

# PROPOSED MIXED-USE DEVELOPMENT 34-36 GLADSTONE STREET, KOGARAH STORMWATER CONCEPT DESIGN



LOCALITY PLAN  
NOT TO SCALE  
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DRAWINGS LIST			
SHEET No.	DWG No.	TITLE	REV
1	SW100	COVER SHEET	C
2	SW200	STORMWATER CONCEPT DESIGN - BASEMENT 2 PLAN - SHEET 1 OF 2	C
3	SW201	STORMWATER CONCEPT DESIGN - BASEMENT 2 PLAN - SHEET 2 OF 2	C
4	SW202	STORMWATER CONCEPT DESIGN - GROUND FLOOR PLAN - SHEET 1 OF 2	C
5	SW203	STORMWATER CONCEPT DESIGN - GROUND FLOOR PLAN - SHEET 2 OF 2	C
6	SW204	STORMWATER CONCEPT DESIGN - ROOF PLAN - SHEET 1 OF 2	C
7	SW205	STORMWATER CONCEPT DESIGN - ROOF PLAN - SHEET 2 OF 2	C
8	SW300	STORMWATER CONCEPT DESIGN - DETAILS SHEET - SHEET 1 OF 2	C
9	SW301	STORMWATER CONCEPT DESIGN - DETAILS SHEET - SHEET 2 OF 2	C
10	SW400	EROSION AND SEDIMENT CONTROL - PLAN AND DETAILS	C
11	SW500	STORMWATER CONCEPT DESIGN - MUSIC CATCHMENT PLAN & RESULTS	C



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Nominated Architect: Paul Buljevic NSW 7768

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1- preliminary	2- development application	3- construction certificate
4- tender	5- construction	6- other (specify)

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A.B.N. 21 118 222 530

Drawing Title <div style="text-align: center;"> <h1>STORMWATER CONCEPT DESIGN</h1> <h2>BASEMENT 2 PLAN</h2> <h3>SHEET 1 OF 2</h3> </div>
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Drawing Status

FOR APPROVAL

NOT TO BE USED FOR CONSTRUCTION PURPOSES

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Drawing Title			
<h1>STORMWATER CONCEPT DESIGN</h1> <h2>BASEMENT 2 PLAN</h2> <h3>SHEET 2 OF 2</h3>			
Project No		Drawing No	
20200447		SW201	
		Revision No	
		C	
Sheet	Scale	Grid	Datum
3 OF 11	1:100 @ A1		A.H.D.

**Scales**

0m 1 2 3 4 5

SCALE 1:100 ON ORIGINAL SIZE





### DESIGN NOTE:

THE PROPOSED IS A MIXED-USE DEVELOPMENT.

SITE AREA=3589m<sup>2</sup>

BYPASS AREA=461m<sup>2</sup> < 20% SITE AREA= 718m<sup>2</sup>

THE SITE IS LOCATED IN GEORGES RIVER COUNCIL, AND GOVERNED BY KOGARAH DCP 2013.

SITE IS NOT FLOOD AFFECTED ACCORDING TO COUNCIL FLOODING MAP.

OSD IS SIZED ACCORDING TO STORMWATER MANAGEMENT POLICY 2020 S4.6.

SITE IMPERVIOUS AREA=85%, THEREFORE  
PSD=136L/s/ha x 0.3589=48.8L/s  
SSR=295m<sup>3</sup>/ha x 0.3589=105.8m<sup>3</sup>

WATER QUALITY TARGET:

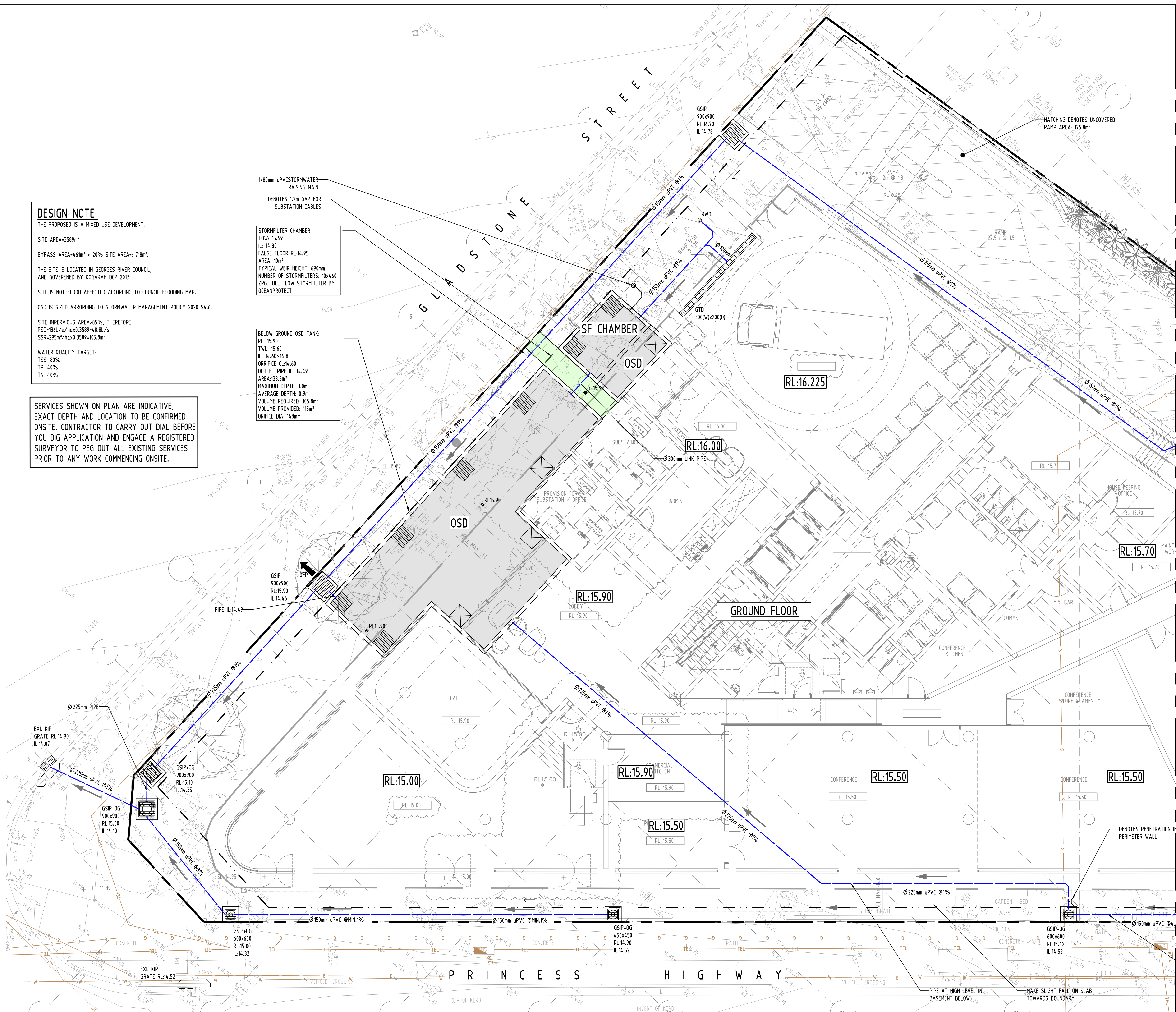
TSS: 80%  
TP: 40%  
TN: 40%

SERVICES SHOWN ON PLAN ARE INDICATIVE, EXACT DEPTH AND LOCATION TO BE CONFIRMED ONSITE. CONTRACTOR TO CARRY OUT DIAL BEFORE YOU DIG APPLICATION AND ENGAGE A REGISTERED SURVEYOR TO PEG OUT ALL EXISTING SERVICES PRIOR TO ANY WORK COMMENCING ONSITE.

STORMFILTER CHAMBER:  
TOW: 15.49  
IL: 14.80  
FALSE FLOOR RL14.95  
AREA: 10m<sup>2</sup>  
TYPICAL WEIR HEIGHT: 690mm  
NUMBER OF STORMFILTERS: 10x460  
ZPG FULL FLOW STORMFILTER BY OCEANPROTECT

BELOW GROUND OSD TANK:  
RL: 15.90  
TWL: 15.60  
IL: 14.60-14.80  
ORIFICE CL14.60  
OUTLET PIPE IL: 14.49  
AREA=133.5m<sup>2</sup>  
MAXIMUM DEPTH: 1.0m  
AVERAGE DEPTH: 0.9m  
VOLUME REQUIRED: 105.8m<sup>3</sup>  
VOLUME PROVIDED: 115m<sup>3</sup>  
ORIFICE DIA: 148mm

1x80mm uPVCSTORMWATER  
RAISING MAIN  
DENOTES 1.2m GAP FOR  
SUBSTATION CABLES



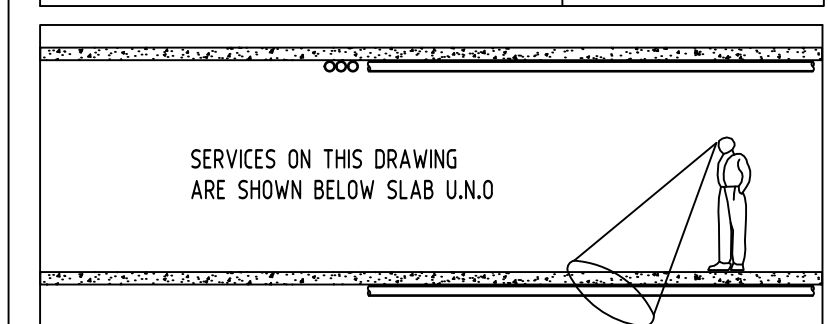
FOR CONTINUATION REFERRING TO SW 203

Revision History			
No	Revision	Date	Status
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B	ISSUE FOR DA	11.08.22	2
A	ISSUE FOR DA	22.12.21	2
No	Last revision title		

Issuer internal sequence and revision history			
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Reference Coordination Drawing			
Discipline	Drawing Title and Number	Date	Rev.
ARCH			
ARCH			
STRUCT			
MECH			
ELEC			
HYD			
FIRE			
LANDS			
CIVIL			
SURVEY			

QUALITY CONTROL			
DRAWN	SS	DATE	10.08.22
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PROJECT  
PROPOSED MIXED-USE DEVELOPMENT  
34-36 GLADSTONE STREET,  
KOGARAH

Drawing Title  
**STORMWATER CONCEPT DESIGN**  
GROUND FLOOR PLAN  
SHEET 1 OF 2

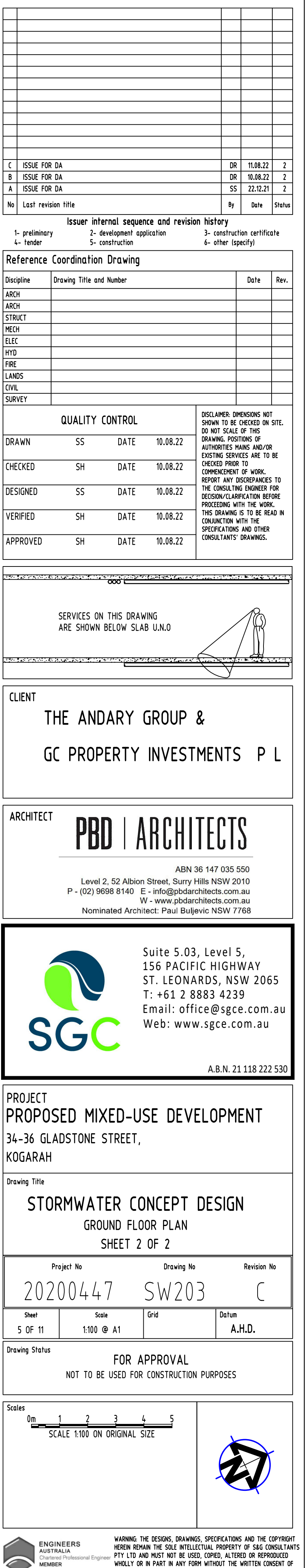
Project No	Drawing No	Revision No
20200447	SW202	C
Sheet	Scale	Grid
4 OF 11	1:100 @ A1	
Daum		A.H.D.

Drawing Status  
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Scales  
0m 1 2 3 4 5  
SCALE 1:100 ON ORIGINAL SIZE

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RAIN WATER OUTLET COLLECTING STORMWATER-  
RUNOFF FROM ROOF AREAS. (TYP.)

**Issuer internal sequence and revision history**

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QUALITY CONTROL		
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Drawing Title			
<h1>STORMWATER CONCEPT DESIGN</h1> <h2>ROOF PLAN</h2> <h3>SHEET 1 OF 2</h3>			
Project No	Drawing No	Revision No	
20200447	SW204	C	
Sheet	Scale	Grid	Datum
6 OF 11	1:100 @ A1		A.H.D.


Scales



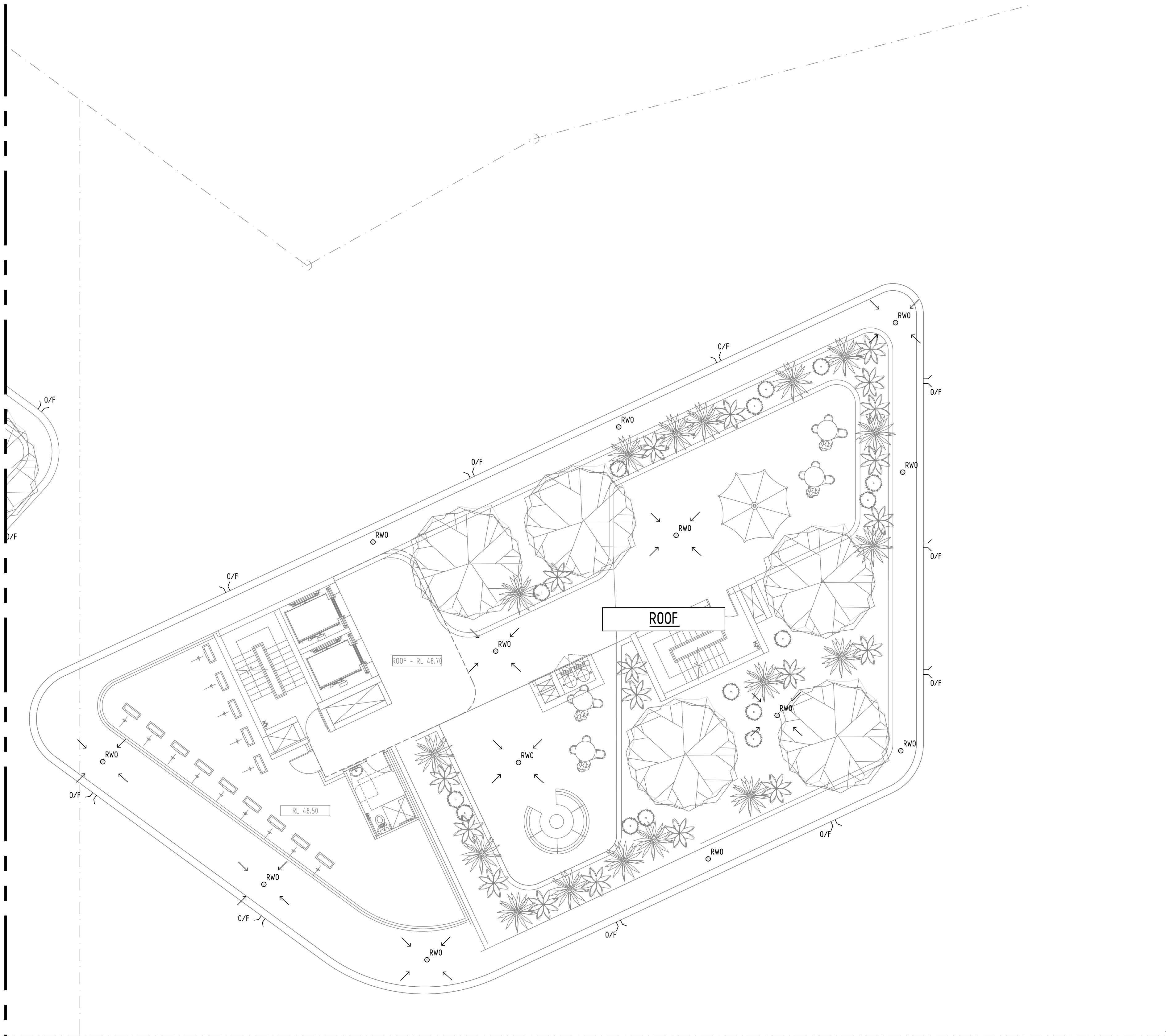
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C	ISSUE FOR DA		DR	11.08.22	2
B	ISSUE FOR DA		DR	10.08.22	2
A	ISSUE FOR DA		SS	22.12.21	2
No	Last revision title		By	Date	Status

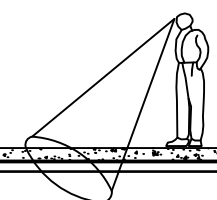
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### Reference Coordination Drawing

Discipline	Drawing Title and Number	Date	Rev.
ARCH			
ARCH			
STRUCT			
MECH			
ELEC			
HYD			
FIRE			
LANDS			
CIVIL			
SURVEY			

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PROJECT  
PROPOSED MIXED-USE DEVELOPMENT  
34-36 GLADSTONE STREET,  
KOGARAH

Drawing Title
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STORMWATER CONCEPT DESIGN  
ROOF PLAN  
SHEET 2 OF 2


Project No		Drawing No		Revision No	
20200447		SW205		C	
Sheet	Scale	Grid	Datum		
7 OF 11	1:100 @ A1		A.H.D.		

Drawing Status

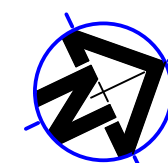
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Scales

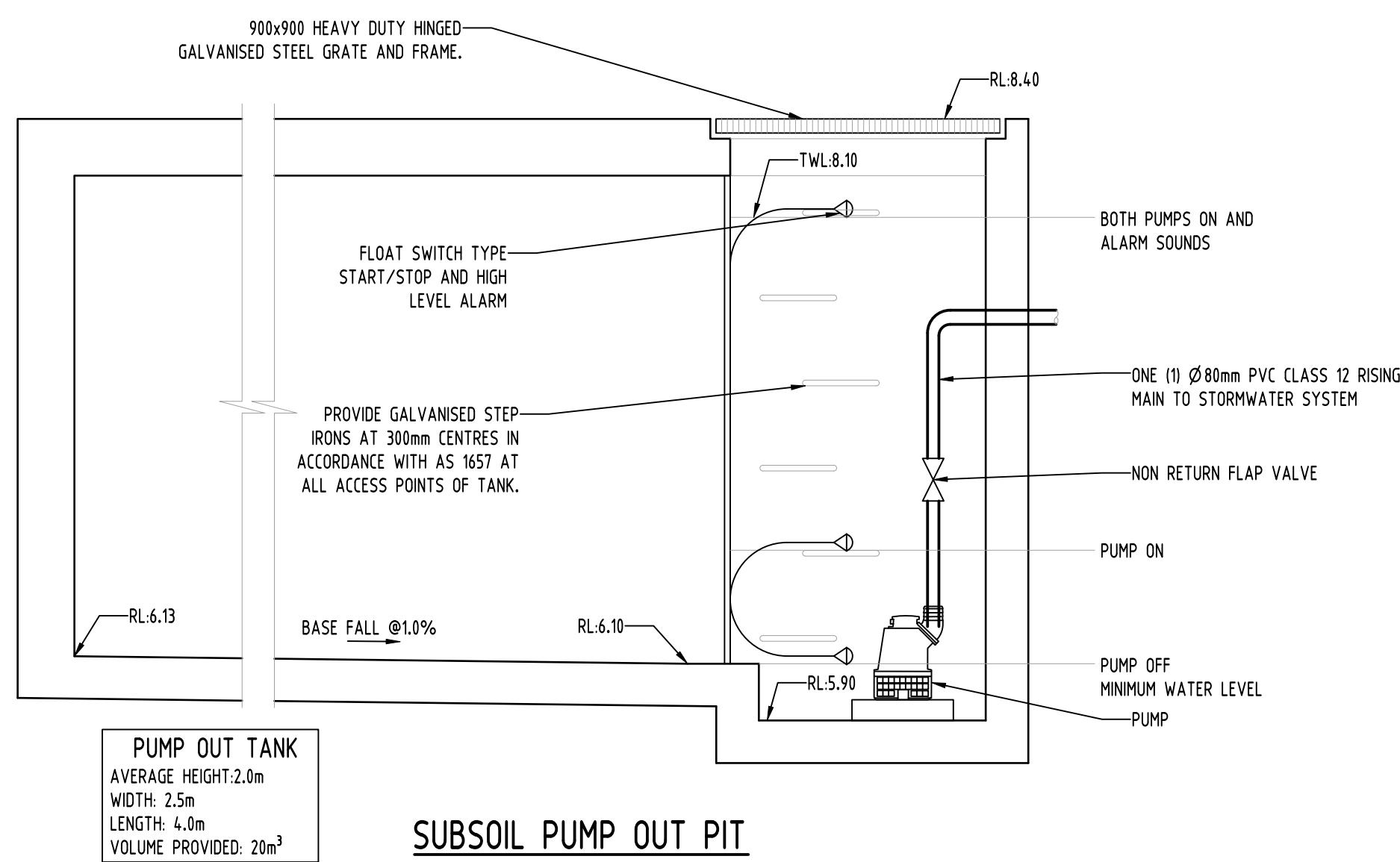
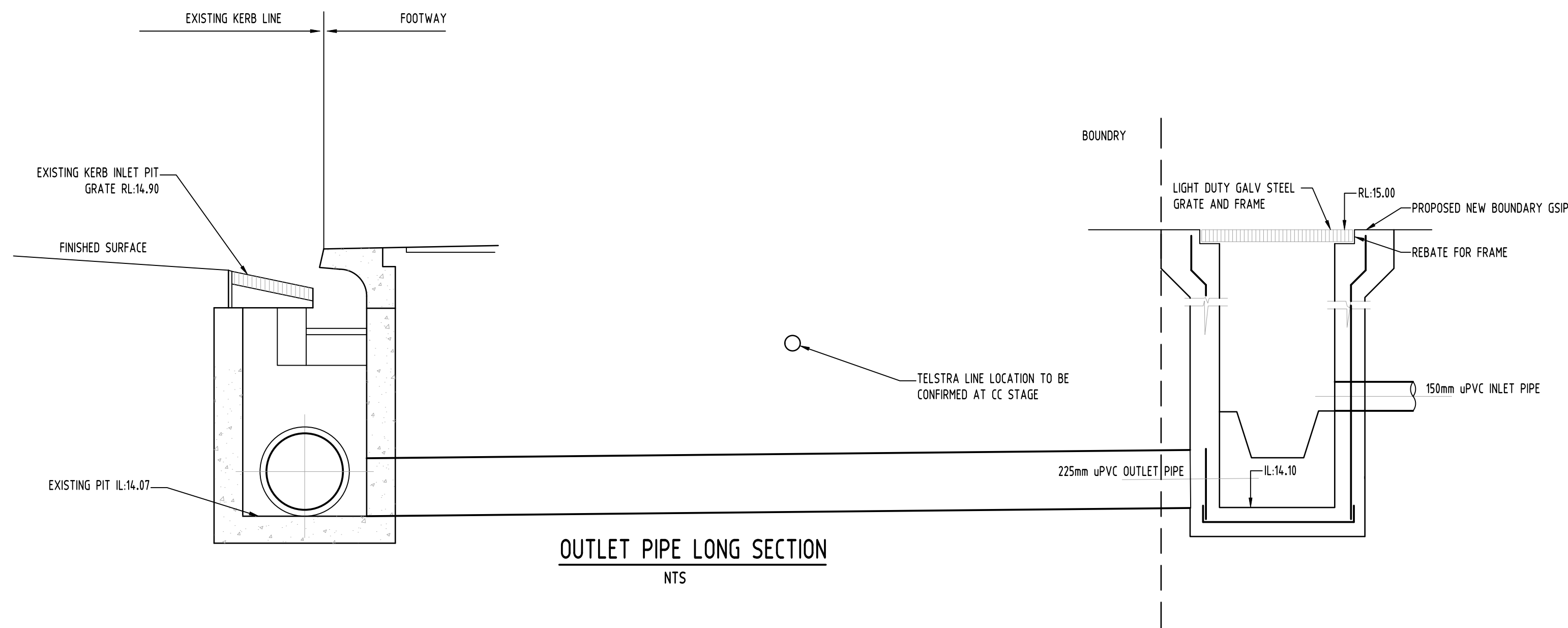
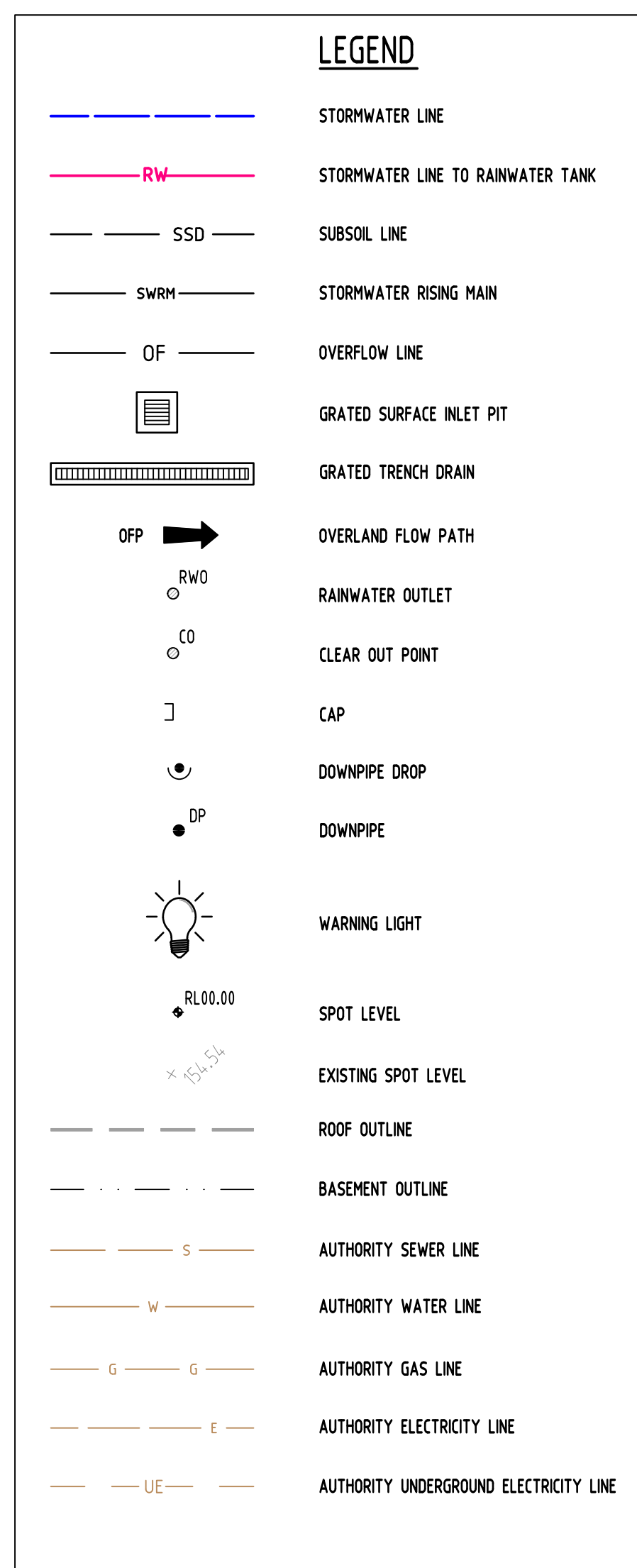
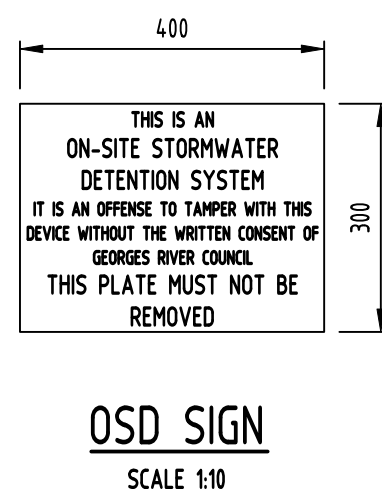
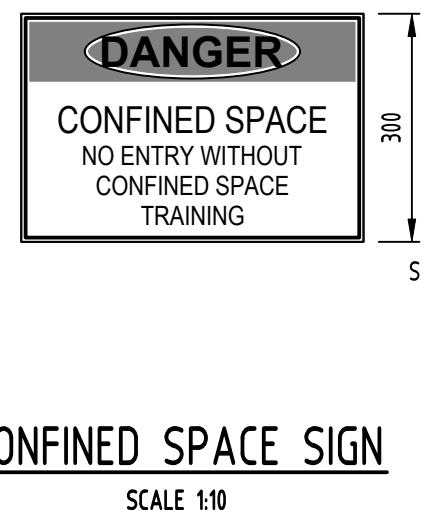


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A	ISSUE FOR DA	SS	22.12.21	2
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ELEC			
HYD			
PAVE			
LANDS			
CIVIL			
SURVEY			

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PROJECT  
PROPOSED MIXED-USE DEVELOPMENT  
34-36 GLADSTONE STREET,  
KOGARAH

Drawing Title

STORMWATER CONCEPT DESIGN

DETAILS SHEET

SHEET 1 OF 2

Project No		Drawing No		Revision No	
20200447		SW300		C	
Sheet	Scale	Grid	Datum		
8 PF 11	AS SHOWN		A.H.D.		

Drawing Status

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**Scales**

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SCALE 1:10 ON ORIGINAL SIZE

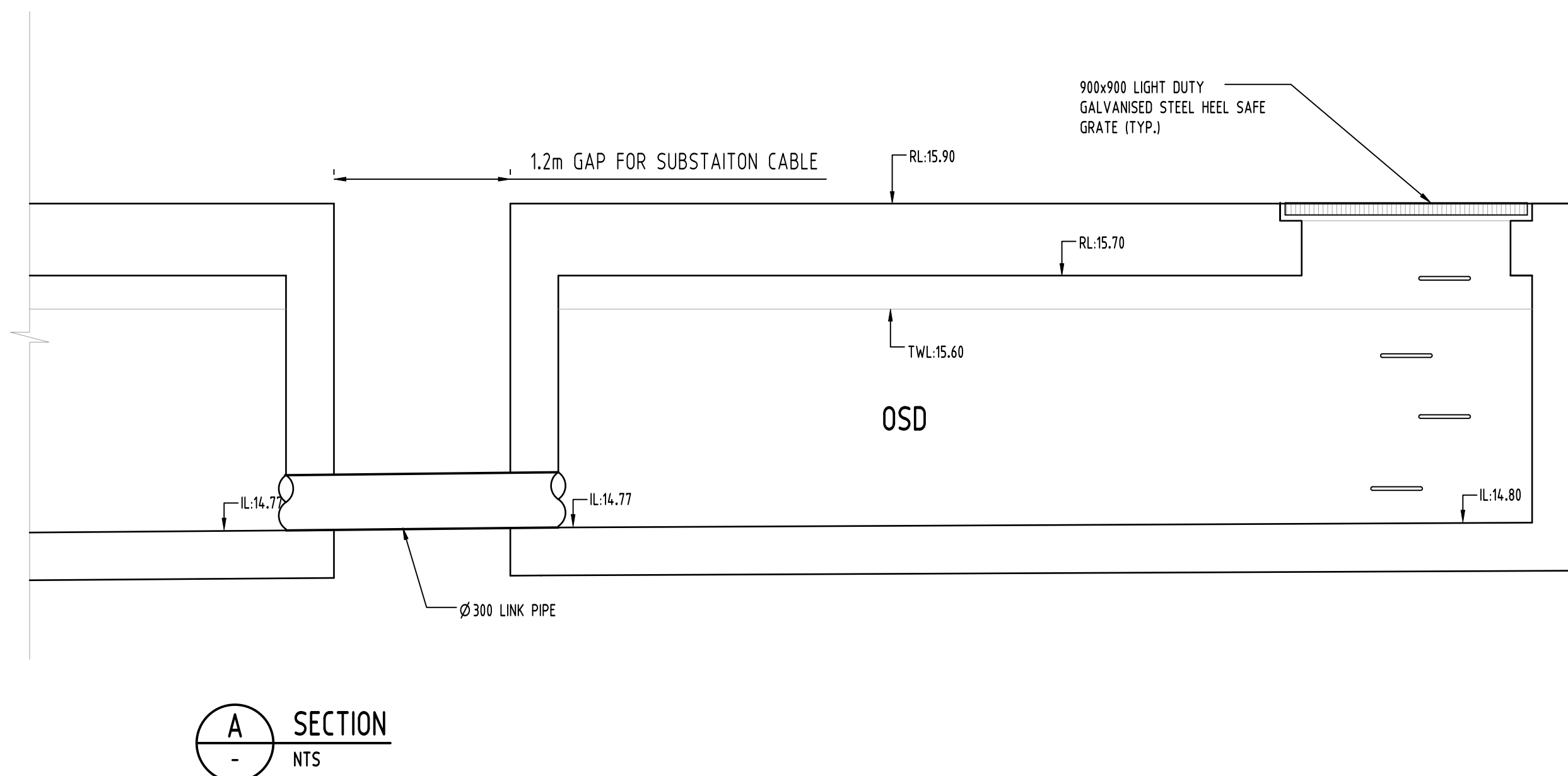
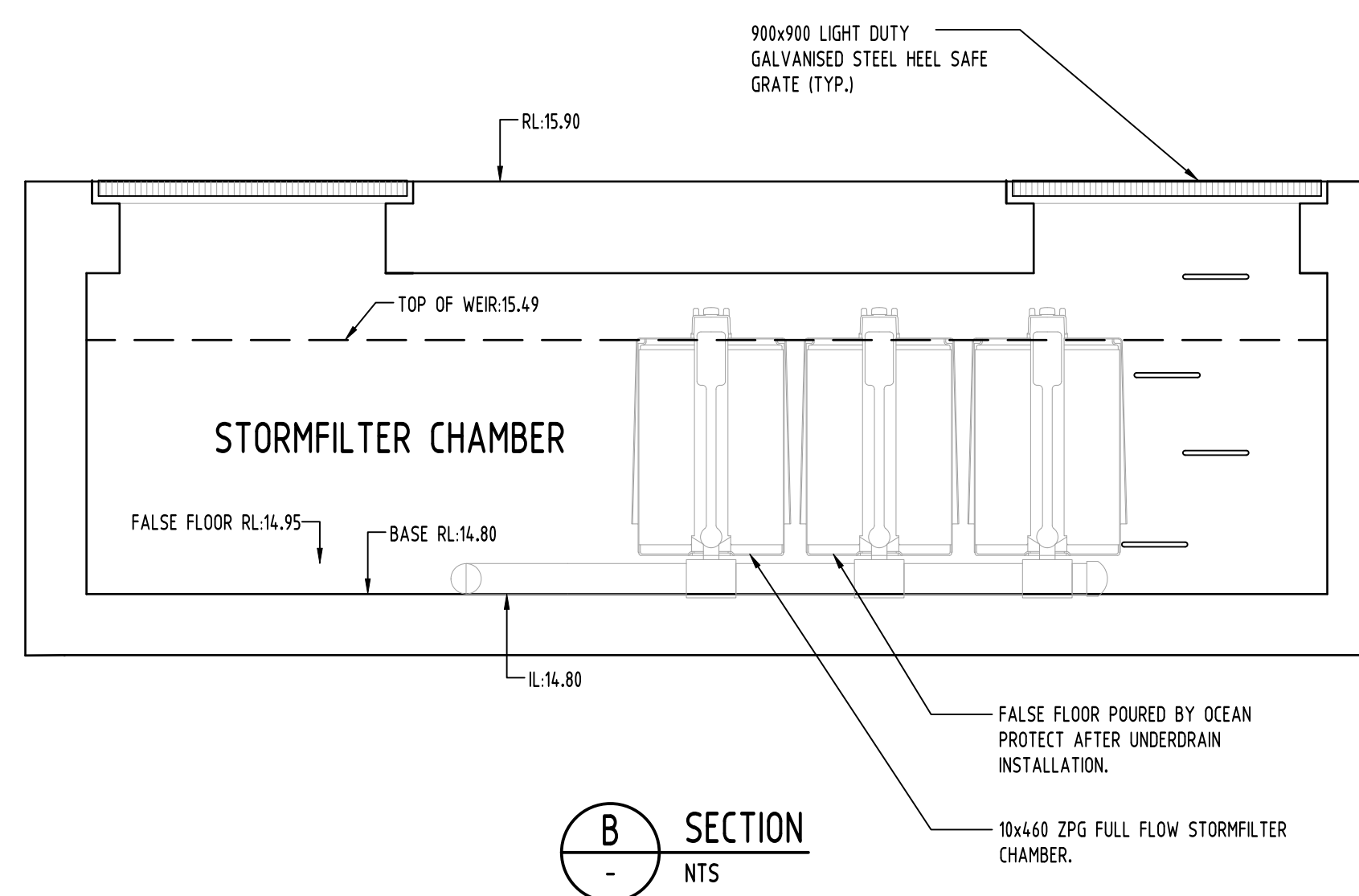
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SCALE 1:20 ON ORIGINAL SIZE

0m 1 2 3 4 5  
SCALE 1:100 ON ORIGINAL SIZE



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Drawing Title

STORMWATER CONCEPT DESIGN

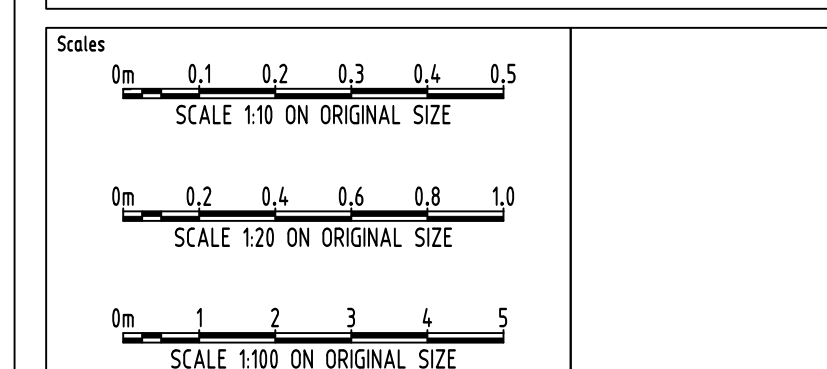
DETAILS SHEET

SHEET 2 OF 2

Drawing Status

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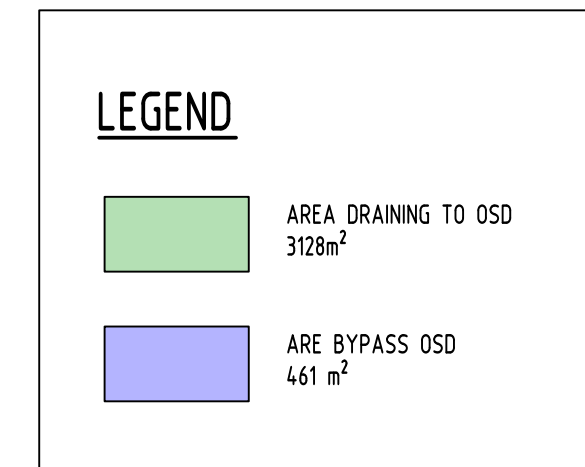
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# OSD CATCHMENT PLAN

SCALE 1:250



**MUSIC CATCHMENT SITE BREAK UP PLAN**  
SCALE 1:250



## MUSIC MODEL & RESULT

C	ISSUE FOR DA	DR	11.08.22	2
B	ISSUE FOR DA	DR	10.09.22	2
A	ISSUE FOR DA	SS	22.12.21	2
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LANDS			
CIVIL			
SURVEY			

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KOGARAH

Drawing Title

**STORMWATER CONCEPT DESIGN**

MUSIC CATCHMENT PLAN & RESULTS

Project No		Drawing No		Revision No	
20200447		SW500		C	
Sheet	Scale	Grid	Datum		
11 OF 11	1:250 @ A1		A.H.D.		

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