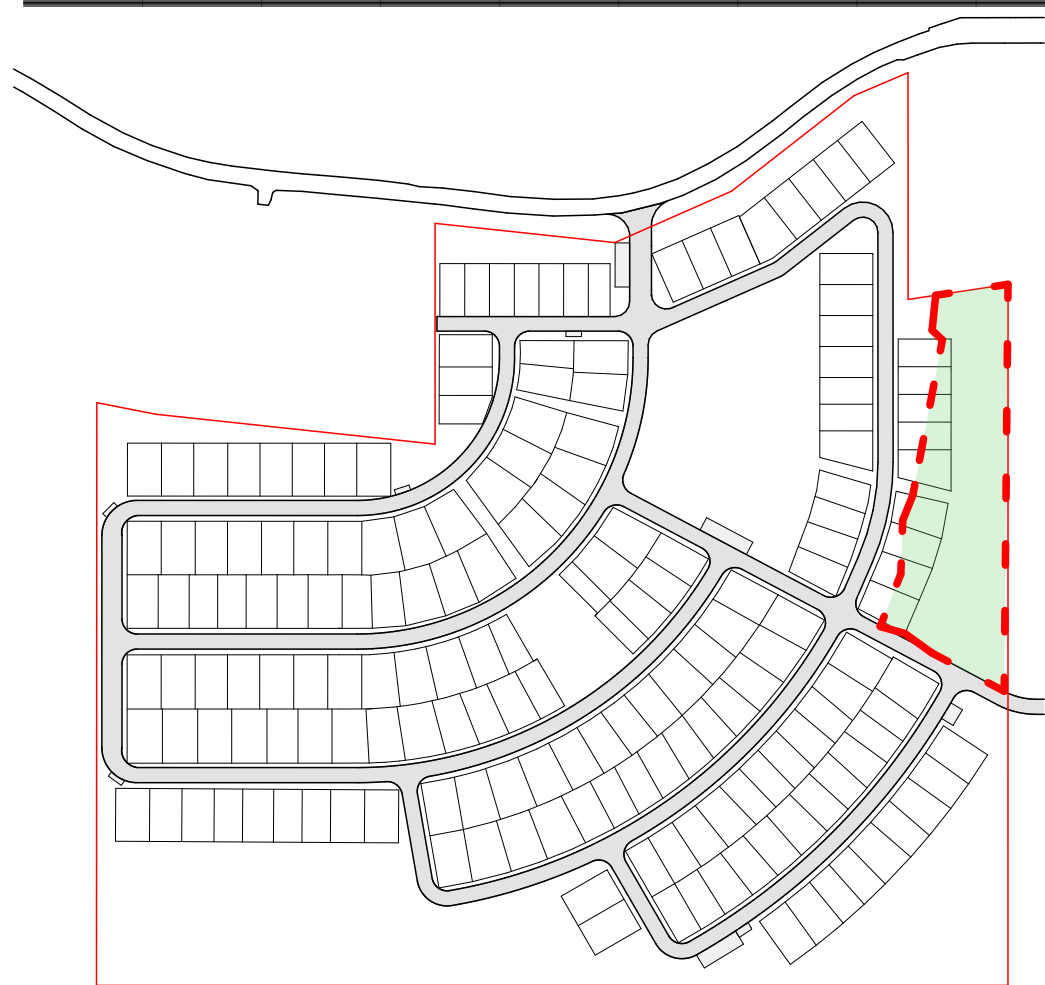
REVISION:

B





KEY PLAN:



LEGEND:

- BOUNDARY
- RESIDENTIAL LOTS
- TREES TO BE REMOVED AS PER APPROVED DA APPLICATION
- PROPOSED EXISTING TREE TO BE REMOVED AS PART OF DA MODIFICATION
- PROPOSED MEDIUM HABITAT TREE (10m TO 12m CANOPY)
- PROPOSED MEDIUM TREE (6m TO 10m CANOPY)
- PROPOSED SMALL TREE (UP TO 6m CANOPY)
- GROUNDCOVER / SHRUB PLANTING
- DETENTION BASIN MACROPHYTES
- TURF
- MULCH ONLY GARDEN BEDS TO TREES PLANTED IN TURF
- CONCRETE PEDESTRIAN PATH
- ROAD PAVEMENT

ACCESS PATH WITH STAIRS TO CONNECT TO COMMUNITY FACILITIES PRECINCT

2.5M WIDE SHARED PEDESTIAN / BIKE PATH

TURF BATTERS - AREAS OF 1:5 GRADE TO IMPROVE ACCESS TO BASIN AND ALLOW MULTIPLE EXIT POINTS IN THE EVENT OF A FLOOD

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REV.	DATE	DESCRIPTION	BY
B	14/02/2025	SECTION 4.55 MODIFICATION	TW
A	10/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

SCALE: 1:200 @A1

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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	7241
DA NO.:	0254/24DA
DESIGNED BY:	KW
DRAWN BY:	KW
CHECKED BY:	TW
DATE CREATED:	13.11.2024

DRAWING TITLE: NORTH EAST PARK DETAIL PLAN

PROJECT: PLANTATIONS LIFESTYLE RESORT EXPANSION
LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA

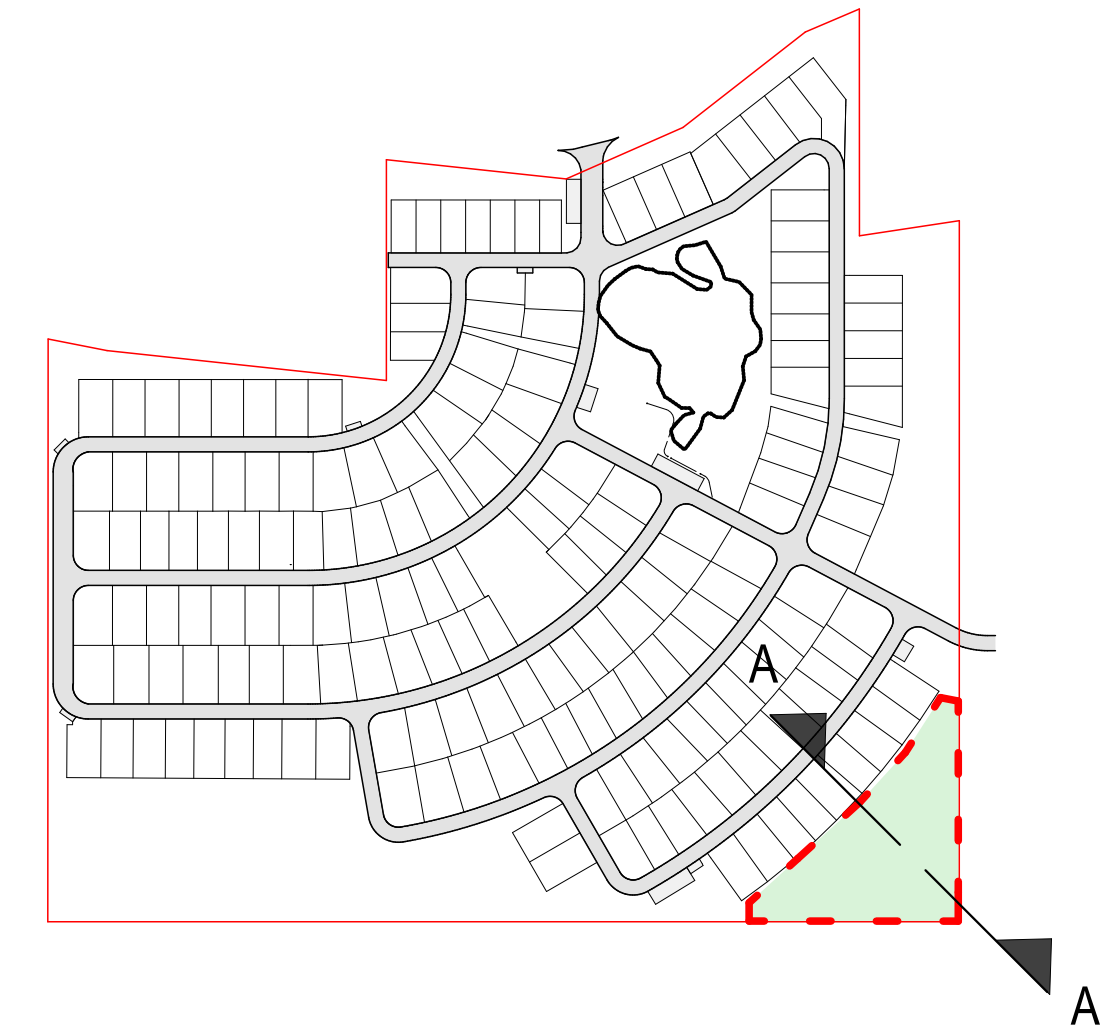
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_DA1.7

A1

SECTION 4.55 MODIFICATION APPLICATION





REV.	DATE	DESCRIPTION	BY	DATUM: AHD	SCALE: 1:150 @A1	PROJECT NO.:	7241	DRAWING TITLE:	SOUTH EAST PARK SECTION			A1	
B	14/02/2025	SECTION 4.55 MODIFICATION	TW			DA NO.:	0254/24DA						
A	10/12/2024	SECTION 4.55 MODIFICATION	TW			DESIGNED BY:	KW						
						DRAWN BY:	KW						
						CHECKED BY:	TW						
						DATE CREATED:	13.11.2024						
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						DRAWING NO:				REVISION:			
						_DA1.9				B			



Archontophoenix cunninghamiana
'Bangalow Palm'



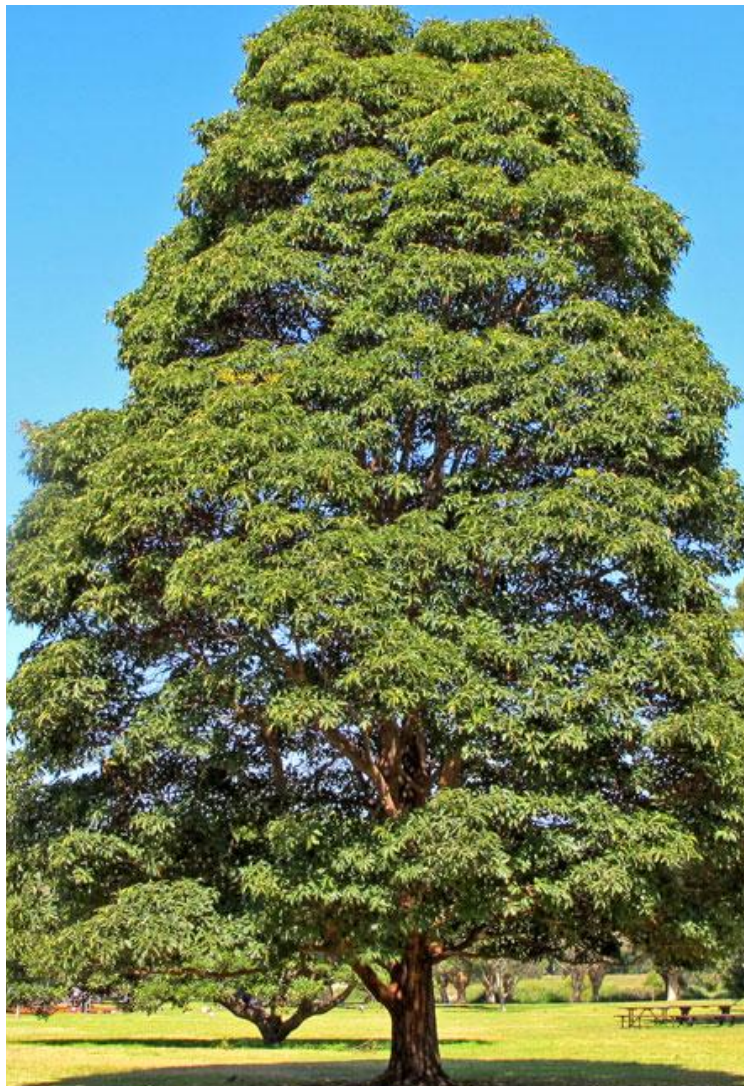
Tristaniopsis laurina 'Luscious'



Cupaniopsis anacardioides 'Tuckeroo'



Brachychiton acerifolius 'Illawarra Flame Tree'



Lophostemon confertus 'Brush box'



Stenocarpus sinuatus 'Firewheel Tree'



Magnolia grandiflora 'Teddy Bear'



Raphiolepis 'Oriental Pearl'



Ceratopetalum gummiferum NSW
Christmas Bush



Westringia 'Jervis Gem'



Ilex crenata 'Compacta'



Euonymus japonicus 'White Spire'



Gardenia augusta



Correa alba



Lomandra longifolia 'White
Sands'



Lomandra longifolia



Dianella caerulea 'Cassa blue'



Hymenocallis littoralis 'Spider Lily'



Ophiopogon japonicus 'Mondo Grass'



Lomandra longifolia 'Katrinus'



Philodendron xanadu

017241_Loyall&S_Miscellaneous24_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54 55 Landscape Production

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NOMINATED ARCHITECT: NIGEL SWIFT - NSW ARB No 7025 & TRENT WALSH - NSW ARB No 10388

PROJECT NO:	T241	DRAWING TITLE:	INDICATIVE PLANTING PALETTE - COMMUNITY BUILDING PRECINCT		
DA NO.:	0254/24DA	PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA		
DESIGNED BY:	KW	CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.	DRAWING NO:	REVISION:
DRAWN BY:	KW			_DA1.10	B
CHECKED BY:	TW				
DATE CREATED:	13.11.2024				



Melaleuca quinquenervia 'Broad Leafed Paperbark'



Tristaniopsis laurina 'Luscious'



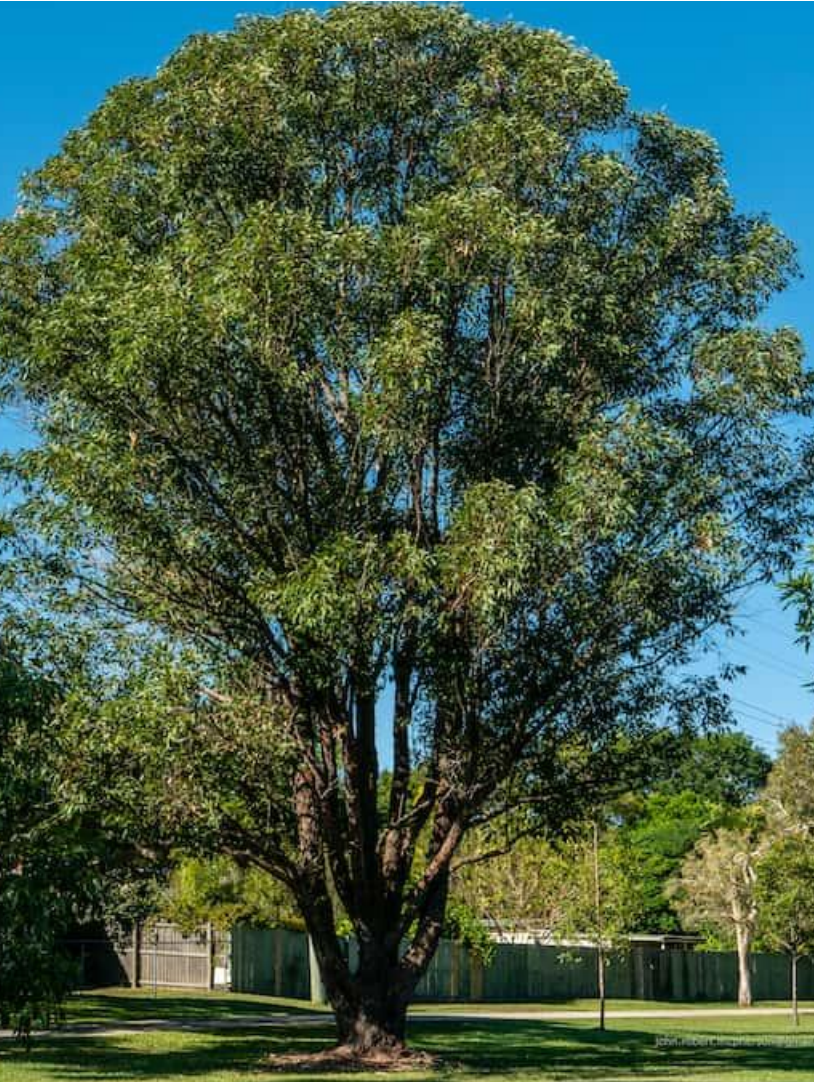
Cupaniopsis anacardioides 'Tuckeroo'



Citrus x limon 'Lemon Tree'



Macadamia tetraphylla 'Macadamia Tree'



Eucalyptus robusta 'Swamp Mahogany'



Banksia robur 'Swamp Banksia'



Raphiolepis 'Oriental Pearl'



Correa glabra 'Ivory lantern'



Callistemon viminalis 'Little John'



Myoporum parvifolium



Telopea speciosissima 'Rock rose'



Bursaria spinosa 'Sweet bursaria'



Lomandra longifolia 'White Sands'



Lomandra longifolia



Lomandra longifolia 'Katrinus'



Doryanthes excelsa 'Gynea lily'



Lomandra longifolia 'Little lime'



Crinum pedunculatum 'Swamp Lily'



Lomandra longifolia 'Artic Frost'



Dianella caerulea 'Cassa blue'

017241_Loyall/King_Macquarie24_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54 55 Landscape Production

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PROJECT NO:	T241
DA NO.:	0254/24DA
DESIGNED BY:	KW
DRAWN BY:	KW
CHECKED BY:	TW
DATE CREATED:	13.11.2024

DRAWING TITLE:

INDICATIVE PLANTING PALETTE - SITE OPEN SPACE AREAS

PROJECT:

PLANTATIONS LIFESTYLE RESORT EXPANSION
LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA

CLIENT:

INA - PLANTATIONS DEVELOPMENT PTY. LTD.

DRAWING NO:

_DA1.11

REVISION:

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SECTION 4.55 MODIFICATION APPLICATION

A1

Northern Turpentine Brush Box Wet Forest Ecology Type Planting Palette
(Re-establishment of Existing Vegetation Community on Upper Slope)

Botanical Name	Common Name	Size	Notes
Trees			
<i>Syncarpia glomulifera</i>	Turpentine	20-40m	
<i>Lophostemon confertus</i>	Brushbox	15-30m	
<i>Cupaniopsis anacardioides</i>	Tuckeroo	6 - 8m	
<i>Acacia melanoxylon</i>	Blackwood	15-30m	
<i>Corymdia maculata</i>	Spotted gum	45m	
<i>Archontophoenix cunninghamiana</i>	Bangalow palm	25m	
<i>Melaleuca quinquenervia</i>	Broad leaved paperbark	20m	
<i>Synoum grandulosum</i>	Scentless rosewood	7m	
Strappy Plants/Grasses			
<i>Lomandra longifolia</i> 'Katrinus'	Mat Rush	600mm	
<i>Lomandra fluviatilis</i> 'Shara'	Mat Rush	600mm	
<i>Ficinia nodosa</i>	Knotted Club Rush	800mm	
<i>Alocasia brisbanensis</i>	Cunjevoi lily	800mm	
<i>Alpinia caerulea</i>	Small leaved native ginger	800mm	
<i>Crinum pedunculatum</i>	Crinum lily	800mm	
<i>Lomandra longifolia</i>	Spiny-head mat rush	800mm	
Groundcover			
<i>Hardenbergia violacea</i>	Purple Coral Pea	200-800mm	
<i>Dianella caerulea</i>	Blue Flax Lily	1.2m	
<i>Hardenbergia violacea</i>	Native sarsaparilla	200mm	
<i>Hibbertia scandens</i>	Guinea flower	200mm	
<i>Oxothamnus diosmifolius</i>	Rice Flower	1m	
<i>Hovea acutifolia</i>	Narrow leaved hovea	1.5m	

Shrubs			
<i>Acacia longissimi</i>	Long Leaf Wattle	3-10m	
<i>Breynia oblongifolia</i>	Coffee Bush	2-5m	
<i>Wilkea huegeliana</i>	Veiny Wilkea	5-10m	
<i>Telopea speciosissima</i>	Rock Rose	1.5m	
<i>Acacia falcata</i>	Sickle wattle	5m	
<i>Acacia fimbriata</i>	Fringed wattle	7m	
<i>Acacia irrorata</i>	Green wattle	6-20m	
<i>Acacia melanoxylon</i>	Blackwood	6-20m	
<i>Acronychia oblongifolia</i>	White aspen	8m	
<i>Austromyrtus dulcis</i>	Midyim berry	1m	
<i>Baeckea</i> Clarence River	Clarence River Baeckea	2m	
<i>Banksia integrifolia</i>	Coastal banksia	5-15m	
<i>Dodonaea triquetra</i>	Hop bush	4m	
<i>Guioa semiglauca</i>	Guioa	6m	
<i>Hymenosporum flavum</i> 'Gold Nugget'	Native frangipani	4 -15m	
<i>Jagera pseudorhus</i>	Foam bark	5 - 15m	
<i>Pittosporum revolutum</i>	Rough fruit pittosporum	3m	
<i>Sysygium australe</i>	Shrub cherry	5 - 6m	
<i>Hibiscus diversifolius</i>	Swamp hibiscus	1.2 - 2m	
<i>Wikstroemia indica</i>	Tie bush	1-2m	

Community Building Precinct Planting Palette

Trees			
<i>Archontophoenix cunninghamianan</i>	Bangalow Palm	10-25m	
<i>Waterhousea floribunda</i>	Weeping Lily Pilly	10-15m	
<i>Cupaniopsis anacardioides</i>	Tuckeroo	10-15m	
<i>Magnolia gradiflora</i> 'Teddy Bear'	Teddy Bear Magnolia	2-3m	
<i>Lophostemon confertus</i>	Brush box	15-30m	
<i>Brachychiton acerifolius</i>	Illawarra Flame Tree	30m	
<i>Tristaniopsis laurina</i> 'Luscious'	Luscious Water Gum	5-15m	
<i>Stenocarpus sinuatus</i>	Firewheel Tree	30m	
<i>Telopea speciosissima</i>	Rock Rose	1.5m	
<i>Banksia robur</i>	Swamp banksia	2m	
Strappy Plants			
<i>Dianella caerulea</i> 'Cassa Blue'	Cassa Blue	1m	
<i>Philodendron xanadu</i>	Xanadu	0.5-1m	
<i>Doryanthes excelsa</i>	Gymea Lily	2m	
<i>Hymenocallis littoralis</i> 'Spider Lily'	Spider Lily	1m	
<i>Lomandra longifolia</i> 'Katrinus'	Matt Rush	700mm	
<i>Lomandra longifolia</i> 'White sands'	Matt Rush	600mm	
<i>Lomandra longifolia</i> 'Little Lime'	Matt Rush	500mm	
Groundcover			
<i>Gardenia augusta</i>	Gardenia	1-2m	
<i>Trachelospermum jasminoides</i>	Star Jasmine	2-4m	
<i>Ozothamnus diosmifolius</i>	Rice Flower	1.5m	
<i>Trachelospermum Jasminodies</i> 'Tricolour'	Tricolour Star Jasmine	400mm	
<i>Ophiopogon japonicus</i>	Mondo Grass	150mm	
<i>Myoporum parvifolium</i>	Creeping Boobialla	100mm	

Shrubs			
<i>Acmena smithii</i> 'Minor'	Dwarf Lilly Pilly	3m	
<i>Hibiscus tiliaceus</i> ' Rubra'	Native Hibiscus	4-10m	
<i>Ilex crenata</i> 'Compacta'	Japanese Holly	1–1.5m	
<i>Correa alba</i> ' White Correa'	Correa	300mm	
<i>Westringia</i> 'Jervis Gem'	Westringia	600mm - 1m	
<i>Euonymus japonicus</i> 'White Spire'	Japanese Euonymus	1–1.5m	
<i>Raphiolepis</i> 'Oriental Pearl'	Oriental Pearl	1m	
<i>Callistemon</i> 'Little John'	Little John	1m	
<i>Ceratopetalum gummiferum</i>	NSW Christmas Bush	2-5m	
<i>Atriplex nummularia</i>	Old Man Saltbush	1.5m	
<i>Westringia fruticosa</i>	Coastal Rosemary	1.5m	
<i>Bursaria spinosa</i>	Sweet Bursaria	1.5m	
<i>Correa glabra</i> 'Ivory Lantern'	Dwarf Correa	0.5–1m	
<i>Grevillea lanigera</i>	Woolly Grevillea	0.5–1.5m	
<i>Gardenia augusta</i>	Gardenia	600mm	

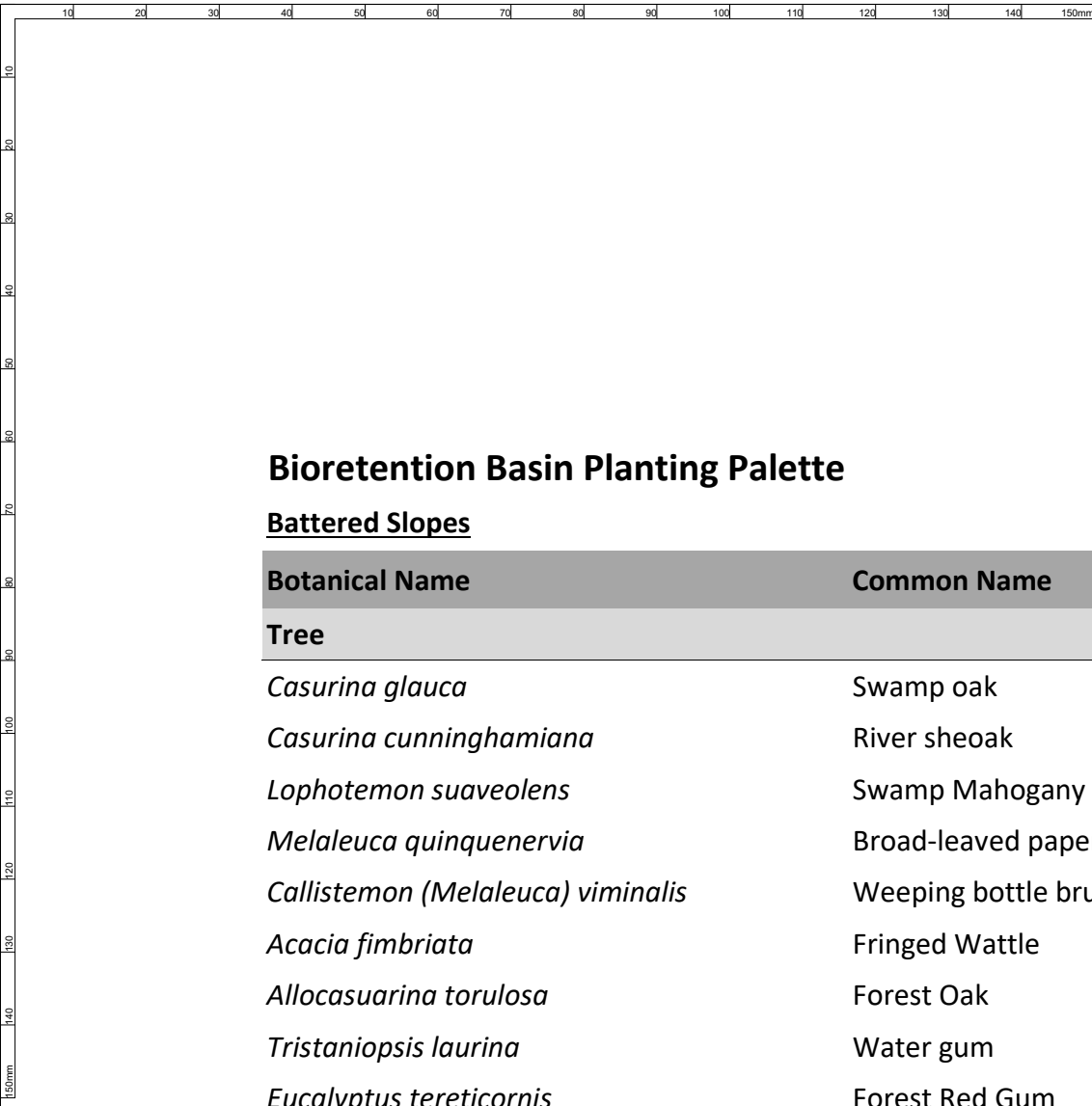
Northern Lowland Swamp Turpentine Paperbark Forest Ecology Type Planting Palette
(Native Vegetation Adjacent to Detention Basin 1 and Woolgoolga Creek)

Botanical Name	Common Name	Height
Trees		
<i>Glochidion ferdinandi</i>	Cheese Tree	15m
<i>Allocasuarina equisetifolia</i>	Horse Tail She Oak	8 - 10m
<i>Lophostemon suaveolens</i>	Swamp turpentine	10-20m
<i>Cupaniopsis anacardioides</i>	Tuckeroo	6 - 8m
<i>Allocasuarina littoralis</i>	Black She Oak	7-8m
<i>Melaleuca quinquenervia</i>	Broad leaved paperbark	8-15m
<i>Melaleuca leucadendra</i>	Weeping paperbark	10-15m
<i>Casurina glauca</i>	Swamp She-oak	8-20m
<i>Tristaniopsis laurina</i>	Water Gum	5-15m
<i>Tristaniopsis laurina</i> 'Luscious'	Luscious Water Gum	8m
<i>Corymdia maculata</i>	Spotted gum	45m
<i>Eucalyptus microcorys</i>	Tallowwood	25-60m
<i>Eucalyptus tereticornis</i>	Forest Red Gum	20-50m
<i>Lophosfemon confertus</i>	Brush box	40m
<i>Ficus coronata</i>	Sandpaper fig	6-12m
<i>Ficus macrophylla</i>	Fig large leaf	15-35m
<i>Allocasuarina torulosa</i>	Forest oak	15m
<i>Casuarina cunninghamiana</i>	River she-oak	20-35m
Native Grasses		
<i>Lomandra longifolia</i> 'Katrinus'	Mat Rush	600mm
<i>Lomandra fluviatilis</i> 'Shara'	Mat Rush	600mm
<i>Ficinia nodosa</i>	Knobby Club Rush	600mm
<i>Dianella caerulea</i>	Blue Flax Lily	600mm
<i>Lomandra longifolia</i>	Spiny-head mat rush	1.2m
Groundcover		
<i>Grevillea</i> 'Poorinda Royal Mantle'	Grevillea	200mm
<i>Hardenbergia violacea</i>	Purple Coral Pea	200-800mm
<i>Oxothamnus diosmifolius</i>	Rice Flower	1-2m
<i>Hardenbergia violacea</i>	Native sarsaparilla	500mm
<i>Hibbertia scandens</i>	Guinea flower	300mm
<i>Hibiscus diversifolius</i>	Swamp hibiscus	1-2m

Strappy Plant		
<i>Crinum pedunculatum</i>	Swamp Lily	600mm
<i>Doryanthes excelsa</i>	Gymea Lily	1500mm
<i>Cordylne manners-suttoniae</i>	Giant palm lily	5m
<i>Cordylne stricta</i>	Narrow leaved palm lily	2-5m
<i>Crinum pedunculatum</i>	Crinum lily	2m
<i>Alpinia caerulea</i>	Small leaved native ginger	3m
Shrubs		
<i>Acacia melanoxylon</i>	Blackwood	6-30m
<i>Callistemon viminalis</i>	Weeping Bottlebrush	4-10m
<i>Banksia robur</i>	Swamp Banksia	2-3m
<i>Callistemon</i> 'Little John'	Bottlebrush	0.6 - 1m
<i>Pittosporum revolutum</i>	Rough fruit pittosporum	3m high
<i>Sysygium australe</i>	Shrub cherry	4-6m
<i>Dodonaea triquetra</i>	Hop bush	4m
<i>Elaeocarpus grandis</i>	Blue quandong	8-40m
<i>Austromyrtus dulcis</i>	Midyim berry	1m
<i>Baeckea</i> Clarence River	Clarence River Baeckea	2m high
<i>Breynia oblongifolia</i>	Coffee bush	3m high
<i>Callistemon pachyphyllus</i>	Wallum bottlebrush	2m high
<i>Hymenosporum flavum</i> 'Gold Nugget'	Native frangipani	4-15m
<i>Guioa semiglauca</i>	Guioa	6m

REV.	DATE	DESCRIPTION	BY
B	14/02/2025	SECTION 4.55 MODIFICATION	TW
A	10/12/2024	SECTION 4.55 MODIFICATION	TW

PROJECT NO:	7241	DRAWING TITLE:	INDICATIVE PLANTING SCHEDULE			A1
DA NO.:	0254/24DA					
DESIGNED BY:	KW	PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA			
DRAWN BY:	KW					
CHECKED BY:	TW					
DATE CREATED:	13.11.2024	CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.		DRAWING NO:	REVISION:
					_DA1.12	B



Bioretention Basin Planting Palette

Battered Slopes		
Botanical Name	Common Name	Height
Tree		
<i>Casurina glauca</i>	Swamp oak	8-20m
<i>Casurina cunninghamiana</i>	River sheoak	15-35m
<i>Lophotemon suaveolens</i>	Swamp Mahogany	30m
<i>Melaleuca quinquenervia</i>	Broad-leaved paper bark	12-14m
<i>Callistemon (Melaleuca) viminalis</i>	Weeping bottle brush	6m
<i>Acacia fimbriata</i>	Fringed Wattle	6-7m
<i>Allocasuarina torulosa</i>	Forest Oak	15m
<i>Tristaniopsis laurina</i>	Water gum	5-15m
<i>Eucalyptus tereticornis</i>	Forest Red Gum	20-50m
<i>Eucalyptus robusta</i>	Swamp Mahogany	30m
<i>Casurina equisetifolia</i>	Horse tail she oak	6-35m
<i>Eucalyptus propinqua</i>	Small-Fruited Grey Gum	50m
<i>Lophostemon confertus</i>	Brush box	40m
<i>Waterhousia floribunda</i>	Weeping lilly pilly	8m
<i>Elaeocarpus reticulatus</i>	Blueberry Ash	5-15m
<i>Buckinghamia celsissima</i>	Ivory curl flower	4-10m
Shrub		
<i>Melaleuca (Callistemon) sieberi</i>	River bottlebrush	2.5m
<i>Banksia robur</i>	Swamp banksia	2-3m
<i>Melaleuca linarifolia</i>	Flax-leaved paperbark	10-15m
<i>Melaleuca viridiflora</i>	Broad leaved tea-tree	20m
<i>Leptospermum liversidgei</i>	Lemon-scented tea-tree	2.5-6m
Grasses/Sedges/Groundcovers		
<i>Carex appressa</i>	Tall Sedge	50-100mm
<i>Isolepis nodosa</i>	Knobbly club sedge	1m
<i>Imperata cylindrica</i>	Blady Grass	800mm
<i>Pennisetum alopecuriodes</i>	Swamp foxtail grass	1.5m
<i>Themeda triandra</i>	Kangaroo grass	1.5m
<i>Lomandra longifolia</i>	Lomandra	1.2m
<i>Lomandra leucocephala</i>	Woolly Mat-Rush	1-1.5m
<i>Crinum pedunculatum</i>	Swamp Lily	600-900mm
<i>Hardenbergia violacea</i>	Purple coral pea	1-2m
<i>Cordyline manners-suttoniae</i>	Giant palm lily	5m
Macrophyte Areas		
<i>Lomandra hystrix</i>	Mat Rush	1.5m
<i>Helmholtzia glaberina</i>	Stream lily	2m
<i>Persicaria decipens</i>	Slender knotweed	300mm
<i>Lepidosperma longitudinale</i>	Common sword-sedge	400mm -1.5m
<i>Gahnia siberiana</i>	Red-fruited Sword Sedge	2m
<i>Juncus usitatus</i>	Common Rush	600mm-1.2m
<i>Juncus polyanthemus</i>	Striated rush	800-1.2m
<i>Juncus australis</i>	Austral rush	1.2m
<i>Rhynchospora corymbosa</i>	Groundcover sedge	2m

Open Space Areas Planting Palette

Groundcover		
<i>Brachyscome multifida</i>	Cut-leaf Daisy	0.5–1m
<i>Trachelospermum Jasminoides</i> 'Tricolour'	Tricolour Star Jasmine	400mm
<i>Hardenbergia violacea</i>	Native sarsaparilla	200mm
<i>Hibbertia scandens</i>	Guinea flower	200mm
<i>Dymondia margaretae</i>	Silver Carpet	100mm
<i>Correa</i> ' Marion's Midget'	Dwarf Correa	0.5–1m
<i>Correa reflexa</i>	Native Fuchsia	1.5m
Strappy Plant		
<i>Lomandra longifolia</i>	Matt Rush	0.5–1.2m
<i>Pittosporum tobira</i>	Japanese Pittosporum	1–2.5m
<i>Telopea speciosissima</i>	Rock Rose	1.5m
<i>Hymenocallis littoralis</i> 'Spider Lily'	Spider Lily	1m
<i>Lomandra longifolia</i> 'Katrinus'	Matt Rush	700mm
<i>Lomandra longifolia</i> 'White sands'	Matt Rush	600mm
<i>Lomandra longifolia</i> 'Little Lime'	Matt Rush	500mm
<i>Dianella caerulea</i> ' Cassa Blue'	Cassa Blue	1m
Shrub		
<i>Atriplex nummularia</i>	Old Man Saltbush	1.5m
<i>Bursaria spinosa</i>	Sweet Bursaria	1.5m
<i>Westringia fruticosa</i>	Coastal Rosemary	1.5m
<i>Grevillea</i> 'Robyn Gordon'	Grevillea 'Robyn Gordon'	1.5m
<i>Leptospermum spp.</i>	Tea Tree	1.5m
<i>Ozothamnus diosmifolius</i>	Rice Flower	1.5m
<i>Citrus glauca</i>	Hardy Orange	1.5m
<i>Callistemon citrinus</i>	Bottlebrush	1.5m
<i>Escallonia</i> x 'Apple Blossom'	Apple Blossom Escallonia	1–1.5m
<i>Lomandra latifolia</i>	Sand Verbena	1.5m
Tree		
<i>Podocarpus elatus</i>	Bushy Yew	15m
<i>Melaleuca nesophila</i>	Pink Melaleuca	5m
<i>Lagerstroemia indica</i>	Crape Myrtle	6m
<i>Hakea laurina</i>	Pincushion Hakea	5m
<i>Melaleuca bracteata</i>	Black tea tree	6m
<i>Meleluca nodosa</i>	Prickly leaved paperbark	1.5 - 3m
<i>Eucalyptus tereticornis</i>	Forest Red Gum	20-50m
<i>Eucalyptus microcorys</i>	Tallowood	25-60m
<i>Corymbia maculata</i>	Spotted Gum	45m
<i>Tristaniopsis laurina</i>	Water Gum	5-15m
<i>Tristaniopsis laurina</i> ' Luscious'	Luscious Water Gum	8m
<i>Lophostemon suaveolens</i>	Swamp turpentine	10-20m
<i>Allocasuarina equisetifolia</i>	Horse Tail She Oak	8 - 10m
<i>Cupaniopsis anacardioides</i>	Tuckeroo	6 - 8m
<i>Allocasuarina littoralis</i>	Black She Oak	7-8m
<i>Melaleuca quinquenervia</i>	Broad leafed paperbark	8-15m
<i>Melaleuca leucadendra</i>	Weeping paperbark	10-15m
<i>Lophosfemon confertus</i>	Brush box	40m
<i>Glochidion ferdinandi</i>	Cheese Tree	15m
<i>Casuarina cunninghamiana</i>	River she-oak	20-35m
<i>Casurina glauca</i>	Swamp She-oak	8-20m
<i>Ficus macrophylla</i>	Fig large leaf	15-35m

Food Forest Planting Palette

Tree		
<i>Citrus x sinensis</i>	Orange Tree	5m
<i>Citrus reticulata</i>	Madarin Tree	2m
<i>Citrus x limon</i>	Lemon Tree	3m
<i>Musa spp.</i>	Banana Tree	15m
<i>Carica papaya</i>	Papaya	10m
<i>Mangifera indica</i>	Mango Tree	30m
<i>Persea americana</i>	Avacado Tree	5-10m
<i>Macadamia tetraphylla</i>	Macadamia Tree	18m
<i>Vaccinium Cyanococcus</i>	Blueberry Bush	3.6m
<i>Morus spp.</i>	Mulberry Tree	15m

Bush Tucker Garden Planting Palette

Tree		
<i>Elaeocarpus grandis</i>	Blue quandong	8-40m
<i>Austromyrtus dulcis</i>	Midyim berry	1m
<i>Davidsonia spp.</i>	Davidson's Plum	
Shrub		
<i>Austromyrtus dulcis</i>	Midyim berry	1m
<i>Citrus glauca</i>	Finger lime	2m
<i>Syzygium luehmannii</i>	Riberry	10-15m
<i>Backhousia citriodora</i>	Lemon Myrtle	3m
<i>Rubus Parvifolius</i>	Native Raspberry	2m
Groundcover		
<i>Tetragonia Tetragonoides</i>	Warrigal Greens	300mm
<i>Carpobrotus glaucescens</i>	Coastal Pigface	200mm
<i>Plaectranthra</i>	Native Basil	600mm
<i>Dianella Revoluta</i>	Dianella	600mm
<i>Metha Australis</i>	River Mint	800mm

0:7241_LoyaltyNS_Woolgoolga24_Landscape1 CADSECTION 4.55 DRAWINGS LANDSCAPE CONCEPT PLAN 003 54.55 Landscape Pedagogan

REV.	DATE	DESCRIPTION	BY
B	14/02/2025	SECTION 4.55 MODIFICATION	TW
A	10/12/2024	SECTION 4.55 MODIFICATION	TW

DATUM: AHD

SCALE: 1:0.83 @A1

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PROJECT NO:	7241	DRAWING TITLE:	INDICATIVE PLANTING SCHEDULE		A1
DA NO.:	0254/24DA				
DESIGNED BY:	KW	PROJECT:	PLANTATIONS LIFESTYLE RESORT EXPANSION LOT 11 DP 830936 NEWMANS ROAD WOOLGOOLGA		
DRAWN BY:	KW				
CHECKED BY:	TW	CLIENT:	INA - PLANTATIONS DEVELOPMENT PTY. LTD.		DRAWING NO:
DATE CREATED:	13.11.2024				_DA1.13
					B

NEWMAN'S ROAD, WOOLGOOLGA, NSW, 2456
DEVELOPMENT APPLICATION - CIVIL ENGINEERING PACKAGE

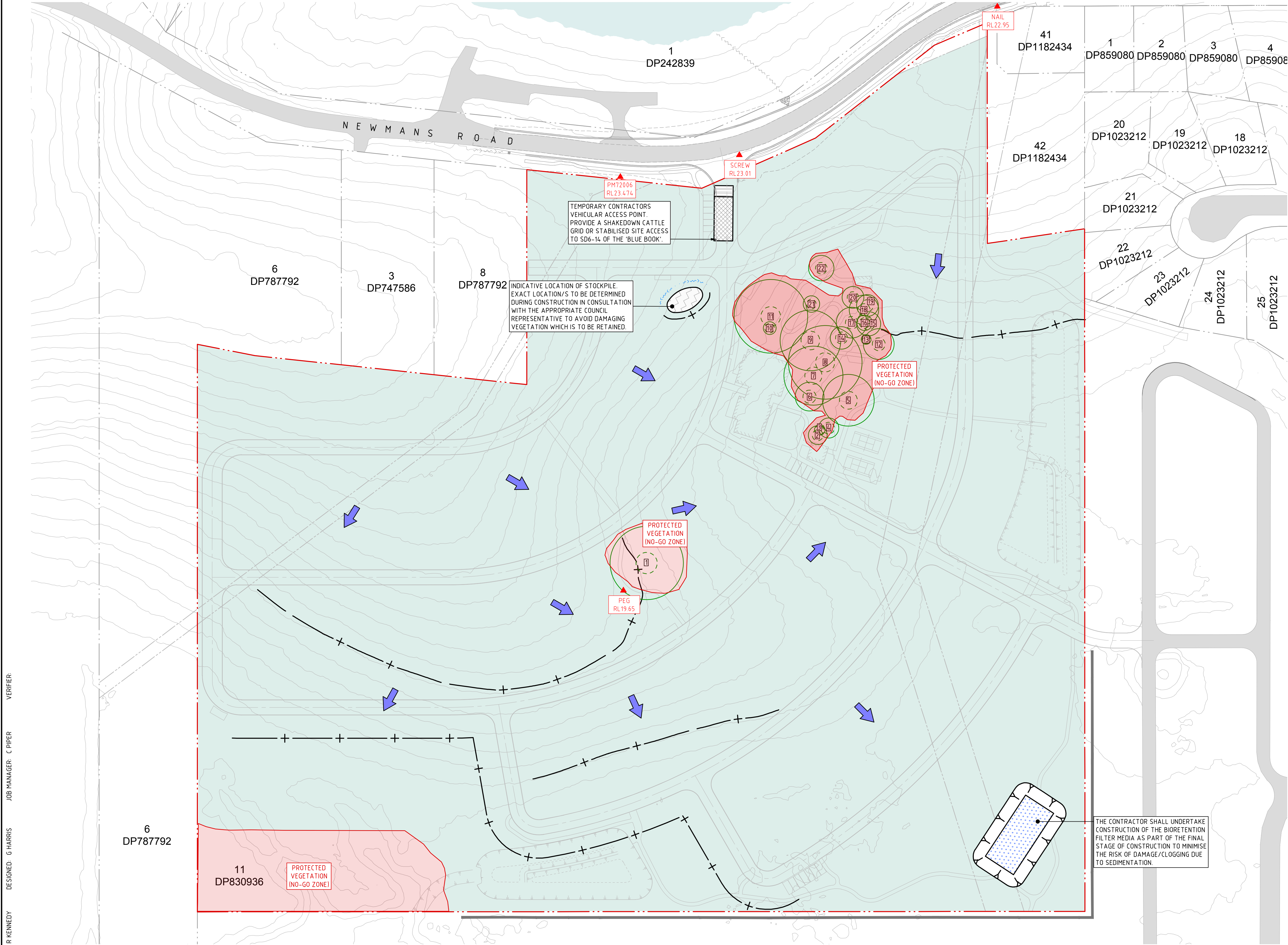


IMAGE SOURCE : NEARMAPS

Sheet Number	Sheet Title
MOD-C01.01	COVER SHEET, DRAWING SCHEDULE & LOCALITY PLAN
MOD-C02.01	EROSION & SEDIMENT CONTROL PLAN
MOD-C02.10	EROSION & SEDIMENT CONTROL DETAILS
MOD-C03.01	BULK EARTHWORKS PLAN
MOD-C03.51	SITE SECTIONS
MOD-C04.01	CIVIL WORKS PLAN
MOD-C04.10	ROAD HIERARCHY PLAN
MOD-C04.11	RETAINING WALL PLAN
MOD-C05.01	LONGITUDINAL SECTIONS - MC01 & MC02
MOD-C05.02	LONGITUDINAL SECTIONS - MC03 SHEET 1
MOD-C05.03	LONGITUDINAL SECTIONS - MC03 SHEET 2
MOD-C05.04	LONGITUDINAL SECTIONS - MC04
MOD-C05.05	LONGITUDINAL SECTIONS - MC05
MOD-C05.06	LONGITUDINAL SECTIONS - MC06
MOD-C06.01	SERVICE RETICULATION PLAN
MOD-C06.51	SEWER LONG SECTIONS - SHEET 1
MOD-C06.52	SEWER LONG SECTIONS - SHEET 2
MOD-C06.53	SEWER LONG SECTIONS - SHEET 3
MOD-C06.54	SEWER LONG SECTIONS - SHEET 4
MOD-C06.55	SEWER LONG SECTIONS - SHEET 5
MOD-C06.56	SEWER LONG SECTIONS - SHEET 6
MOD-C06.57	SEWER LONG SECTIONS - SHEET 7
MOD-C06.58	SEWER LONG SECTIONS - SHEET 8
MOD-C06.59	SEWER LONG SECTIONS - SHEET 9
MOD-C06.60	SEWER LONG SECTIONS - SHEET 10
MOD-C06.61	SEWER LONG SECTIONS - SHEET 11
MOD-C06.62	SEWER LONG SECTIONS - SHEET 12
MOD-C06.63	SEWER LONG SECTIONS - SHEET 13
MOD-C07.01	COMPARISON PLAN
MOD-C09.01	CIVIL DETAILS SHEET 1
MOD-C09.02	CIVIL DETAILS SHEET 2

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	NOTES	PROJECT	DRAWING TITLE	JOB NUMBER	
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2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25							
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25							
4	REISSUED FOR APPROVAL	RK	CP	CP	18.02.25							

DRAWN: R KENNEDY
DESIGNED: G HARRIS
JOB MANAGER: C PIPER
VERIFIER:



LEGEND

SITE BOUNDARY LINE

EXISTING BOUNDARY LINE

EXISTING EASEMENT

PROTECTED VEGETATION NO-GO ZONE

SEDIMENT FENCE

EXISTING CONTOURS (0.5m INTERVAL)

EXTENT OF DISTURBANCE

SANDBAG SEDIMENT FILTER

DIVERSION DRAIN (CLEAN)

DIVERSION DRAIN (DIRTY)

STABILISED SITE ACCESS

STOCKPILES

OVERLAND FLOW PATH

SRZ

GPS LOCATED TREE TO BE RETAINED

- NOTES**
1. ALL EROSION AND SEDIMENTATION CONTROL MEASURES MUST BE APPROPRIATE FOR THE SEDIMENT TYPE(S) OF THE SOILS ON-SITE, IN ACCORDANCE WITH THE 'BLUE BOOK' (MANAGING URBAN STORMWATER - SOILS AND CONSTRUCTION LANDCOM, 2004), OR OTHER CURRENT RECOGNISED INDUSTRY STANDARDS FOR EROSION AND SEDIMENT CONTROL FOR AUSTRALIAN CONDITIONS. THIS INCLUDES SEDIMENT TRAPS AND LINING OF CHANNELS.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING A DETAILED WRITTEN RECORD OF ALL EROSION AND SEDIMENT CONTROLS ON-SITE DURING THE CONSTRUCTION PERIOD. THIS RECORD SHALL BE UPDATED ON A DAILY BASIS AND SHALL CONTAIN DETAILS ON THE CONDITION OF CONTROLS AND ANY/ALL MAINTENANCE, CLEANING AND BREACHES. THIS RECORD SHALL BE KEPT ON-SITE AT ALL TIMES AND SHALL BE MADE AVAILABLE FOR INSPECTION BY THE PRINCIPAL CERTIFYING AUTHORITY AND THE SUPERINTENDENT DURING NORMAL WORKING HOURS.

3. INSTALL SEDIMENT PROTECTION FILTERS ON ALL NEW AND EXISTING STORMWATER INLET PITS IN ACCORDANCE WITH EITHER THE MESH AND GRAVEL INLET FILTER DETAIL SD6-11 OR THE GEOTEXTILE INLET FILTER DETAIL SD6-12 OF THE 'BLUE BOOK'.

4. ESTABLISH ALL REQUIRED SEDIMENT FENCES IN ACCORDANCE WITH DETAIL SD6-8 OF THE 'BLUE BOOK'.

5. INSTALL SEDIMENT FENCING, OR OTHER SEDIMENT CONTROL DEVICES, AROUND INDIVIDUAL BUILDING ZONES/AREAS AS REQUIRED AND AS DIRECTED BY THE SUPERINTENDENT OR APPROPRIATE COUNCIL OFFICER.

6. ALL TRENCHES INCLUDING ALL SERVICE TRENCHES AND SWALE EXCAVATION SHALL BE SIDE-CAST TO THE HIGH SIDE AND CLOSED AT THE END OF EACH DAY'S WORK.

7. THE CONTRACTOR SHALL ENSURE THAT ALL VEGETATION (TREE, SHRUB AND GROUND COVER) WHICH IS TO BE RETAINED SHALL BE PROTECTED DURING THE DURATION OF CONSTRUCTION.

8. ALL VEGETATION TO BE REMOVED SHALL BE MULCHED ON-SITE AND SPREAD/STOCKPILED AS DIRECTED BY THE SUPERINTENDENT.

9. STRIP TOPSOIL IN AREAS DESIGNATED FOR STRIPPING AND STOCKPILE FOR RE-USE AS REQUIRED. ANY SURPLUS MATERIAL SHALL BE SPREAD ON-SITE AS DIRECTED BY THE SUPERINTENDENT OR REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH EPA GUIDELINES.

10. CONSTRUCT AND MAINTAIN ALL MATERIAL STOCKPILES IN ACCORDANCE WITH DETAIL SD4-1 OF THE 'BLUE BOOK' (INCLUDING CUT-OFF SWALES TO THE HIGH SIDE AND SEDIMENT FENCES TO THE LOW SIDE).

11. ENSURE STOCKPILES DO NOT EXCEED 2.0m HIGH. PROVIDE WIND AND RAIN EROSION PROTECTION AS REQUIRED IN ACCORDANCE WITH THE 'BLUE BOOK'.

12. PROVIDE WATER TRUCKS OR SPRINKLER DEVICES DURING CONSTRUCTION AS REQUIRED TO SUPPRESS DUST.

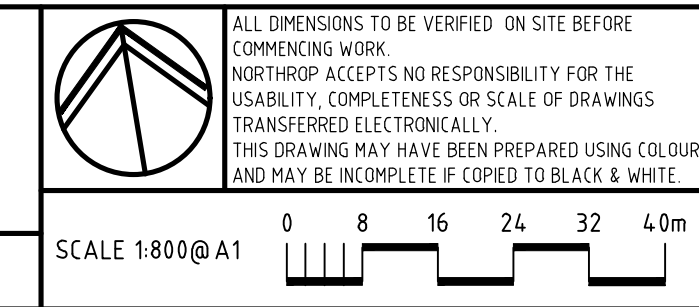
13. ONCE CUT/FILL OPERATIONS HAVE BEEN FINALIZED ALL DISTURBED AREAS THAT ARE NOT BEING WORKED ON SHALL BE RE-VEGETATED AS SOON AS IS PRACTICAL.

NOT FOR CONSTRUCTION

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1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	Ingenia KING + CAMPBELL DC8 STUDIO
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25	
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25	
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ARCHITECT
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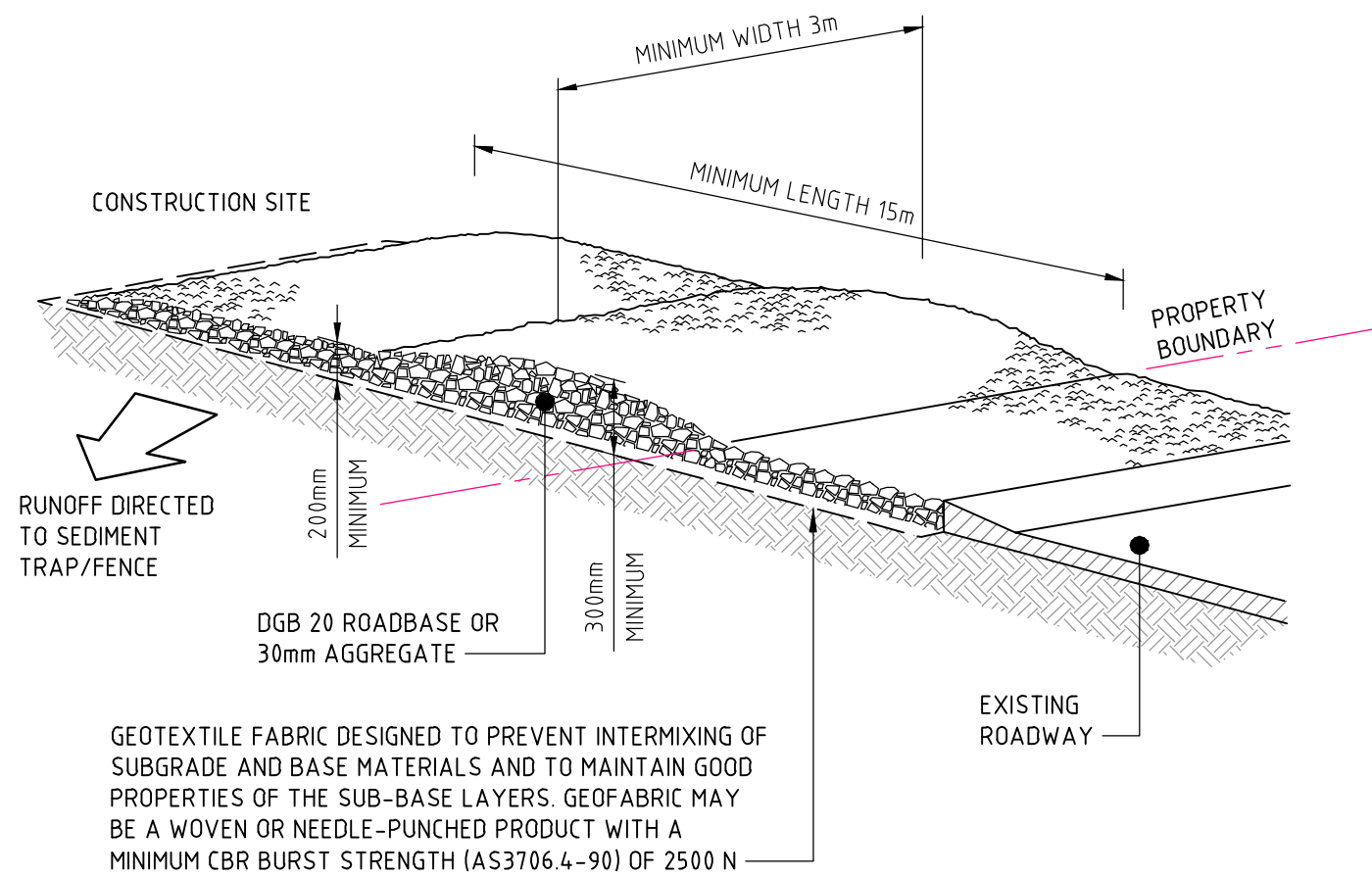
Newcastle
Level 1, 215 Pacific Hwy, Charlestown NSW 2290
Ph (02) 4943 1777 Email newcastle@northrop.com.au
ABN 81 094 433 100

PROJECT
PROPOSED LIFESTYLE COMMUNITY
**NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456**

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
**EROSION & SEDIMENT CONTROL
PLAN**

JOB NUMBER NL230461	
DRAWING NUMBER MOD-C02.01	REVISION 4

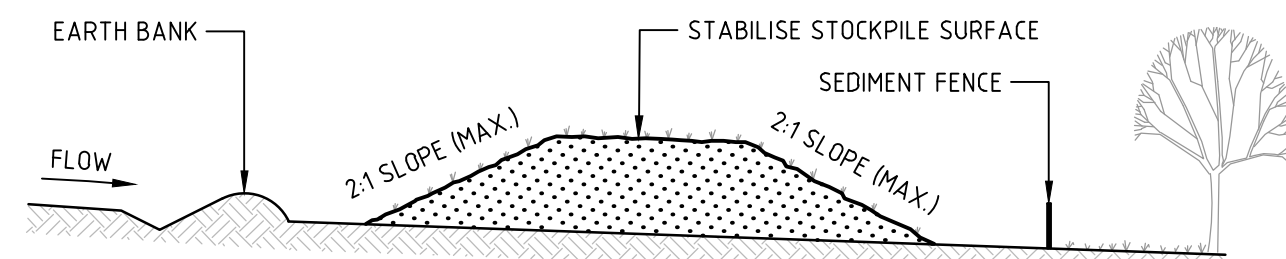
DRAWN: R KENNEDY



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.

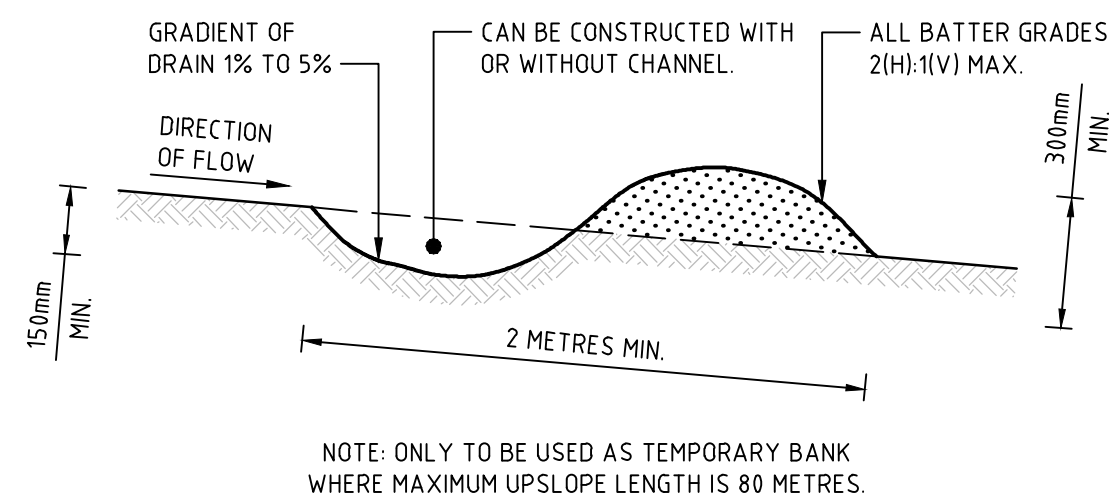
STABILISED SITE ACCESS (SD 6-14)



CONSTRUCTION NOTES

1. 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.

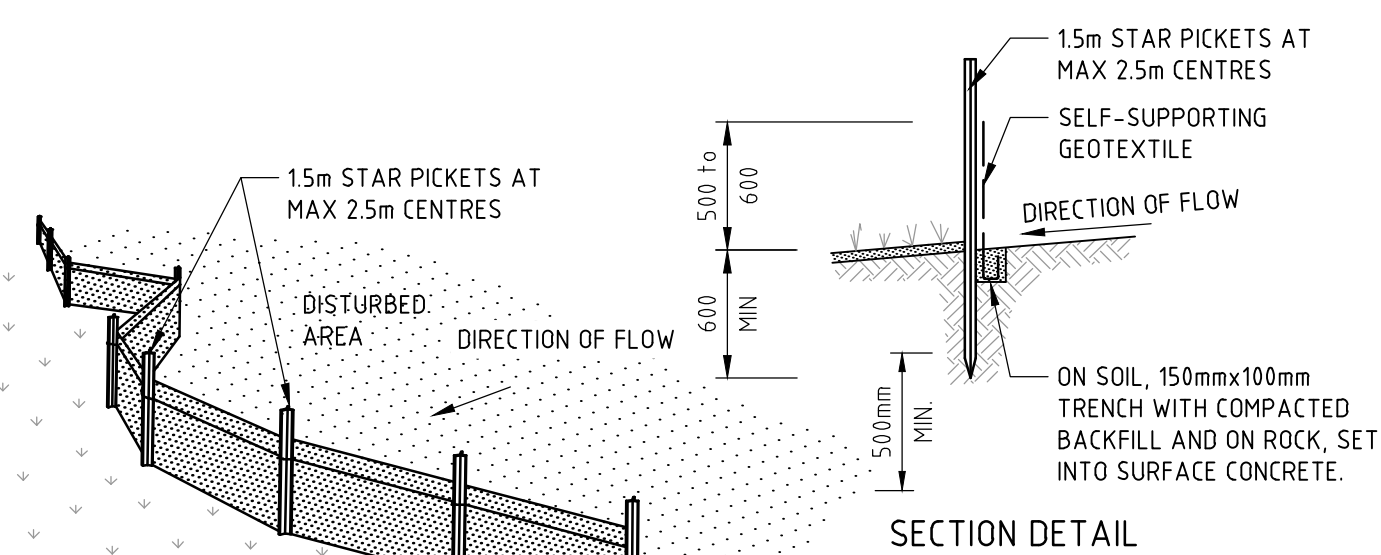
STOCKPILES (SD 4-1)



CONSTRUCTION NOTES

1. 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 IMPED 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.

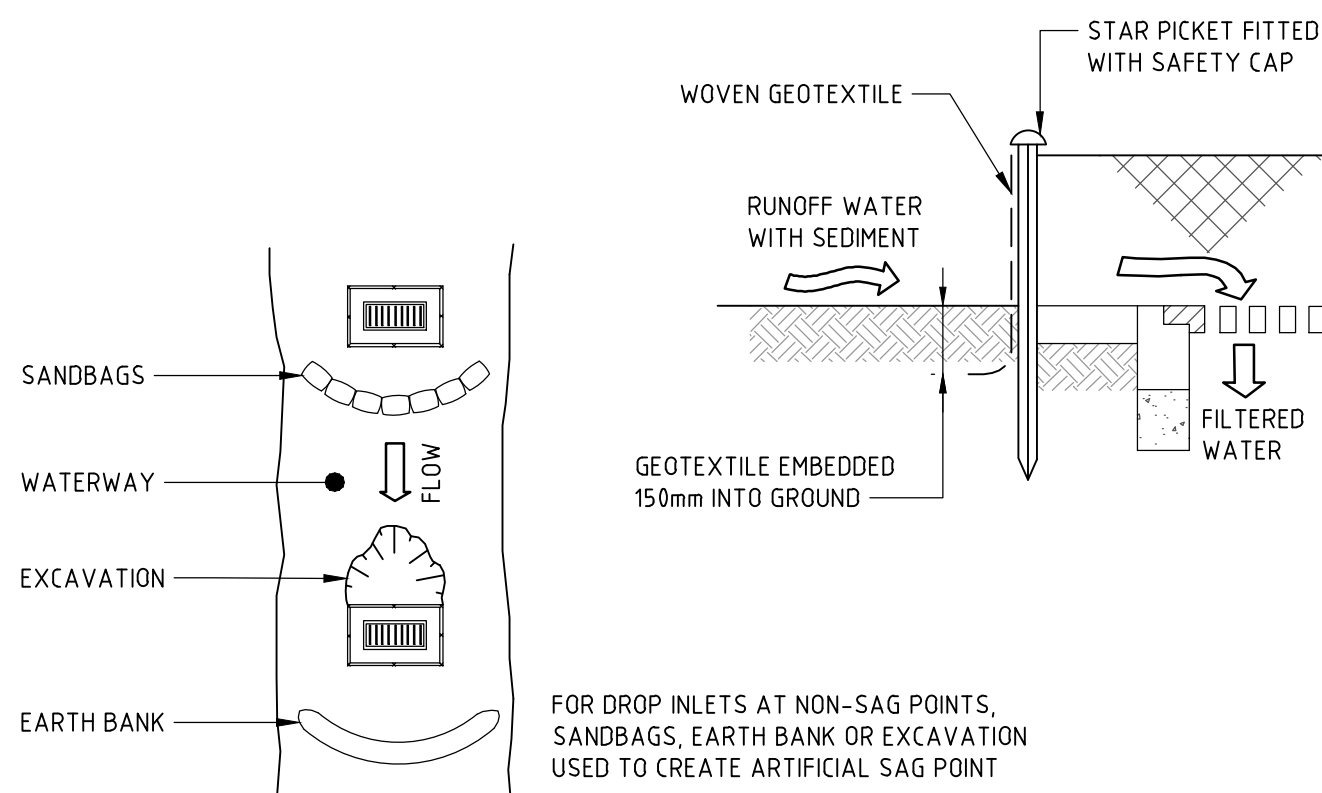
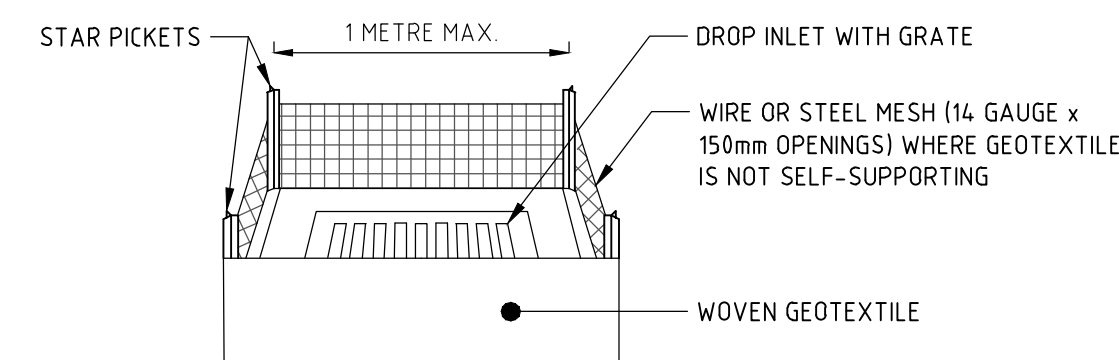
EARTH BANK - LOW FLOW (SD 5-5)



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 15 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.

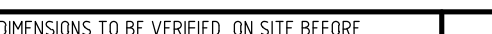
SEDIMENT FENCE (SD 6-8)

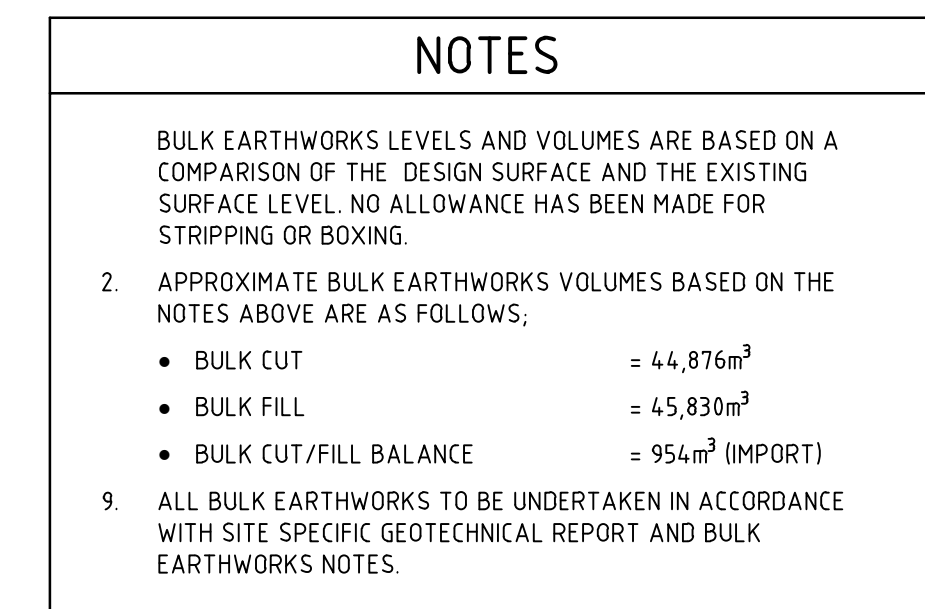


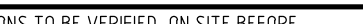
CONSTRUCTION NOTES

1. 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 GEOTEXTILE. 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.

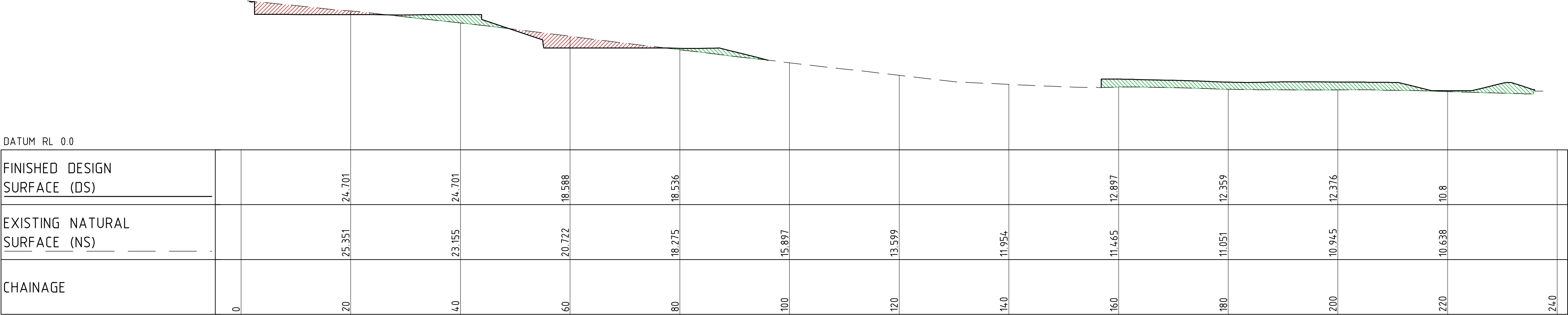
GEOTEXTILE INLET FILTER (SD 6-12)

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT			PROJECT	DRAWING TITLE	JOB NUMBER	
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	 THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE EROSION & SEDIMENT CONTROL DETAILS	NL230461	
2	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25							DRAWING NUMBER	REVISION
												MOD-C02.10	2
												DRAWING SHEET SIZE = A1	



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2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25							
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25							
4	ISSUED FOR APPROVAL	RK	CP	CP	19.02.25							
						SCALE 1:800@A1 						

VERIFIER: JOB MANAGER: C PIPER DESIGNED: G HARRIS DRAWN: R KENNEDY

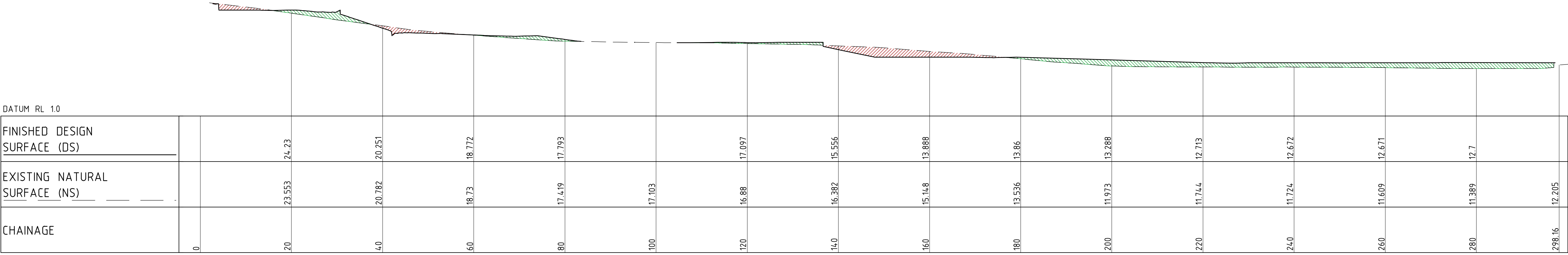


LONGITUDINAL SECTION ALONG C
HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:500@A1

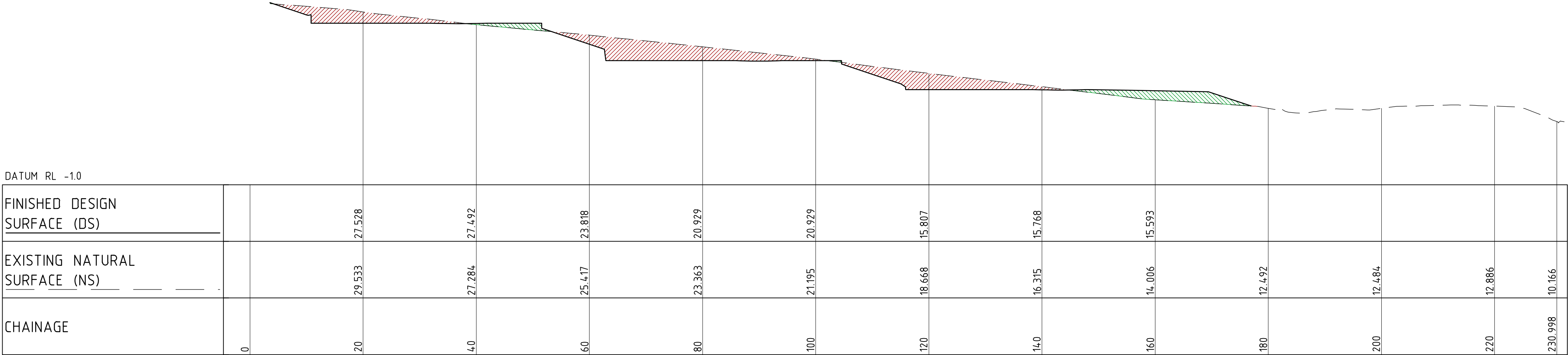
LEGEND

FILL

CUT



LONGITUDINAL SECTION ALONG B
HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:500@A1



LONGITUDINAL SECTION ALONG A
HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:500@A1



LONGITUDINAL SECTION ALONG D (BASIN)
HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:500@A1

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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	PROJECT		DRAWING TITLE	JOB NUMBER
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 Ingenia DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	KING + CAMPBELL DC8 STUDIO THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE	NL230461
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						
SCALE 1:500@A1 											
SITE SECTIONS DRAWING SHEET SIZE = A1											



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REVISION / DESCRIPTION		ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE	PROJECT	DRAWING TITLE	JOB NUMBER
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 Ingenia DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	KING + CAMPBELL DC8 STUDIO THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Northrop Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE LONGITUDINAL SECTIONS - MC01 & MC02	NL230461 DRAWING NUMBER MOD-C05.01 REVISION 3 DRAWING SHEET SIZE = A1
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						
							SCALE 1:100 @A1 0 1 2 3 4 5m SCALE 1:500 @A1 0 5 10 15 20 25m				

DRAWN: R KENNEDY DESIGNED: G HARRIS JOB MANAGER: C PIPER VERIFIER:

DESIGN GRADELINE
VERTICAL GEOMETRY
HORIZONTAL GEOMETRY

DATUM RL 6.0

FINISHED SURFACE		
EXISTING SURFACE		
CHAINAGE		
0	25.119	24.899
10	24.924	24.181
13.562	24.853	24.739
20	24.568	24.663
30	24.181	24.544
40	23.973	24.426
50	23.868	24.308
60	24.022	24.19
64.292	24.172	24.139
66.798	24.299	24.124
70	24.455	24.148
75.2	24.752	24.291
80	25.072	24.535
86.08	25.583	25.004
90	25.851	25.346
100	26.507	26.109
107.23	26.99	26.557
110	27.187	26.706
120	27.635	27.137
130	27.828	27.402
140	27.964	27.5
140.921	27.929	27.501
150	27.612	27.432
151.069	27.59	27.415
160	27.405	27.198
170	27.131	26.798
180	26.669	26.232
190	26.08	25.499
193.359	25.886	25.215
200	25.236	24.6
210	23.645	23.535
210.638	23.525	23.461
216.029	22.574	22.812
220	21.841	22.317
230	20.666	21.068
240	19.581	19.82
250	18.416	18.572
260	17.282	17.323
264.857	16.695	16.717
270	16.115	16.113
280	15.007	15.159
290	14.196	14.495
293.55	13.996	14.329
294.638	13.935	14.286
300	13.111	14.122
307.87	13.627	14.032
310	13.668	14.038
311.917	13.722	14.056
320	14.198	14.245
322.243	14.311	14.332
330	14.601	14.655
335	14.873	14.864

LONGITUDINAL SECTION ALONG MC 03

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

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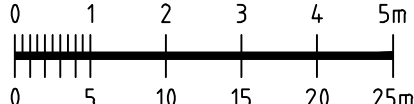


ARCHITECT

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SCALE 1:100 @ A1
SCALE 1:500 @ A1





Newcastle

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Ph (02) 4943 1777 Email newcastle@northrop.com.au
ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

LONGITUDINAL SECTIONS - MC03
SHEET 1

JOB NUMBER

NL230461

DRAWING NUMBER

MOD-C05.02

REVISION

3

DRAWING SHEET SIZE = A1

VERIFIER:
JOB MANAGER: C PIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

DESIGN GRADELINE
VERTICAL GEOMETRY
HORIZONTAL GEOMETRY

DATUM RL 6.0

FINISHED SURFACE	
EXISTING SURFACE	
CHAINAGE	
	310
	311.917
	320
	322.243
	330
	340
	350
	360
	370
	380
	390
	398.046
	400
	404.364
	410
	420
	430
	440
	450
	455.278
	460
	470
	480
	482.182
	490
	500
	510
	520
	530
	540
	550
	560
	563.719
	567.439
	570
	571.158
	574.878
	577.803
	577.878

LONGITUDINAL SECTION ALONG MC 03

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

NOT FOR CONSTRUCTION

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1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25



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ARCHITECT

KING + CAMPBELL

DC8

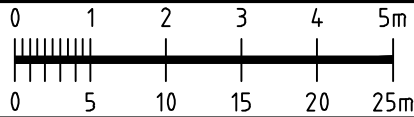
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SCALE 1:100 @ A1

SCALE 1:500 @ A1





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ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

LONGITUDINAL SECTIONS - MC03

SHEET 2

JOB NUMBER

NL230461

DRAWING NUMBER

MOD-C05.03

REVISION

3

DRAWING SHEET SIZE ± A1

VERIFIER: C PIPER
JOB MANAGER: G HARRIS
DESIGNED: R KENNEDY

DESIGN GRADELINE
VERTICAL GEOMETRY
HORIZONTAL GEOMETRY

DATUM RL 4.0

FINISHED SURFACE	
	17.7
	16.523
	15.726
	15.499
	14.627
	14.227
	13.917
	13.517
	13.429
	13.177
	13.173
	13.048
	12.919
	12.791
	12.662
	12.533
	12.405
	12.276
	12.147
	12.019
	11.89
	11.761
	11.755
	11.668
	11.604
	11.594
	11.381
	11.368
	11.356
	11.127
	11.123
	11.1

EXISTING SURFACE	
	16.331
	15.279
	14.435
	14.249
	13.691
	13.425
	13.222
	12.913
	12.826
	12.453
	12.45
	12.375
	12.277
	12.205
	12.077
	12.019
	11.872
	11.612
	11.18
	10.745
	11.056
	11.267
	11.258
	11.227
	11.304
	11.102
	11.286
	11.273
	11.262
	11.127
	11.133

CHAINAGE	
	0
	10
	17.646
	20
	30
	35.292
	40
	47.792
	50
	60
	60.292
	70
	80
	90
	100
	110
	120
	130
	140
	150
	160
	170
	170.514
	176.367
	180
	180.514
	190
	190.511
	190.981
	200
	200.9

LONGITUDINAL SECTION ALONG MC 04

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

INTERNAL ROAD TO JOIN NEATLY
WITH EXISTING INTERNAL ROAD IN
EXISTING INGENIA DEVELOPMENT.
EXISTING RL11.02 BASED ON IFC
DRAWING 239565-ENG-204[G]
PREPARED BY ADW JOHNSON

NOT FOR CONSTRUCTION

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3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25



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ARCHITECT

KING + CAMPBELL

DC8

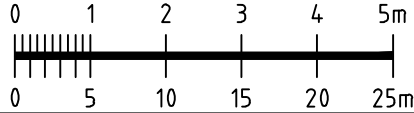
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SCALE 1:100 @ A1

SCALE 1:500 @ A1





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ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

**NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456**

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

LONGITUDINAL SECTIONS - MC04

JOB NUMBER

NL230461

DRAWING NUMBER

MOD-C05.04

REVISION

3

DRAWING SHEET SIZE ± A1

DRAWN: R KENNEDY
DESIGNED: G HARRIS
JOB MANAGER: C PIPER
VERIFIER:

DESIGN GRADELINE
VERTICAL GEOMETRY
HORIZONTAL GEOMETRY

DATUM RL 4.0

FINISHED SURFACE	
EXISTING SURFACE	
CHAINAGE	310 11.97 12.219 314.471 11.114 12.256 317 11.068 12.263 319.141 11.03 12.281 320 11.014 12.291 327 11.153 12.434 330 11.3 12.519 340 12.367 12.803 350 13.593 13.323 360 14.842 14.314 370 16.004 15.542 380 17.081 16.769 390 18.256 17.997 400 19.53 19.224 410 20.66 20.451 410.349 20.697 20.494 410.376 20.7 20.497 420 21.535 21.219 420.376 21.543 21.228 422.738 21.568 21.256 430 21.376 20.994 430.376 21.355 20.966 430.445 21.351 20.961 440 20.729 20.237 450 19.917 19.478 457.289 19.216 18.975 460 18.964 18.733 463.927 18.624 18.502 467.64 18.354 18.335 470 18.218 18.255 478.151 18.097 18.134 480 18.298 18.141 482.289 18.121 18.165 490 18.16 18.39 500 18.624 19.002 507.289 19.082 19.678 510 19.211 19.965 510.691 19.242 20.038 514.964 19.465 20.323 515.691 19.582 20.41 519.03 19.86 20.483 520 19.94 20.478 520.691 20.003 20.467 524.443 20.37 20.392 524.925 20.418 20.383

LONGITUDINAL SECTION ALONG MC 05

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

DESIGN GRADELINE
VERTICAL GEOMETRY
HORIZONTAL GEOMETRY

DATUM RL 4.0

FINISHED SURFACE	
EXISTING SURFACE	
CHAINAGE	0 18.318 18.3 10 17.041 17.428 20 15.688 16.556 30 14.366 15.684 40 13.109 14.812 40.332 13.067 14.783 43.266 12.698 14.544 50 12.455 14.127 50.332 12.448 14.11 57.388 12.395 13.878 57.415 12.395 13.878 60 12.398 13.843 60.332 12.397 13.841 70 12.351 13.773 80 12.264 13.703 90 12.178 13.633 100 12.019 13.563 110 11.99 13.493 120 12.066 13.423 123.276 12.129 13.4 130 12.274 13.486 140 12.616 13.615 150 12.958 13.743 160 13.428 13.872 168.165 13.683 13.924 170 13.741 13.921 180 14.077 13.814 190 14.272 13.628 200 14.219 13.442 210 14.135 13.255 220 13.87 13.069 230 13.504 12.883 240 13.017 12.697 250 12.475 12.511 255.936 12.023 12.4 255.953 12.022 12.4 256.251 12.002 12.402 260 11.857 12.43 265.999 11.63 12.476 270 11.46 12.506 278 11.223 12.566 279.251 11.203 12.574 280 11.191 12.578 284.151 11.137 12.589 288 11.092 12.58 290 11.068 12.568 298 11.005 12.472 300 11.091 12.438 307 11.236 12.319 310 11.197 12.279 314.471 11.114 12.256 317 11.068 12.263 319.141 11.03 12.281 320 11.014 12.291 327 11.153 12.434 330 11.3 12.519 335 11.759 12.661

LONGITUDINAL SECTION ALONG MC 05

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

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2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25

Drawn: R KENNEDY
Designed: G HARRIS
Job Manager: C PIPER
Verifier:



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SCALE 1:100 @ A1
SCALE 1:500 @ A1

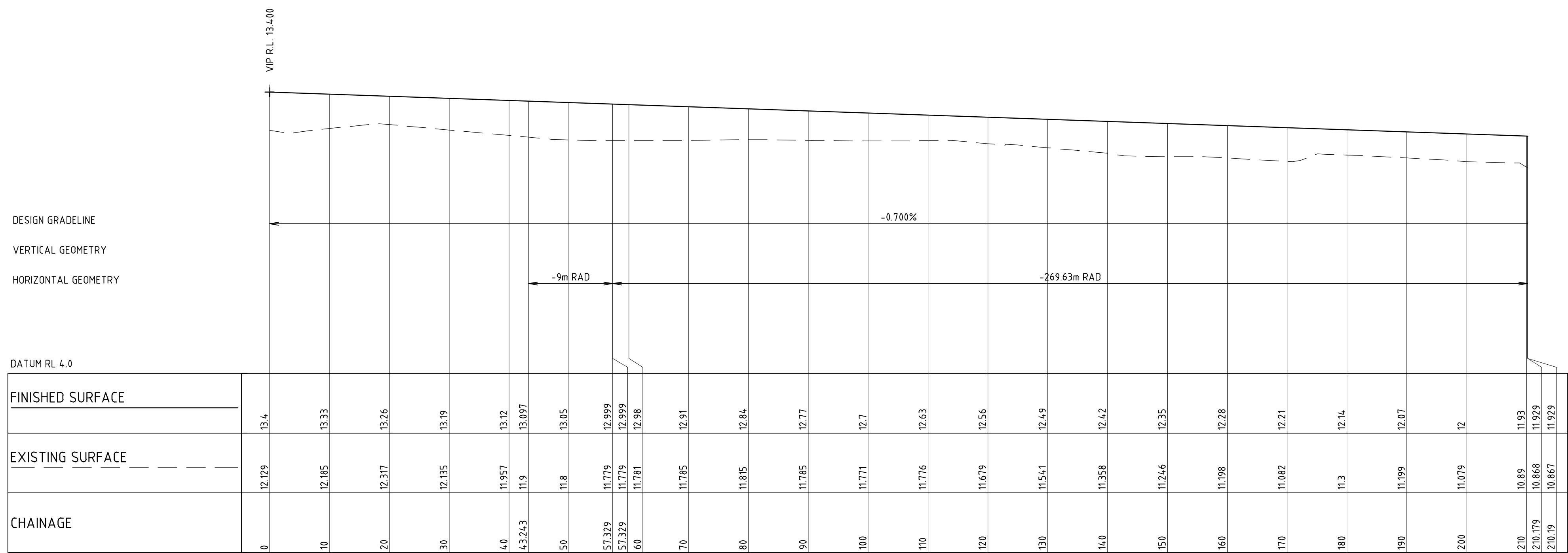


PROJECT
PROPOSED LIFESTYLE COMMUNITY
NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
LONGITUDINAL SECTIONS - MC05

JOB NUMBER NL230461	
DRAWING NUMBER MOD-C05.05	REVISION 3
DRAWING SHEET SIZE = A1	

DRAWN: R KENNEDY DESIGNED: G HARRIS JOB MANAGER: C PIPER VERIFIER:



LONGITUDINAL SECTION ALONG MC 06

HORIZONTAL SCALE 1:500@A1
VERTICAL SCALE 1:100@A1

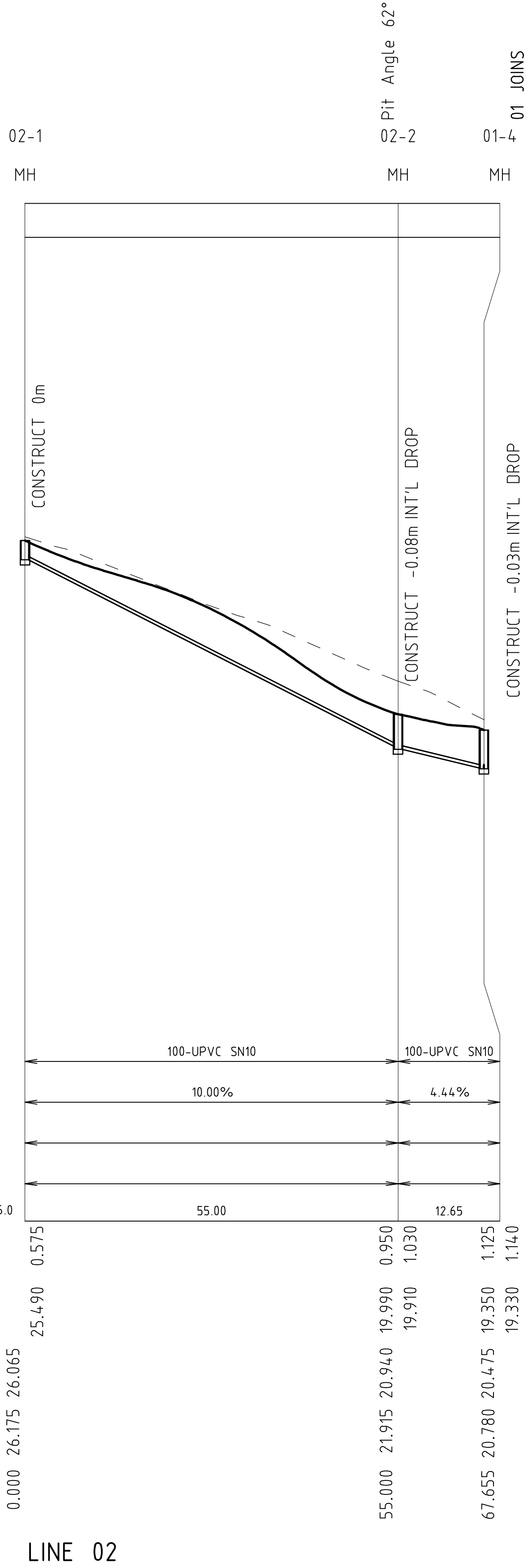
REVISION		DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	PROJECT	DRAWING TITLE	JOB NUMBER	
1		ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 Ingenia	 KING + CAMPBELL DC8 STUDIO	 Northrop Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY	CIVIL ENGINEERING PACKAGE	NL230461	
2		ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						DRAWING NUMBER	REVISION
3		ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						MOD-C05.06	3
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DRAWN: R KENNEDY DESIGNED: G HARRIS JOB MANAGER: C PIPER VERIFIER:

STRUCTURE NAME 02-1
STRUCTURE TYPE MH

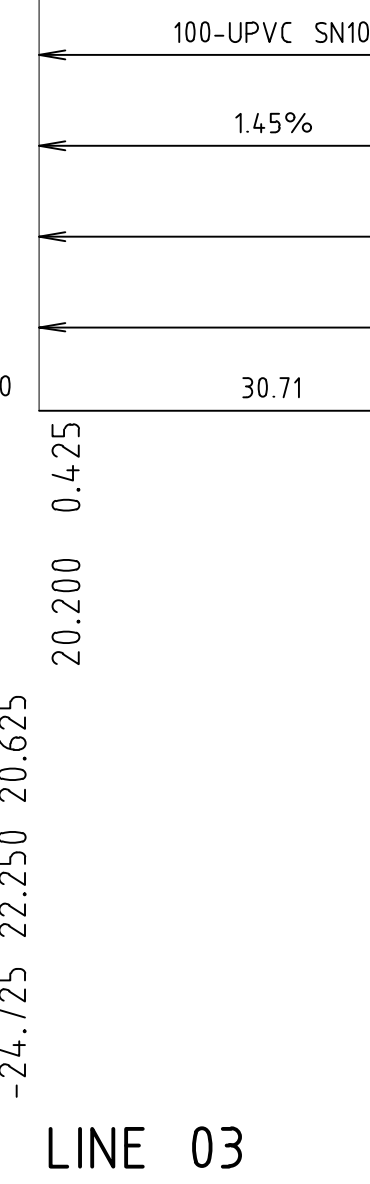
TENURE

PIPE SIZE 100-UPVC SN10
GRADE 10.00%
BEDDING TYPE
BULKHEAD SPACING
DATUM R.L. 6.0
DEPTH TO INVERT
INVERT LEVEL
FINISHED SURFACE
NATURAL SURFACE
CHAINAGE



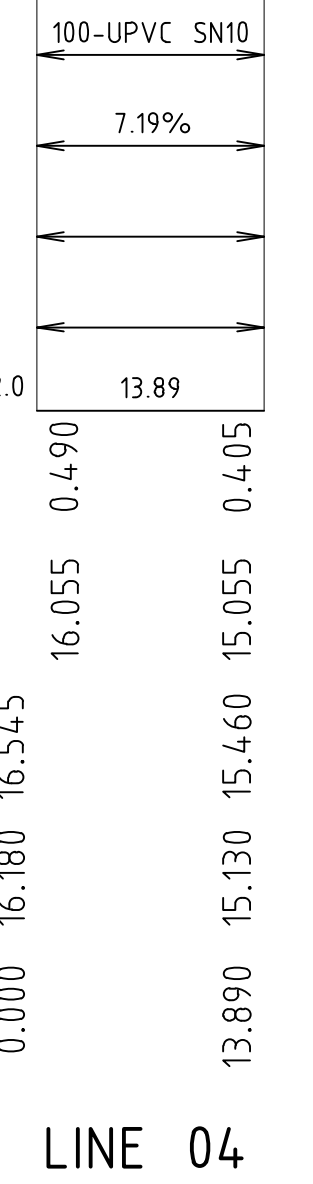
03-1

MH



04-1

MH



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ARCHITECT

KING + CAMPBELL

DC8

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ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

SEWER LONG SECTIONS - SHEET 2

JOB NUMBER

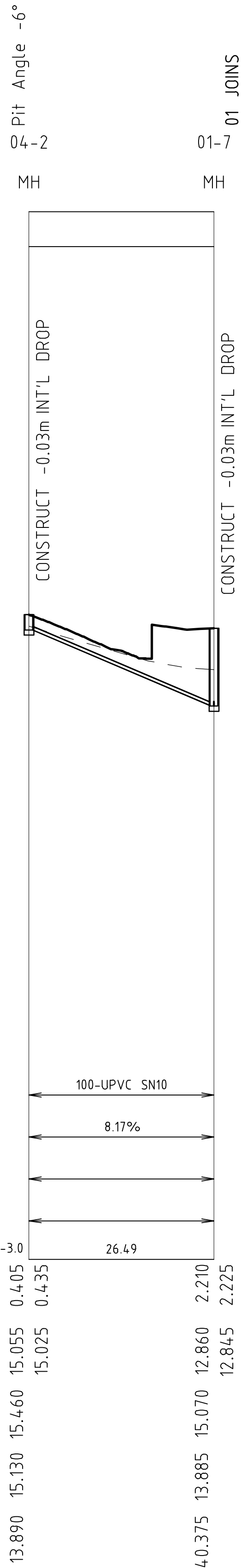
NL230461

DRAWING NUMBER	REVISION
MOD-C06.52	3

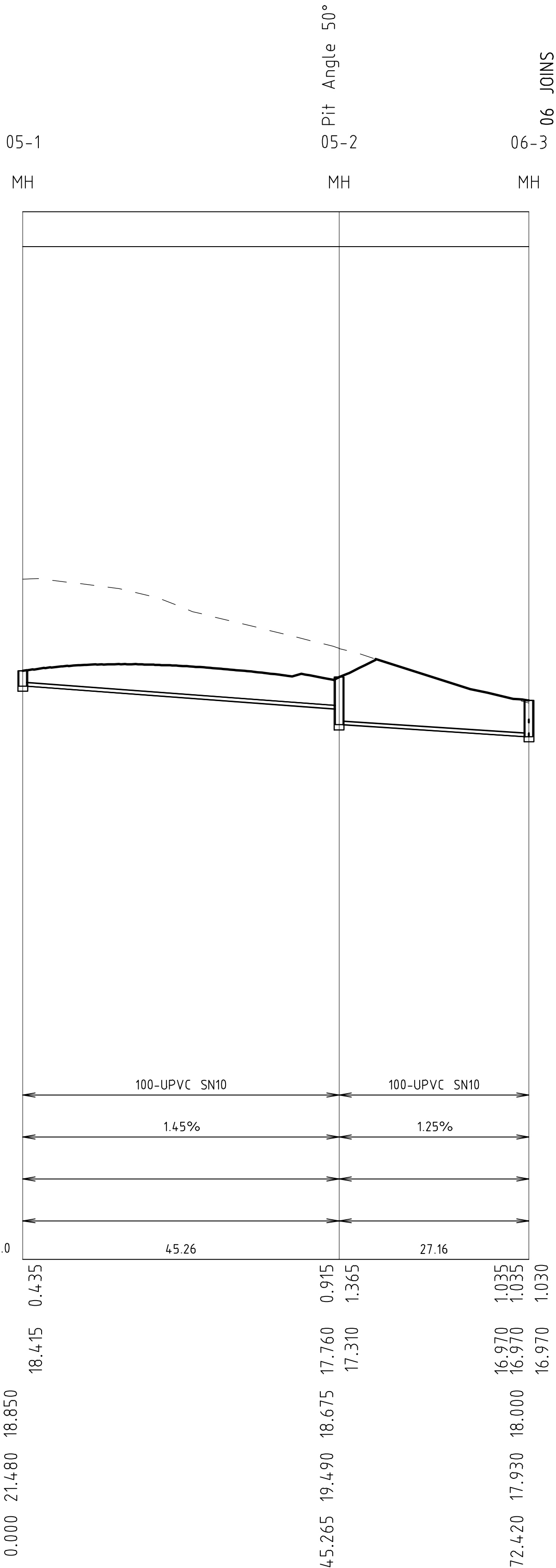
DRAWING SHEET SIZE ± A1

VERIFIER:
JOB MANAGER: CIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

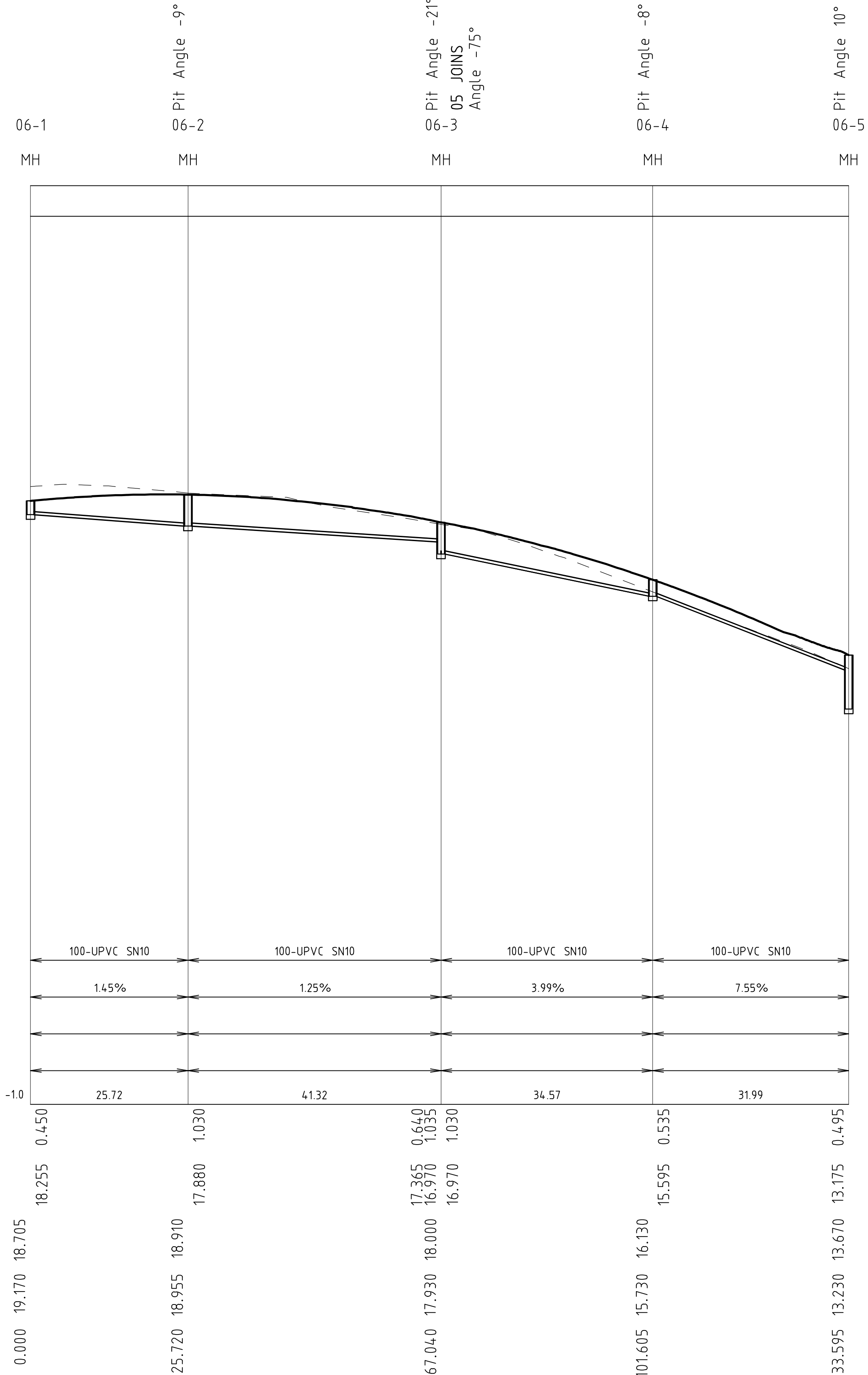
STRUCTURE NAME
STRUCTURE TYPE
TENURE



LINE 04



LINE 05



LINE 06

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
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3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25



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ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

SEWER LONG SECTIONS - SHEET 3

JOB NUMBER

NL230461

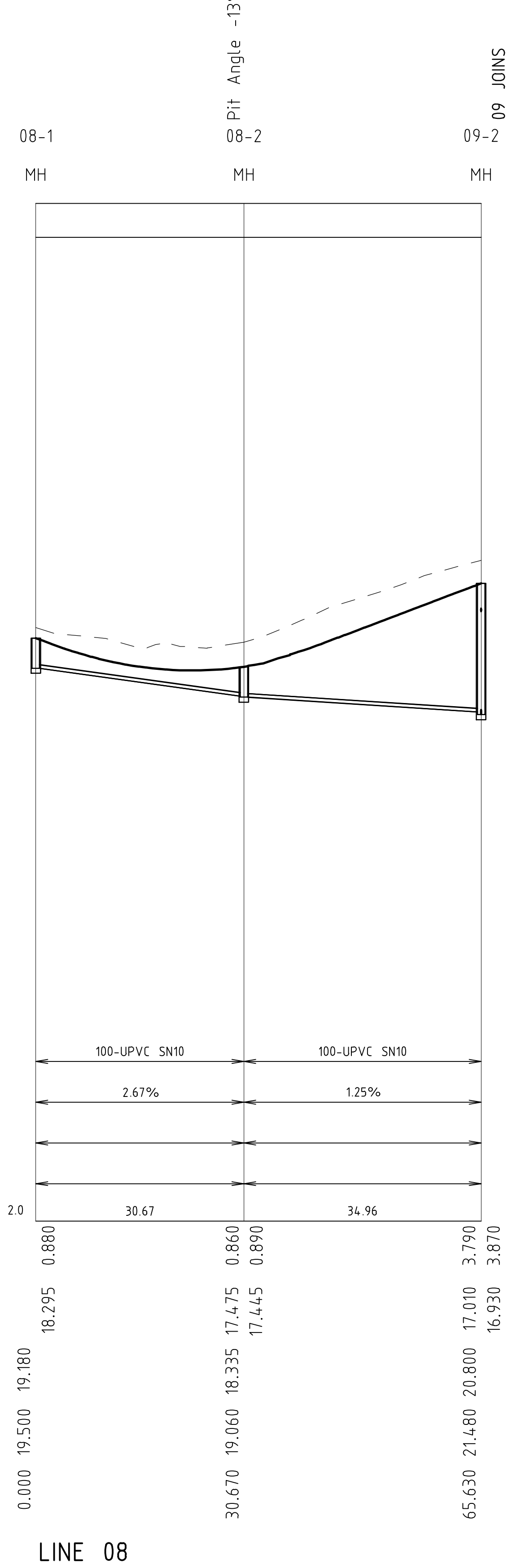
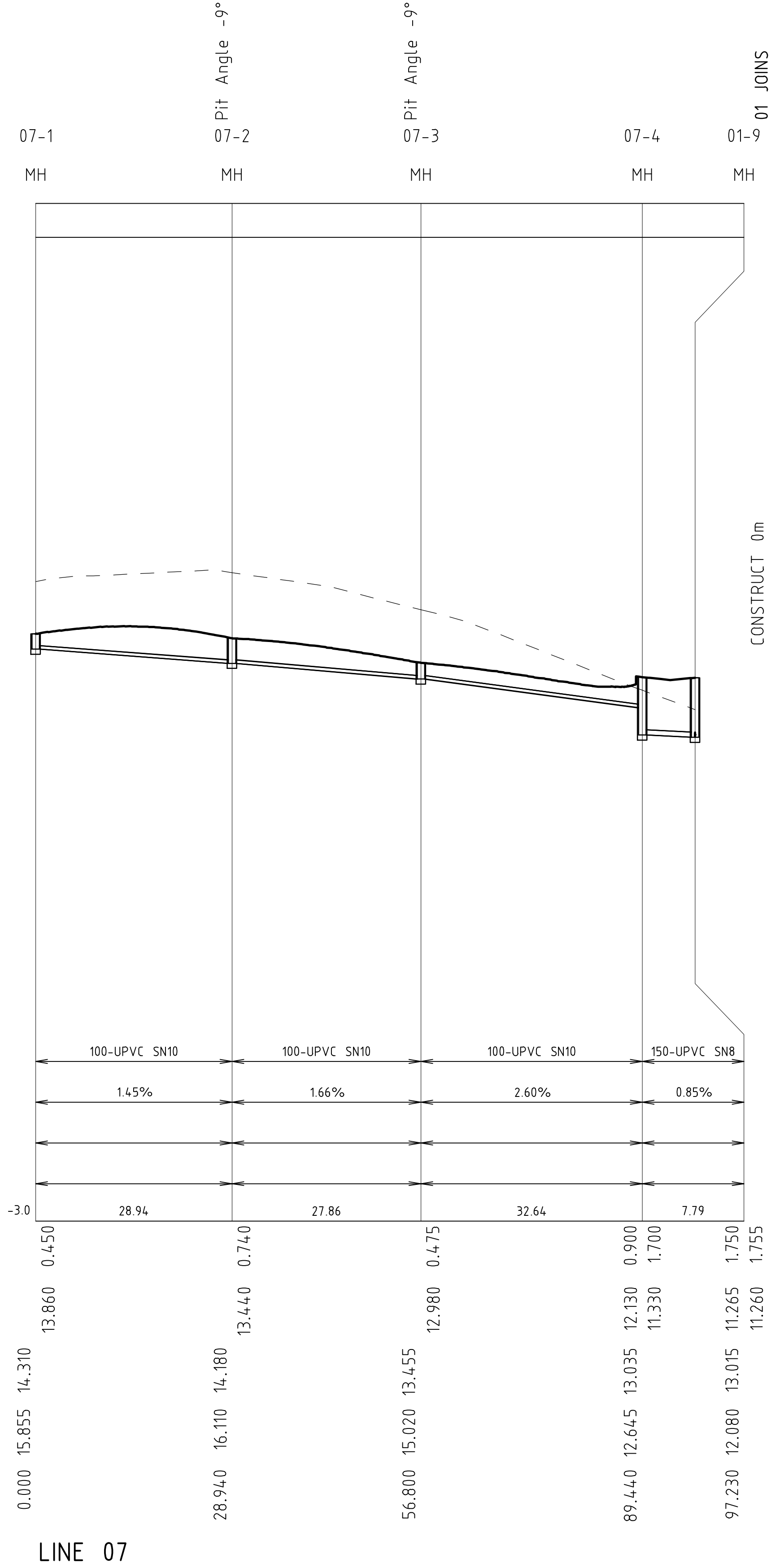
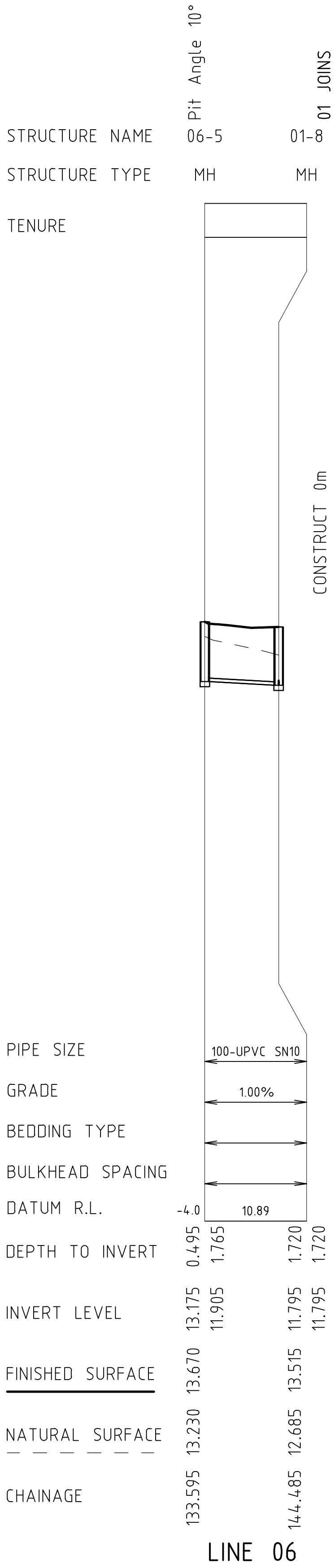
DRAWING NUMBER

MOD-C06.53

REVISION

3

VERIFIER:
JOB MANAGER: CIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY



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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25



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Ph (02) 4943 1777 Email newcastle@northrop.com.au
ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

SEWER LONG SECTIONS - SHEET 4

JOB NUMBER

NL230461

DRAWING NUMBER

MOD-C06.54

REVISION

3

DRAWING SHEET SIZE ± A1

VERIFIER:
JOB MANAGER: CIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

STRUCTURE NAME 09-1
STRUCTURE TYPE MH

Pit Angle -90°
08 JOINS
Angle 88°

Pit Angle 38°
09-3

Pit Angle 7°
09-4

Pit Angle 15°
09-5

Pit Angle -41°
09-6

01 JOINS
01-10

10-1
MH

Pit Angle 12°
10-2

Pit Angle 8°
10-3

TENURE

PIPE SIZE

GRADE

BEDDING TYPE

BULKHEAD SPACING

DATUM R.L.

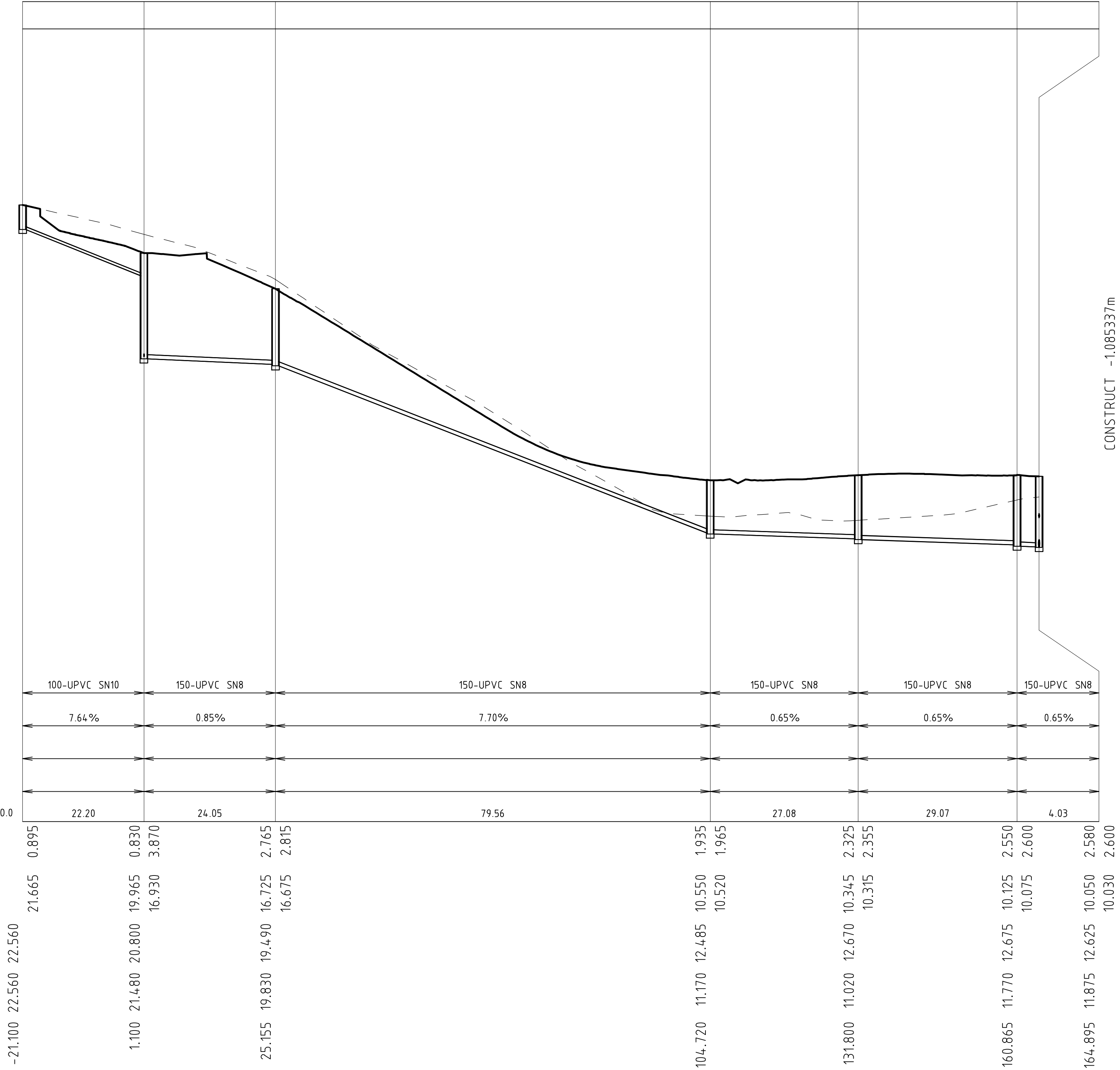
DEPTH TO INVERT

INVERT LEVEL

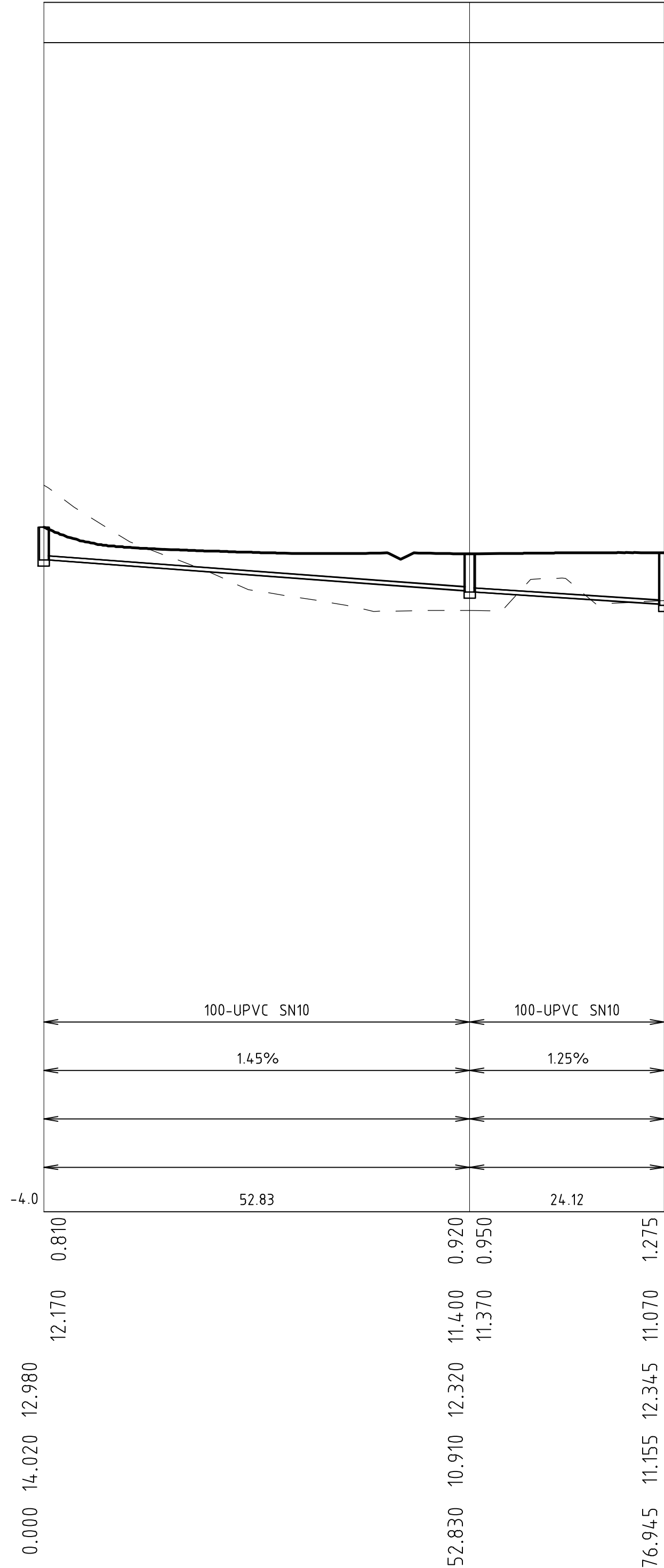
FINISHED SURFACE

NATURAL SURFACE

CHAINAGE



LINE 09



LINE 10

CONSTRUCT -1.085337m

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25

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ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

**NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456**

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

SEWER LONG SECTIONS - SHEET 5

JOB NUMBER

NL230461

DRAWING NUMBER

MOD-C06.55

REVISION

3

DRAWING SHEET SIZE ± A1

STRUCTURE NAME	10-3	01-11
STRUCTURE TYPE	MH	MH
TENURE		
PIPE SIZE	100-UPVC SN10	
GRADE	1.25%	
BEDDING TYPE		
BULKHEAD SPACING		
DATUM R.L.	-6.0	30.79
DEPTH TO INVERT	1.275 1.305	1.695 2.530
INVERT LEVEL	11.070 11.040	10.655 9.820
FINISHED SURFACE	12.345	12.350
NATURAL SURFACE	11.155	11.625
CHAINAGE	76.945	107.730

LINE 10

01 JOINS

LINE 10

STRUCTURE NAME	11-1	11-2	11-3	11-4	11-5	11-6	11-7	11-8
STRUCTURE TYPE	MH	MH	MH	MH	MH	MH	MH	MH
TENURE								
PIPE SIZE	100-UPVC SN10		100-UPVC SN10		150-UPVC SN8		150-UPVC SN8	
GRADE	1.80%		10.00%		0.65%		9.77%	
BEDDING TYPE								
BULKHEAD SPACING								
DATUM R.L.	4.0	89.50	31.00	21.50	31.50	22.00	31.00	26.00
DEPTH TO INVERT	0.420	0.470 1.080	0.520 3.470	1.140 1.625 1.625	0.845 2.005	1.185 1.735	1.965 1.985	2.655
INVERT LEVEL	26.240	25.100 24.020	20.920 17.965	17.825 17.345 17.345	14.270 13.105	12.965 12.415	12.215 12.195	12.025
FINISHED SURFACE	26.665	26.785 25.100	21.440 21.440	18.970 19.425	15.115 16.045	14.150 13.910	14.180 12.920	14.680
NATURAL SURFACE	27.440	27.440	21.870	19.425	16.045	13.910	12.920	13.145
CHAINAGE	0.000	89.500	120.500	142.000	173.495	195.495	226.500	252.500

LINE 11

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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	NOTES	PROJECT	DRAWING TITLE	JOB NUMBER	
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	 THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROJECT PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	DRAWING TITLE CIVIL ENGINEERING PACKAGE SEWER LONG SECTIONS - SHEET 6	JOB NUMBER NL230461 DRAWING NUMBER MOD-C06.56 REVISION 3 DRAWING SHEET SIZE = A1
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25							
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25							

VERIFIER:
JOB MANAGER: CIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

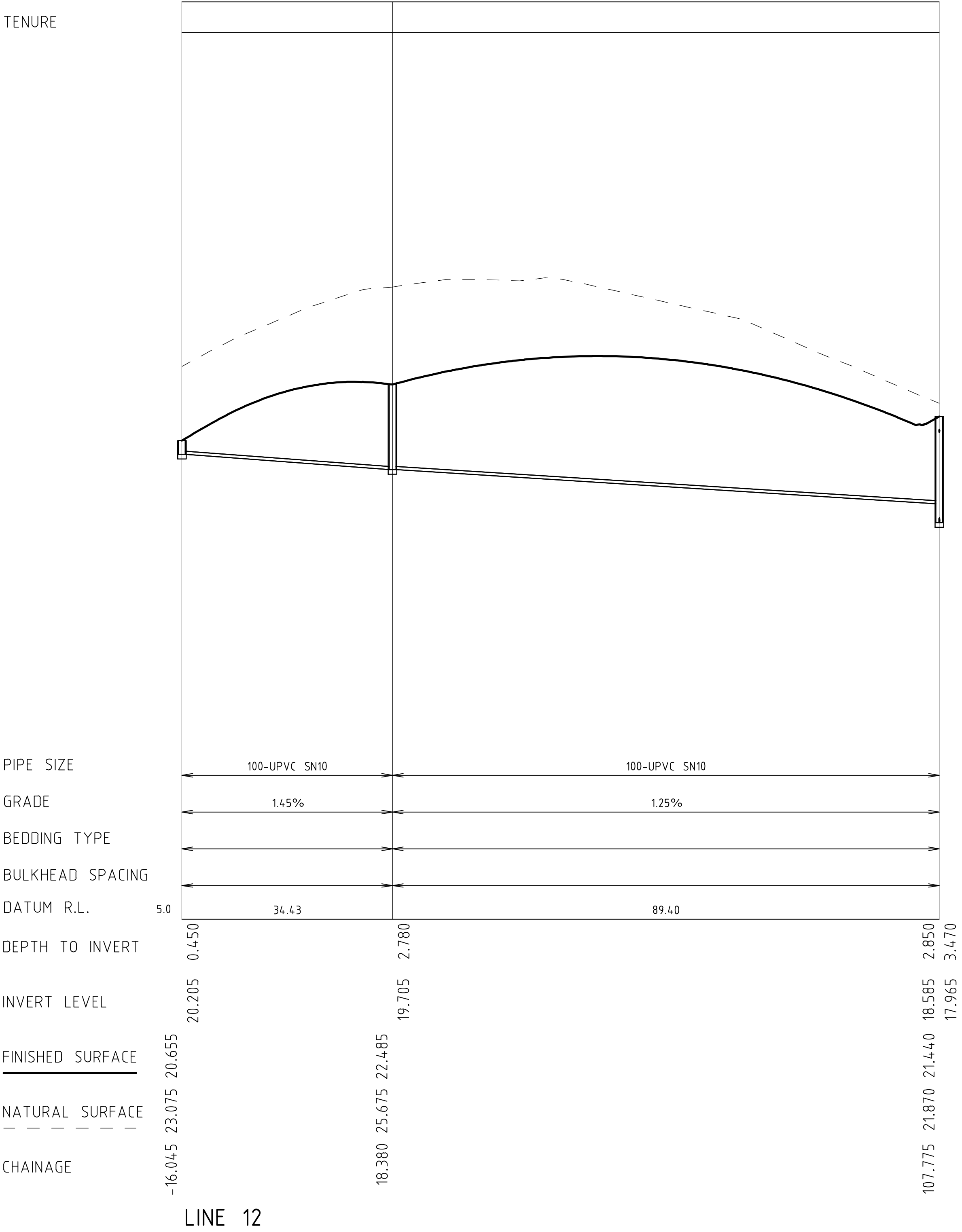
STRUCTURE NAME 12-1
STRUCTURE TYPE MH

STRUCTURE NAME 12-2
STRUCTURE TYPE MH

STRUCTURE NAME 11-3
STRUCTURE TYPE MH

Pit Angle 12°

11 JOINS



STRUCTURE NAME 13-1
STRUCTURE TYPE MH

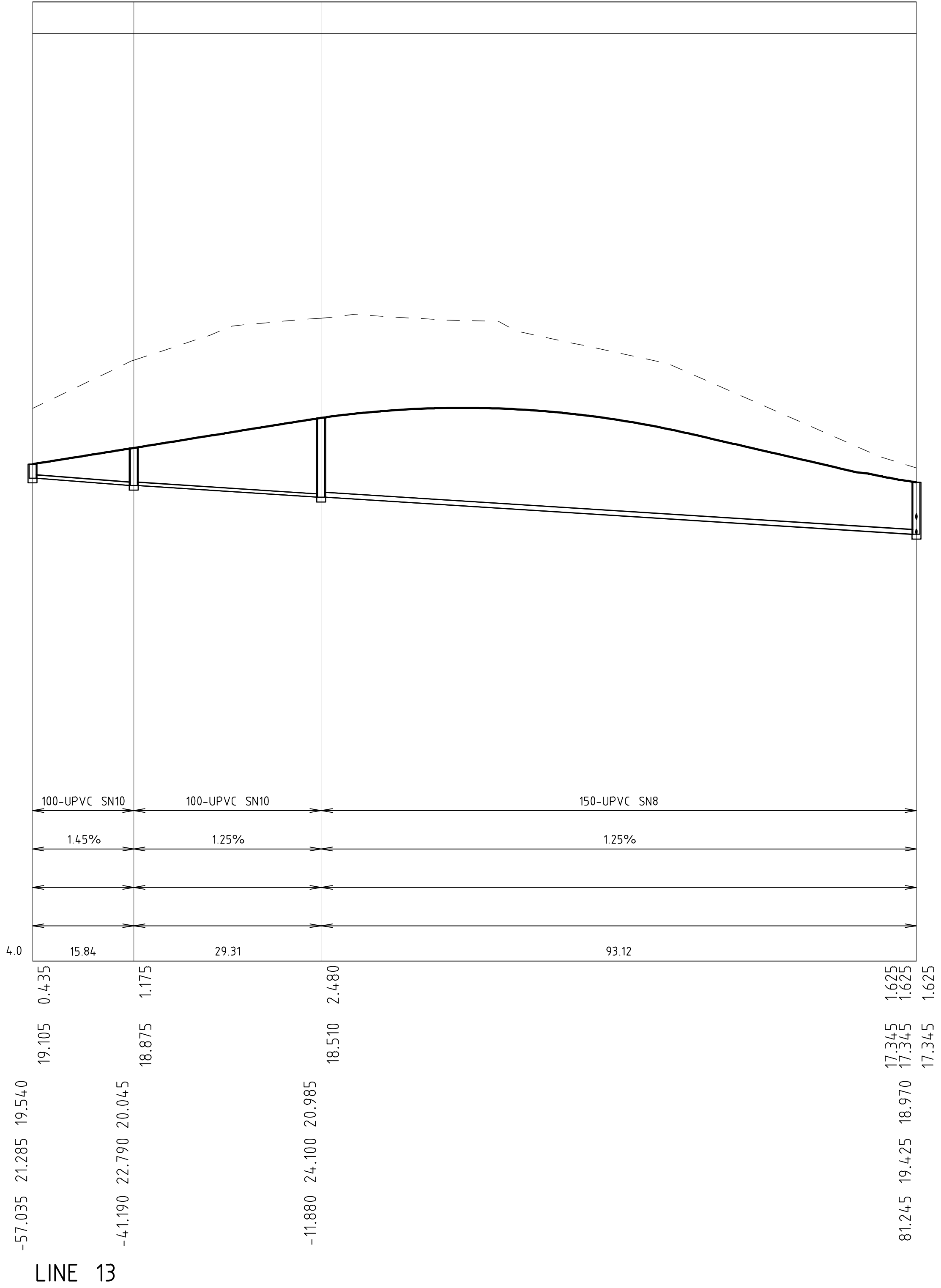
STRUCTURE NAME 13-2
STRUCTURE TYPE MH

STRUCTURE NAME 13-3
STRUCTURE TYPE MH

Pit Angle 12°

Pit Angle 10°

11 JOINS



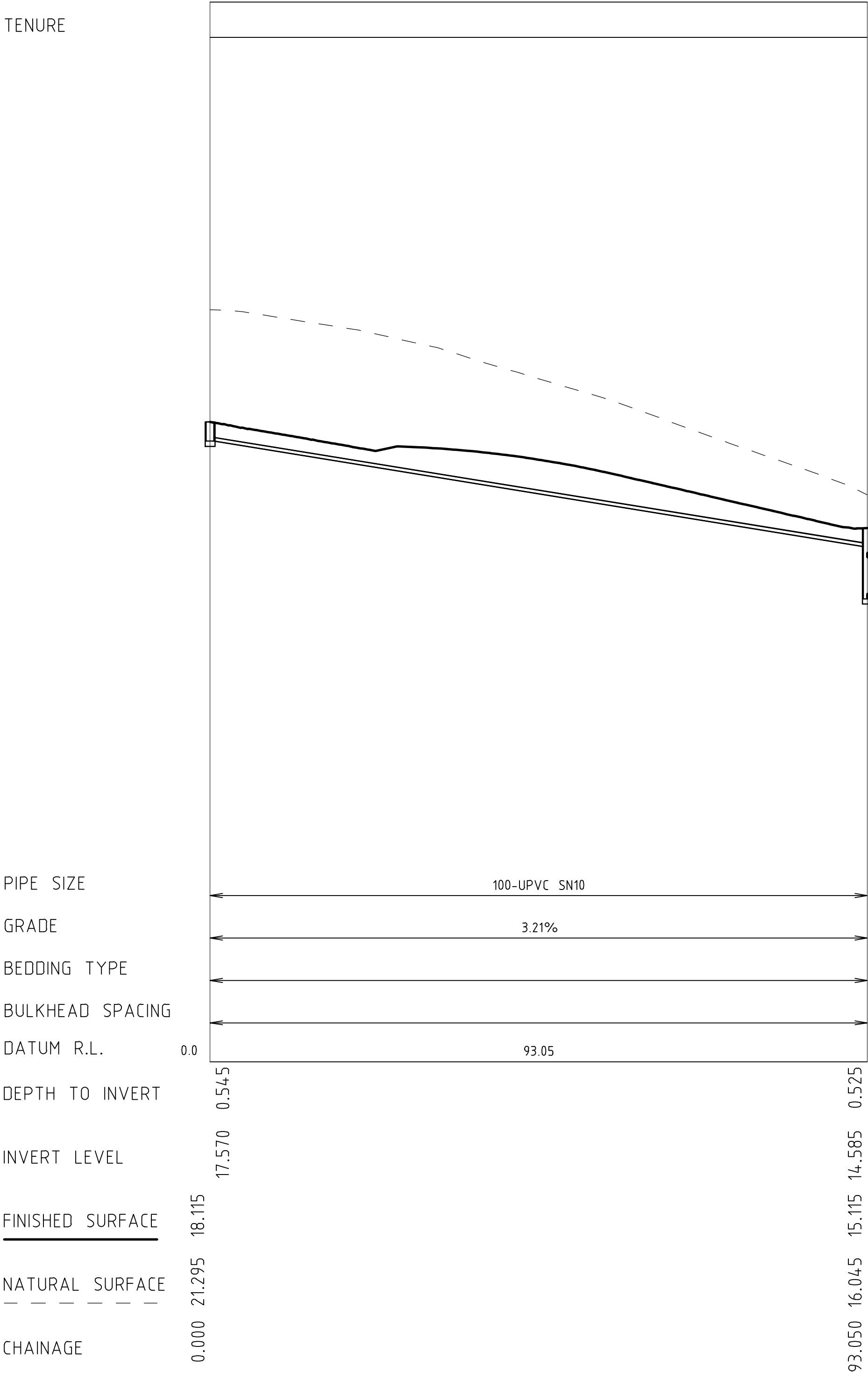
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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	PROJECT	DRAWING TITLE	JOB NUMBER
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2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						

VERIFIER:
JOB MANAGER: CIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

STRUCTURE NAME 14-1
STRUCTURE TYPE MH

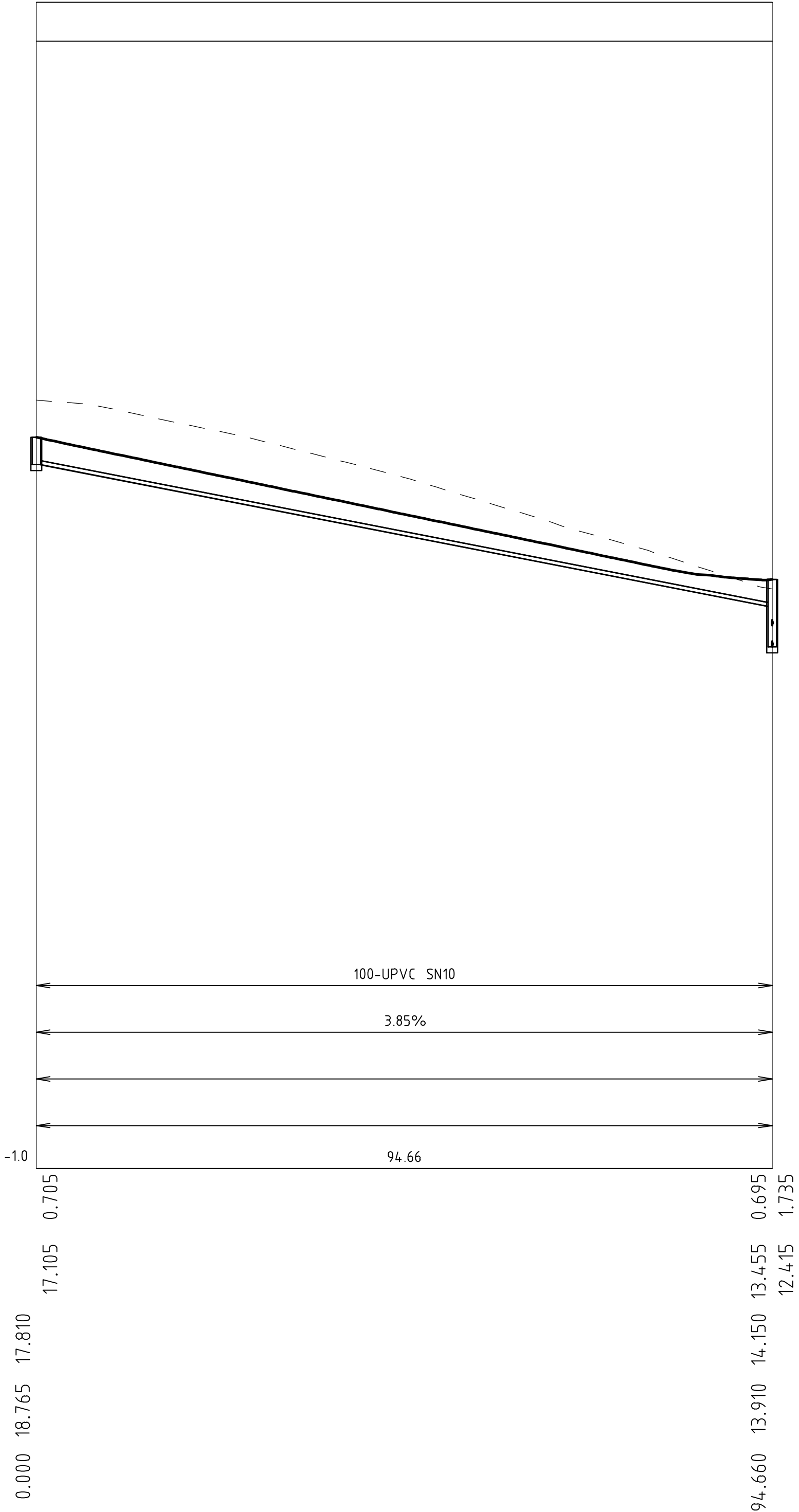
11-5
MH



LINE 14

15-1
MH

11-6
MH



LINE 15

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	PROJECT	DRAWING TITLE	JOB NUMBER
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	 THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE SEWER LONG SECTIONS - SHEET 9	NL230461 DRAWING NUMBER MOD-C06.59 DRAWING SHEET SIZE ± A1
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						
											REVISION 3

STRUCTURE NAME	16-1	16-2	17-3
STRUCTURE TYPE	MH	MH	MH
TENURE			
PIPE SIZE	100-UPVC SN10	100-UPVC SN10	
GRADE	1.45%	1.25%	
BEDDING TYPE			
BULKHEAD SPACING			
DATUM R.L.	-2.0	61.50	10.65
DEPTH TO INVERT	0.450	2.630	2.275
INVERT LEVEL	14.935	14.040	13.220
FINISHED SURFACE	15.385	16.670	16.180
NATURAL SURFACE	13.515	14.845	14.950
CHAINAGE	0.000	61.500	72.155

LINE 16

The profile view shows the sewer line with the following data points and segments:

Station	Elevation (ft)	Notes
0.000	15.220	Start of line
14.150	14.580	Manhole 17-1
27.830	14.815	Manhole 17-2
31.990	16.180	Manhole 17-3
59.815	14.950	Manhole 11-9

Pipe segments and slopes:

- Segment 1: 100-UPVC SN10, Slope 1.45%, from Station 0.000 to 27.830.
- Segment 2: 100-UPVC SN10, Slope 1.45%, from Station 27.830 to 31.990.
- Segment 3: 150-UPVC SN8, Slope 1.45%, from Station 31.990 to 59.815.

Additional notes from the profile view:

- Pit Angle 8° at Station 27.830.
- Pit Angle -86° at Station 31.990.
- 16 JOINS at Station 31.990.
- 11 JOINS at Station 59.815.

LINE 17

The profile view shows the sewer line alignment with the following data:

Station	Proposed Sewer Elevation	Existing Sewer Elevation	Ground Surface Elevation
12.945	12.945	12.945	13.395
35.150	12.435	12.435	13.430
70.250	11.965	11.965	13.015

Additional details from the profile view:

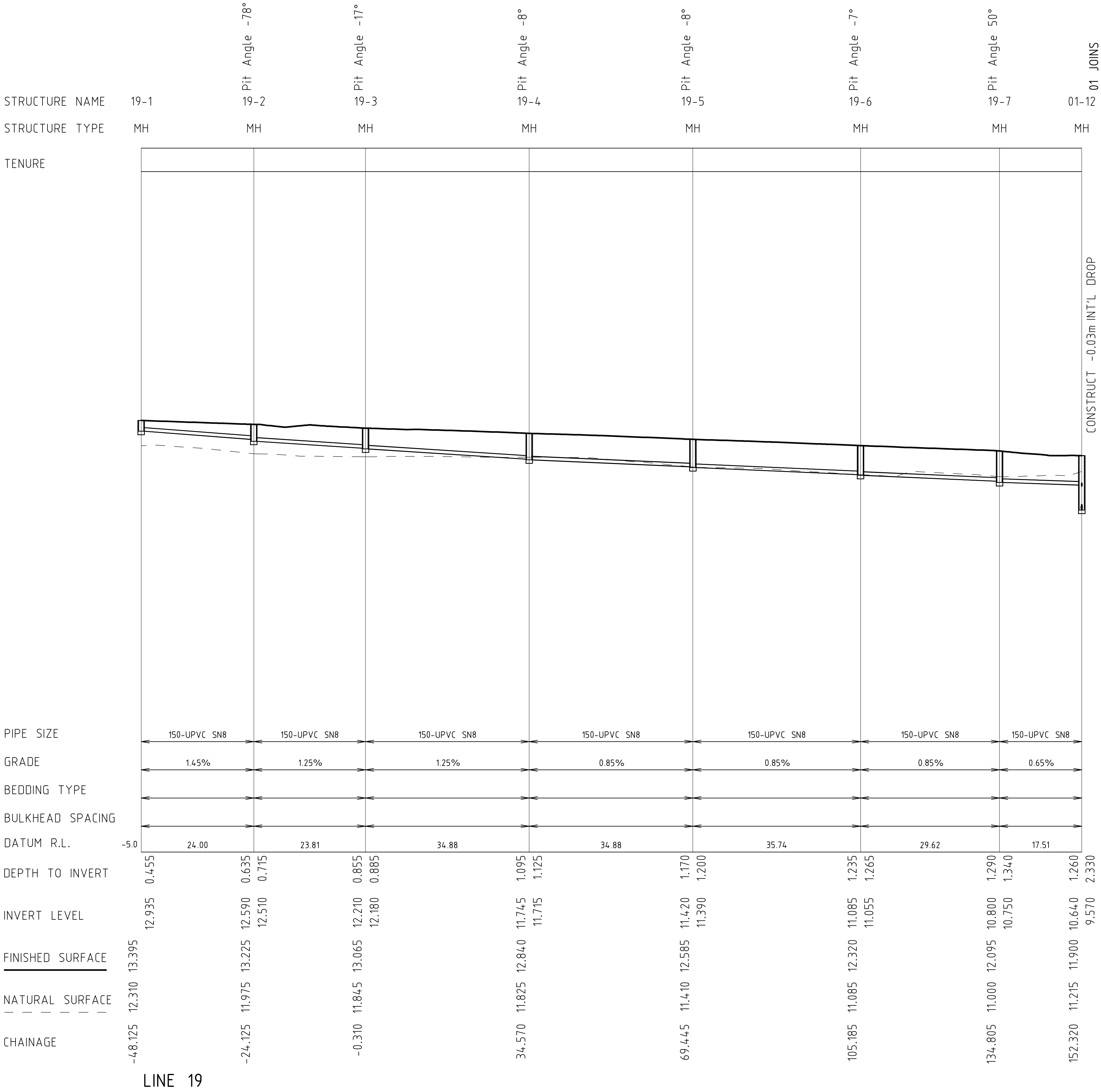
- Pipe material: 150-UPVC SN8
- Ground surface slope: 1.45%
- Proposed sewer slope: 1.25%
- Stationing: 0.000, 12.010, 13.395, 35.150, 70.250
- Elevations: 12.945, 12.435, 11.965, 13.395, 13.430, 13.015

LINE 18

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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROJECT	DRAWING TITLE	JOB NUMBER
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 KING + CAMPBELL DC8 STUDIO	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE SEWER LONG SECTIONS - SHEET 10		NL230461		
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25							
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25							
						DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD		DRAWING NUMBER MOD-C06.60	REVISION 3		
										DRAWING SHEET SIZE = A1		

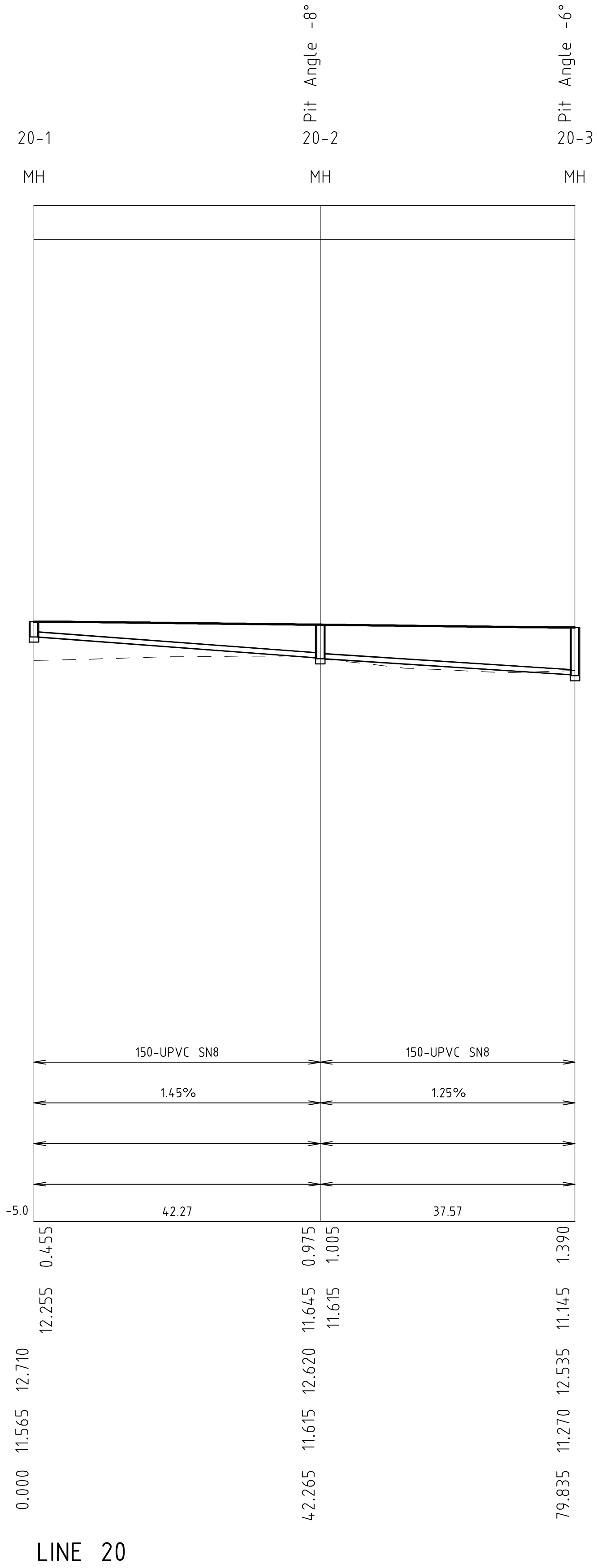
VERIFIER:
JOB MANAGER: C PIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY



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REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	PROJECT	DRAWING TITLE	JOB NUMBER
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	 THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE SEWER LONG SECTIONS - SHEET 11	NL230461 DRAWING NUMBER MOD-C06.61 REVISION 3 DRAWING SHEET SIZE ± A1
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						

VERIFIER:
JOB MANAGER: C PIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY



STRUCTURE NAME

STRUCTURE TYPE

TENURE

PIPE SIZE

GRADE

BEDDING TYPE

BULKHEAD SPACING

DATUM R.L.

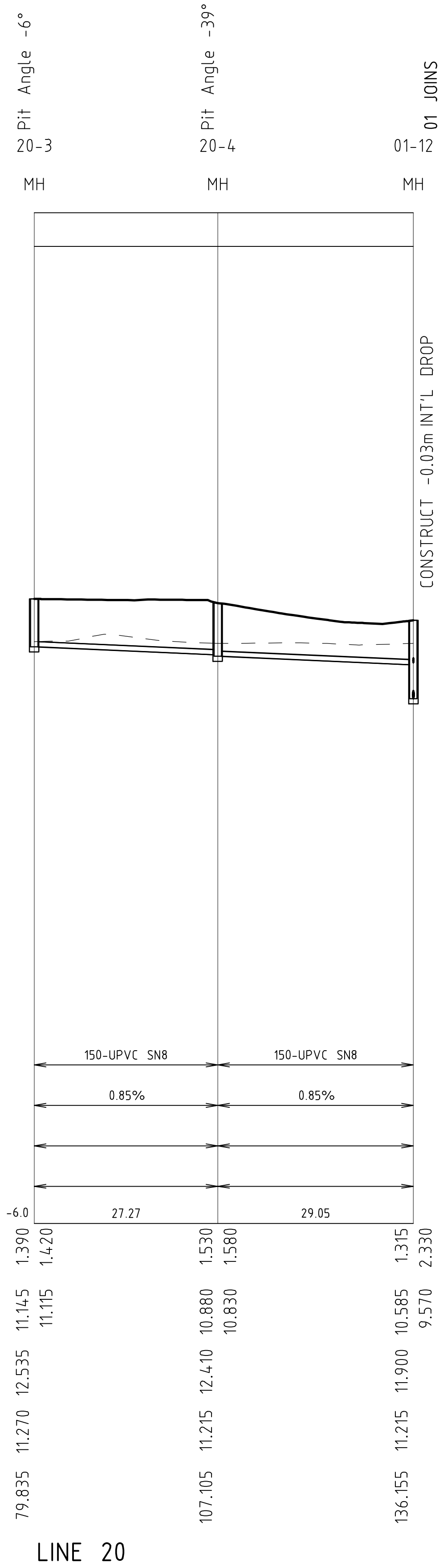
DEPTH TO INVERT

INVERT LEVEL

FINISHED SURFACE

NATURAL SURFACE

CHAINAGE



NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25



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NEWCASTLE



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PROJECT

PROPOSED LIFESTYLE COMMUNITY

NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

SEWER LONG SECTIONS - SHEET 12

JOB NUMBER

NL230461

DRAWING NUMBER

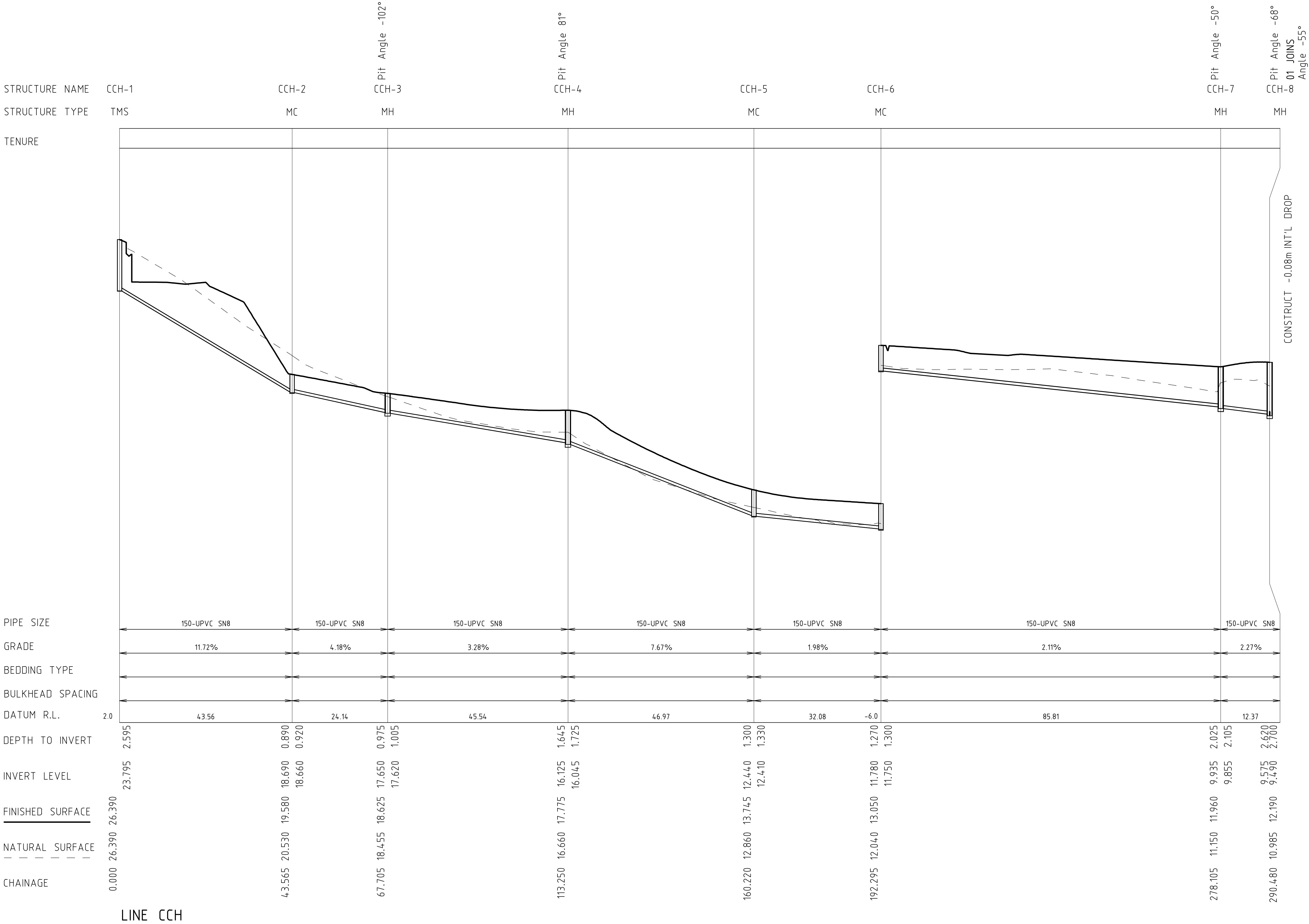
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REVISION

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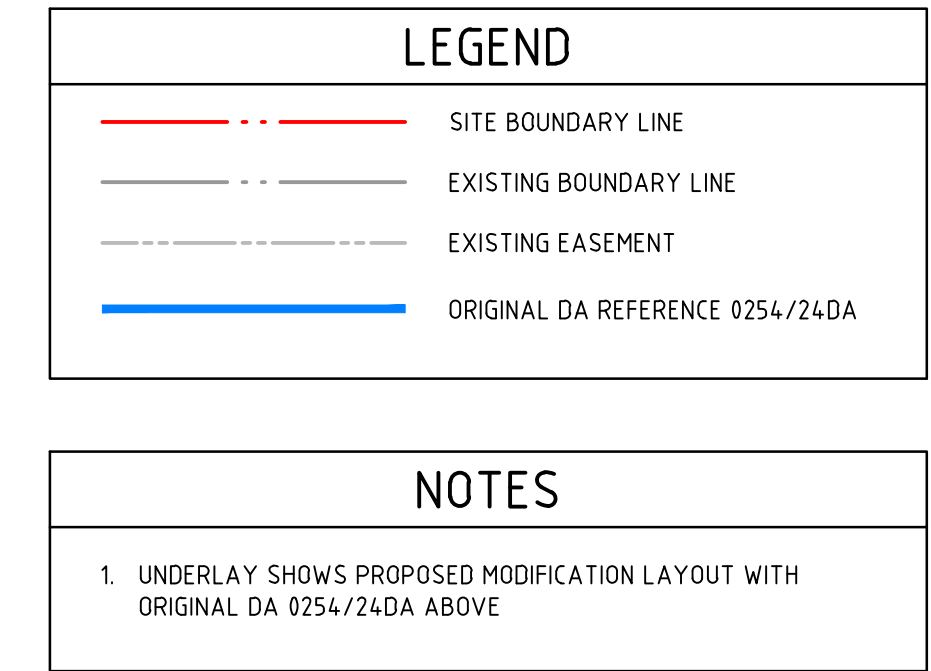
DRAWING SHEET SIZE ± A1

VERIFIER: CIPER
JOB MANAGER: G HARRIS
DESIGNED: R KENNEDY



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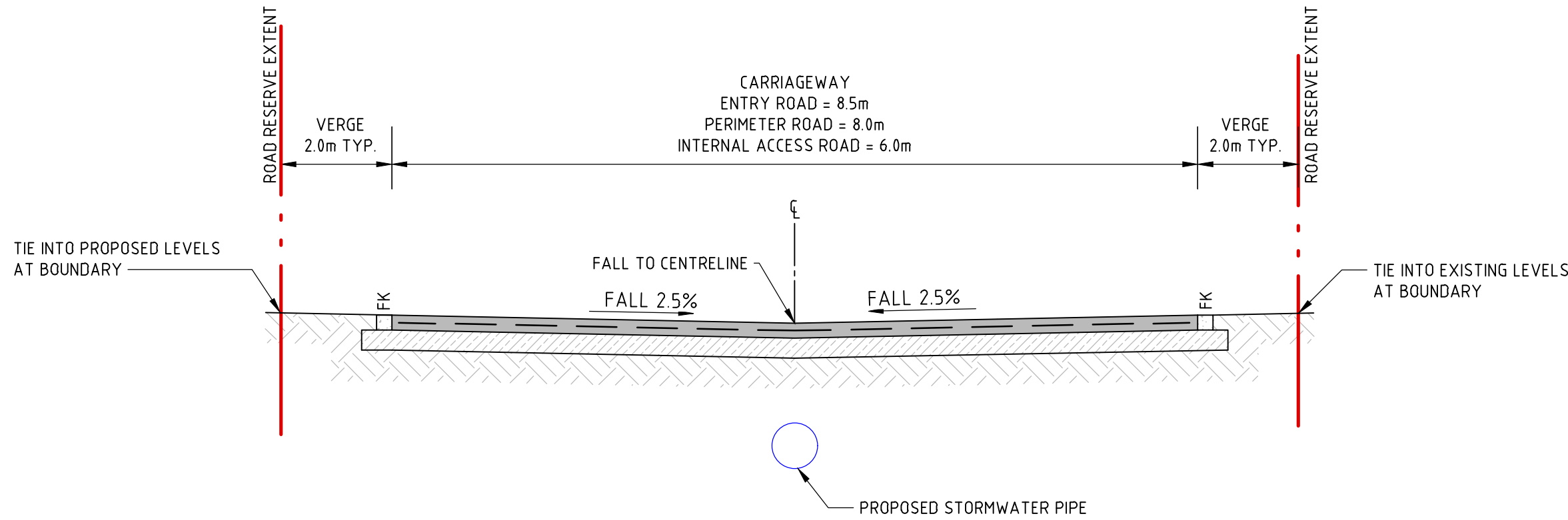
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1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25	 DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	 THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE	NL230461
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25						
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25						
										SEWER LONG SECTIONS - SHEET 13	DRAWING NUMBER MOD-C06.63 REVISION 3
DRAWING SHEET SIZE = A1											



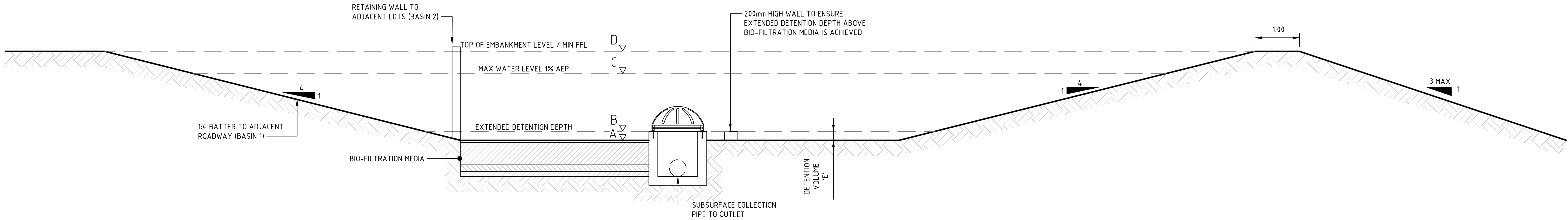
DRAWN: R KENNEDY	DESIGNED: G HARRIS	JOB MANAGER: C PIPER	VERIFIER:
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VERIFIER:
JOB MANAGER: C PIPER
DESIGNED: G HARRIS
DRAWN: R KENNEDY

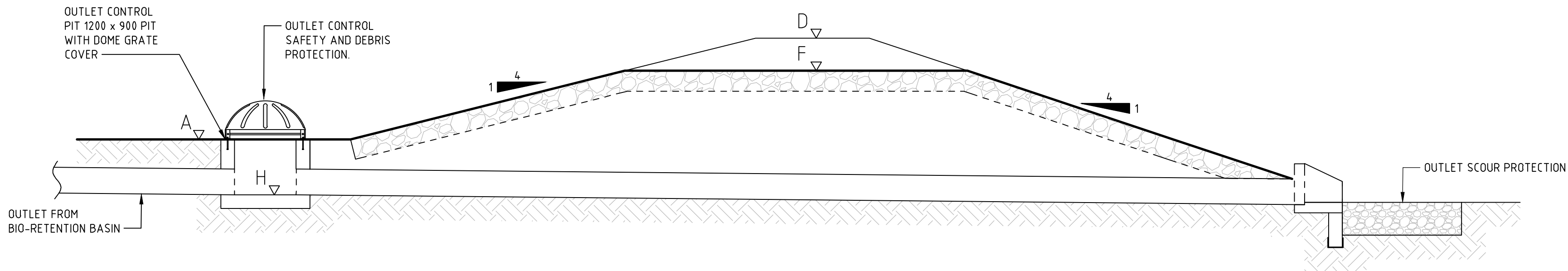


TYPICAL SECTION
INTERNAL ROAD
SCALE 1:50



SECTION 1
BASIN TYPICAL SECTION
REFER TO TABLE A FOR DETAILS

TABLE A - BASIN DETAILS			
LEVEL	BASIN 1	BASIN 2	DESCRIPTION
A	11.35	10.80	BASIN FLOOR / TOP OF BIOFILTRATION MEDIA
B	11.70	11.20	EXTENDED DETENTION WATER LEVEL
C	12.60	12.00	PEAK WATER LEVEL IN 1% AEP
D	13.25	12.30	TOP OF EMBANKMENT / MIN ADJACENT FFL
E	690m ³	1,530m ³	DETENTION BASIN STORAGE
F	12.40	11.70	OVERFLOW WEIR LEVEL
G	500mm	850mm	LOW FLOW OUTLET ORIFICE CONTROL SIZE
H	10.70	10.20	LOW FLOW OUTLET PIPE LEVEL



OUTLET CONTROL TYPICAL DETAIL
REFER TO TABLE A FOR DETAILS

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
1	ISSUED FOR COORDINATION	JR	CP	CP	05.02.25
2	ISSUED FOR INFORMATION	DM	CP	CP	10.02.25
3	ISSUED FOR APPROVAL	RK	CP	CP	14.02.25

CLIENT

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ARCHITECT

KING + CAMPBELL

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SCALE 1:50 @ A1

0 0.5 1 1.5 2 2.5m

NORTHROP

Newcastle

Level 1, 215 Pacific Hwy, Charlestown NSW 2290
Ph (02) 4943 1777 Email newcastle@northrop.com.au
ABN 81 094 433 100

PROJECT

PROPOSED LIFESTYLE COMMUNITY

**NEWMAN'S ROAD, WOOLGOOLGA,
N.S.W, 2456**

DRAWING TITLE

CIVIL ENGINEERING PACKAGE

CIVIL DETAILS SHEET 1

JOB NUMBER

NL230461

DRAWING NUMBER

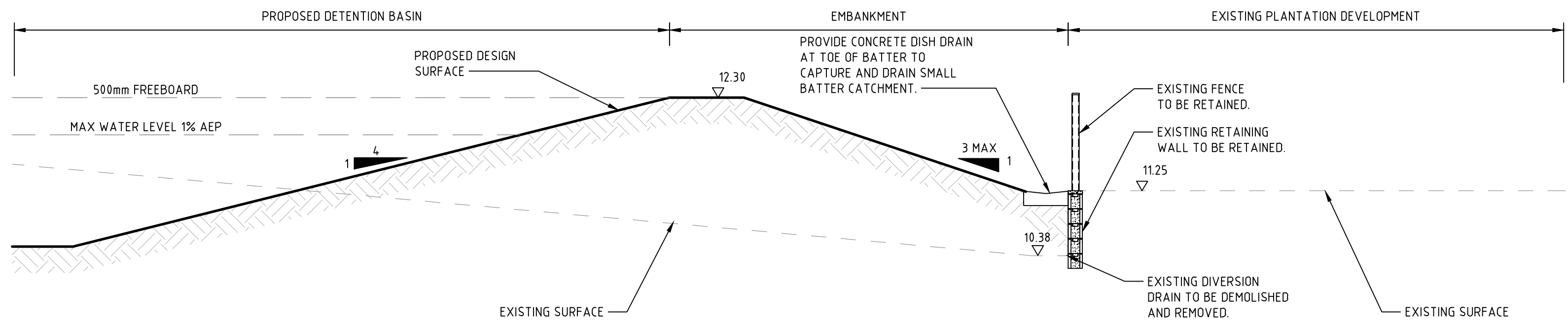
MOD-C09.01

REVISION

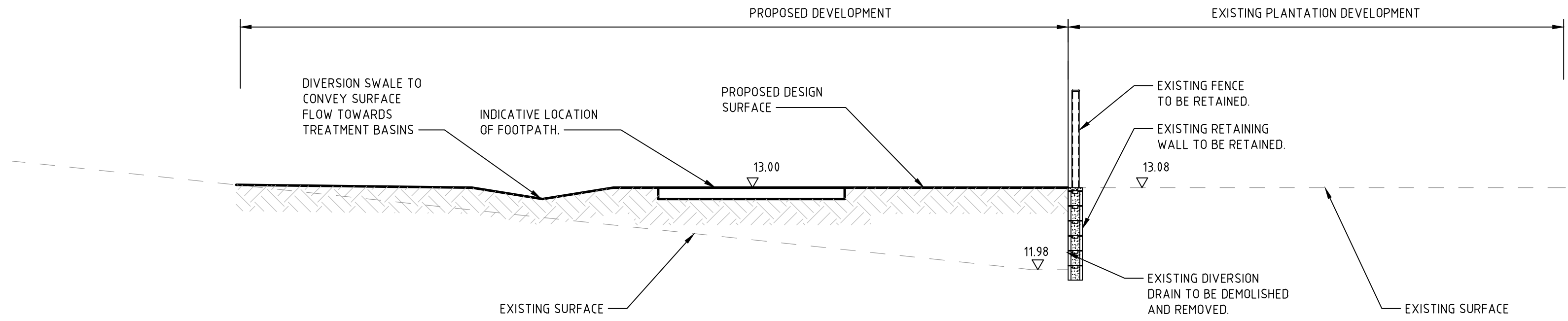
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DRAWING SHEET SIZE = A1

VERIFIER: C PIPER
JOB MANAGER: G HARRIS
DESIGNED: R KENNEDY



SECTION 3
INTERFACE TYPICAL SECTION



SECTION 4
INTERFACE TYPICAL SECTION

NOT FOR CONSTRUCTION

REVISION		DESCRIPTION		ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	SCALE 1:50@A1		PROJECT	DRAWING TITLE	JOB NUMBER	
1	ISSUED FOR COORDINATION			JR	CP	CP	05.02.25	 Ingenia	KING + CAMPBELL DC8 STUDIO	ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY. THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE.	 Newcastle Level 1, 215 Pacific Hwy, Charlestown NSW 2290 Ph (02) 4943 1777 Email newcastle@northrop.com.au ABN 81 094 433 100	PROPOSED LIFESTYLE COMMUNITY NEWMAN'S ROAD, WOOLGOOLGA, N.S.W, 2456	CIVIL ENGINEERING PACKAGE CIVIL DETAILS SHEET 2	NL230461 MOD-C09.02 3 DRAWING SHEET SIZE = A1	
2	ISSUED FOR INFORMATION			DM	CP	CP	10.02.25								
3	ISSUED FOR APPROVAL			RK	CP	CP	14.02.25								
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