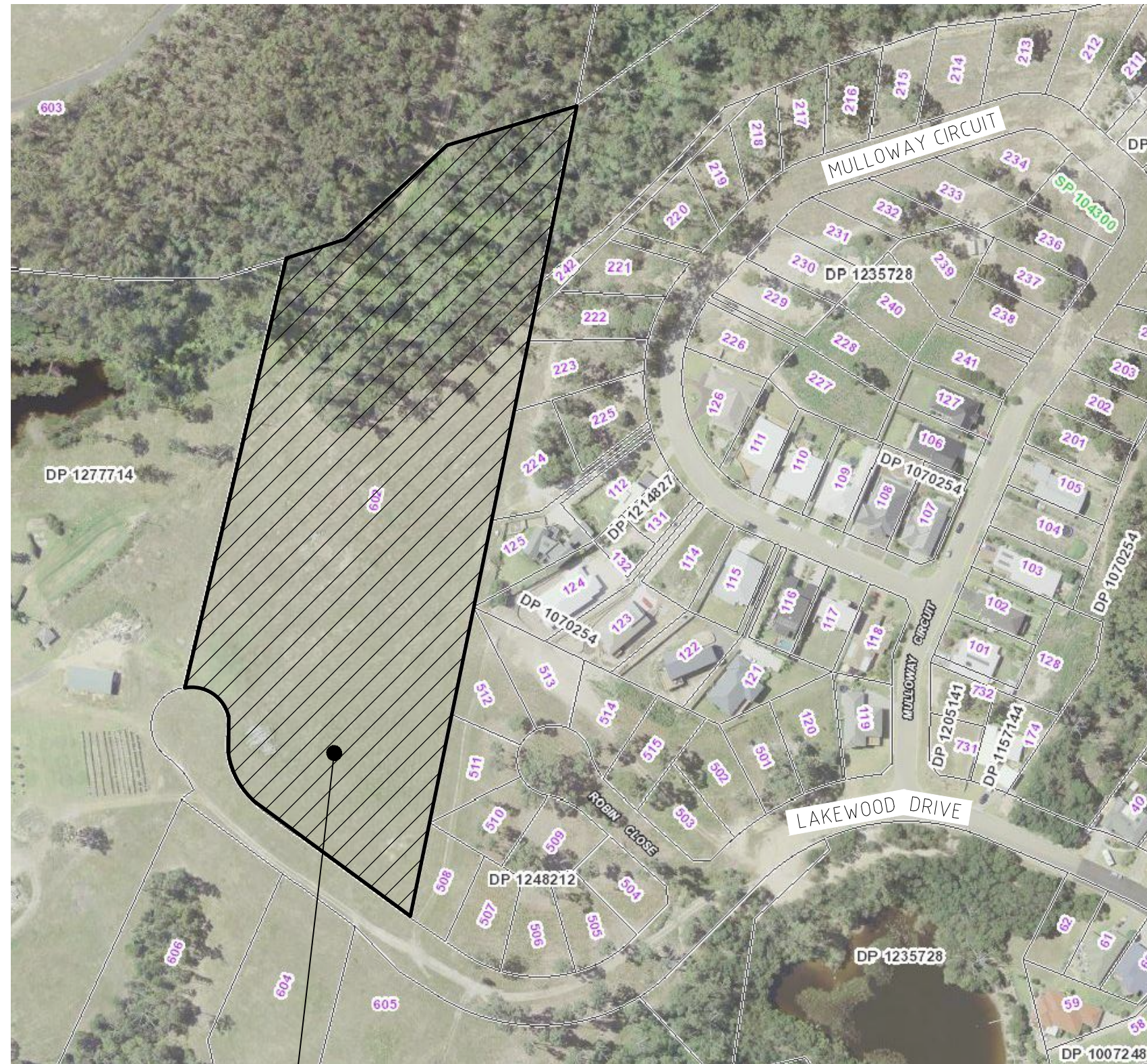


**LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA
INTERNAL CIVIL WORKS**



LOCALITY PLAN



APPROXIMATE
LOCATION OF SITE

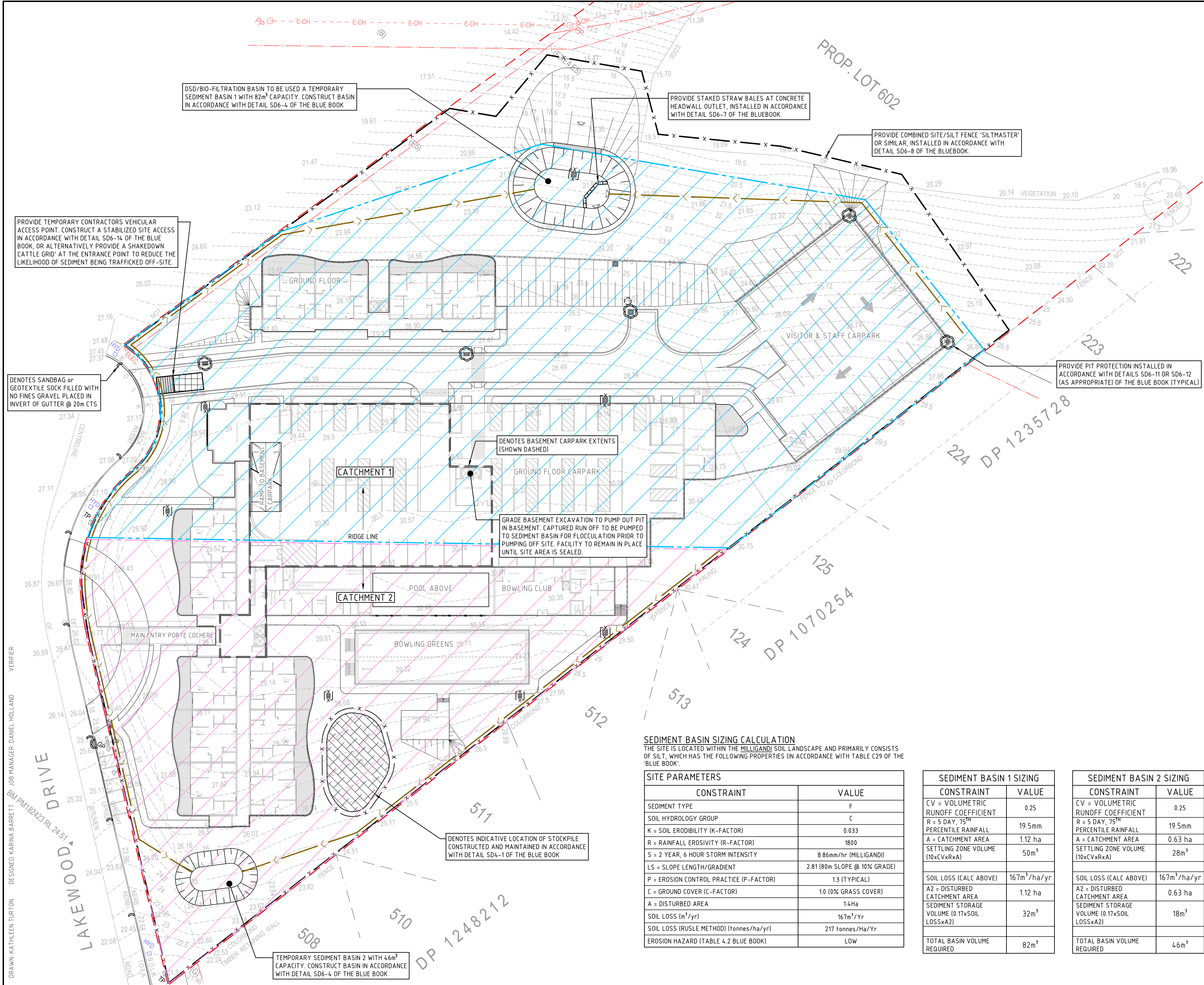


DWG No.	DRAWING TITLE
C1.1	COVER SHEET
C2.1	SOIL & WATER MANAGEMENT PLAN
C2.2	SOIL & WATER MANAGEMENT DETAILS
C3.1	BULK EARTHWORKS PLAN
C4.1	STORMWATER MANAGEMENT & LEVELS PLAN
C4.10	LONG SECTIONS
C9.1	TYPICAL SECTIONS - SHEET 1
C9.2	TYPICAL SECTIONS - SHEET 2
C9.3	TYPICAL SECTIONS - SHEET 3
C10.1	CIVIL DETAILS - SHEET 1

DRAWN: KATHLEEN TURTON DESIGNED: KARINA BARRETT JOB MANAGER: DANIEL HOLLAND VERIFIER:

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REVISION		DESCRIPTION		ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT		ALL SETOUT TO ARCHITECT'S DRAWINGS, DIMENSIONS TO BE VERIFIED WITH THE ARCHITECT AND ON SITE BEFORE MAKING SHOP DRAWINGS OR COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY.	 Central Coast Suite 4, 257-259 Central Coast Hwy, Erina NSW 2250 Ph (02) 4365 1688 Fax (02) 4367 6555 Email centralcoast@northrop.com.au ABN 81 094 433 100	PROJECT	DRAWING TITLE	JOB NUMBER
A	DEVELOPMENT APPLICATION		KT		DH	29.06.22	JUSTICE FOX PROPERTY GROUP				SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA		INTERNAL CIVIL WORKS COVER SHEET	NL220874	
														DRAWING NUMBER	REVISION
							DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN		THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD					C1.1	A
														DRAWING SHEET SIZE = A1	



LEGEND

DENOTES SITE BOUNDARY LINE

DENOTES EASEMENT LINE, REFER TO SURVEY FOR DETAILS

DENOTES COMBINED SITE/SILT FENCE 'SILTMASTER' OR SIMILAR, INSTALLED IN ACCORDANCE WITH DETAIL SD6-8 OF THE BLUEBOOK.

DENOTES TEMPORARY CONTRACTORS VEHICULAR ACCESS POINT. CONSTRUCT A STABILISED SITE ACCESS IN ACCORDANCE WITH DETAIL SD6-14 OF THE BLUE BOOK OR PROVIDE A SHAKEDOWN CATTLE GRID AT ENTRANCE POINT TO REDUCE LIKELIHOOD OF SEDIMENT BEING TRAFFICKED OFF-SITE

DENOTES GEOTEXTILE INLET FILTER INSTALLED IN ACCORDANCE WITH DETAIL SD6-12 OF THE BLUE BOOK

INDICATES MESH & GRAVEL INLET FILTER INSTALLED IN ACCORDANCE WITH DETAILS SD6-11 OF THE BLUE BOOK

DENOTES SANDBAG or GEOTEXTILE SOCK FILLED WITH NO FINES GRAVEL PLACED IN INVERT OF GUTTER

DENOTES STAKED STRAW BALES IN ACCORDANCE WITH DETAIL SD6-7 OF THE BLUE BOOK

DENOTES INDICATIVE LOCATION OF STOCKPILE CONSTRUCTED AND MAINTAINED IN ACCORDANCE WITH DETAIL SD4-1 OF THE BLUE BOOK

DENOTES 2m x 0.25m WIDE DIRTY WATER CHANNEL TO COLLECT RUN OFF GENERATED ON SITE AND DIRECTED TO SEDIMENT BASIN

DENOTES APPROXIMATE EXTENTS OF CATCHMENT 1

DENOTES APPROXIMATE EXTENTS OF CATCHMENT 2

- SOIL & WATER CYCLE MANAGEMENT NOTES
1. ALL WORK IS TO BE CARRIED OUT IN ACCORDANCE WITH RELEVANT ORDINANCES AND REGULATIONS; NOTE IN PARTICULAR THE REQUIREMENTS OF LANDCOMS MANAGING URBAN STORMWATER, SOILS AND CONSTRUCTION (THE 'BLUE BOOK').

2. 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'.

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

4. INSTALL SEDIMENT FENCING AROUND INDIVIDUAL BUILDING ZONES/AREAS AS REQUIRED AND AS DIRECTED BY THE SUPERINTENDENT.

5. ALL TRENCHES INCLUDING ALL SERVICE TRENCHES AND SWALE EXCAVATION SHALL BE SIDE-CAST TO THE HIGH SIDE AND CLOSED AT THE END OF EACH DAYS WORK.

6. THE CONTRACTOR SHALL ENSURE THAT ALL VEGETATION (TREE, SHRUB & GROUND COVER) WHICH IS TO BE RETAINED SHALL BE PROTECTED DURING THE DURATION OF CONSTRUCTION. REFER ARCHITECTS PLANS FOR TREES TO BE KEPT.

7. ALL VEGETATION TO BE REMOVED SHALL BE MULCHED ONSITE AND SPREAD/STOCKPILED AS DIRECTED BY THE SUPERINTENDENT.

8. STRIP TOPSOIL IN AREAS DESIGNATED FOR STRIPPING AND STOCKPILE FOR RE-USE AS REQUIRED. ANY SURPLUS MATERIAL SHALL BE REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH EPA GUIDELINES.

9. 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).

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

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

12. 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.

13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING A DETAILED WRITTEN RECORD OF ALL EROSION & SEDIMENT CONTROLS ON-SITE DURING THE CONSTRUCTION PERIOD. THIS RECORD SHALL BE UPDATED ON A DAILY BASIS & SHALL CONTAIN DETAILS ON THE CONDITION OF CONTROLS AND ANY/ ALL MAINTENANCE, CLEANING & 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.

14. WATER CAPTURED WITHIN THE SEDIMENT BASIN DURING CONSTRUCTION SHALL BE FLOCCULATED AND SETTLED BEFORE DISCHARGING TO THE CREEK AS SHOWN ON PLAN. THE DISCHARGE OF WATER SHALL OCCUR ONLY WHEN THE SUSPENDED SOLIDS (SS) CONCENTRATION DROPS BELOW 50mg/L. TESTING OF SS CONCENTRATION SHALL BE UNDERTAKEN PRIOR TO DISCHARGE WITH DISCHARGE AND TESTING BEING CONDUCTED IN ACCORDANCE WITH APPENDIX E OF THE 'BLUE BOOK'. PROVIDE PUMPING EQUIPMENT TO DISCHARGE WATER AS NECESSARY.
- THE CONTRACTOR SHALL ENSURE COUNCIL ASSETS AND THE UTILITIES ARE PROTECTED AT ALL TIMES. ANY AND ALL DAMAGES TO COUNCIL ASSETS AND/OR UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR TO THE SPECIFICATION OF COUNCIL AND THE UTILITIES AUTHORITY AND AT NO COST TO THE PRINCIPAL OR NORTHROP CONSULTING ENGINEERS.

SEDIMENT BASIN SIZING CALCULATION
THE SITE IS LOCATED WITHIN THE MILLIGANDI SOIL LANDSCAPE AND PRIMARILY CONSISTS OF SILT, WHICH HAS THE FOLLOWING PROPERTIES (IN ACCORDANCE WITH TABLE C29 OF THE 'BLUE BOOK':

SITE PARAMETERS	
CONSTRAINT	VALUE
SEDIMENT TYPE	F
SOIL HYDROLOGY GROUP	C
K = SOIL ERODIBILITY (K-FACTOR)	0.033
R = RAINFALL EROSIONIVITY (R-FACTOR)	1800
S = 2 YEAR, 6 HOUR STORM INTENSITY	8.86mm/hr (MILLIGANDI)
LS = SLOPE LENGTH/GRADIENT	2.81 (80m SLOPE @ 10% GRADE)
P = EROSION CONTROL PRACTICE (P-FACTOR)	1.3 (TYPICAL)
C = GROUND COVER (C-FACTOR)	10 (0% GRASS COVER)
A = DISTURBED AREA	1.4Ha
SOIL LOSS (m ³ /yr)	167m ³ /Yr
SOIL LOSS (RUSLE METHOD) (tonnes/ha/Yr)	217 tonnes/ha/Yr
EROSION HAZARD (TABLE 4.2 BLUE BOOK)	LOW

SEDIMENT BASIN 1 SIZING	
CONSTRAINT	VALUE
CV = VOLUMETRIC RUNOFF COEFFICIENT	0.25
R = 5 DAY, 75 TH PERCENTILE RAINFALL	19.5mm
A = CATCHMENT AREA	1.12 ha
SETTLING ZONE VOLUME (10xCVxRxX)	50m ³
SOIL LOSS (CALC ABOVE)	167m ³ /ha/yr
A2 = DISTURBED CATCHMENT AREA	1.12 ha
SEDIMENT STORAGE VOLUME (0.17xSOIL LOSSxA2)	32m ³
TOTAL BASIN VOLUME REQUIRED	82m ³

SEDIMENT BASIN 2 SIZING	
CONSTRAINT	VALUE
CV = VOLUMETRIC RUNOFF COEFFICIENT	0.25
R = 5 DAY, 75 TH PERCENTILE RAINFALL	19.5mm
A = CATCHMENT AREA	0.63 ha
SETTLING ZONE VOLUME (10xCVxRxX)	28m ³
SOIL LOSS (CALC ABOVE)	167m ³ /ha/yr
A2 = DISTURBED CATCHMENT AREA	0.63 ha
SEDIMENT STORAGE VOLUME (0.17xSOIL LOSSxA2)	18m ³
TOTAL BASIN VOLUME REQUIRED	46m ³

DRAWN: KATHLEEN TURTON
DESIGNED: KARINA BARRETT
JOB MANAGER: DANIEL HOLLAND
VERIFIER: BM PM182423 RL 24.51

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
A	DEVELOPMENT APPLICATION	KT		DH	29.06.22

CLIENT	JUSTICE FOX PROPERTY GROUP
ARCHITECT	ELK
DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED	

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PLANS 1:400@A1

Central Coast

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Email centralcoast@northrop.com.au ABN 81 094 433 100

PROJECT	SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA
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DRAWING TITLE	INTERNAL CIVIL WORKS SOIL & WATER CYCLE MANAGEMENT PLAN
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JOB NUMBER	NL220874
DRAWING NUMBER	C2.1
REVISION	A
DRAWING SHEET SIZE = A1	

NOT FOR CONSTRUCTION

NOTE THAT ORIGINAL DRAWING IS IN COLOUR



- SEDIMENT FENCE (SD 6-8)



- MESH AND GRAVEL INLET FILTER (SD 6-11)



- GEOTEXTILE INLET FILTER (SD 6-12)



- (APPLIES TO 'TYPE D' AND 'TYPE F' SOILS ONLY)
EARTH BASIN - WET (SD 6-4)





- ## STABILISED SITE ACCESS (SD 6-14)

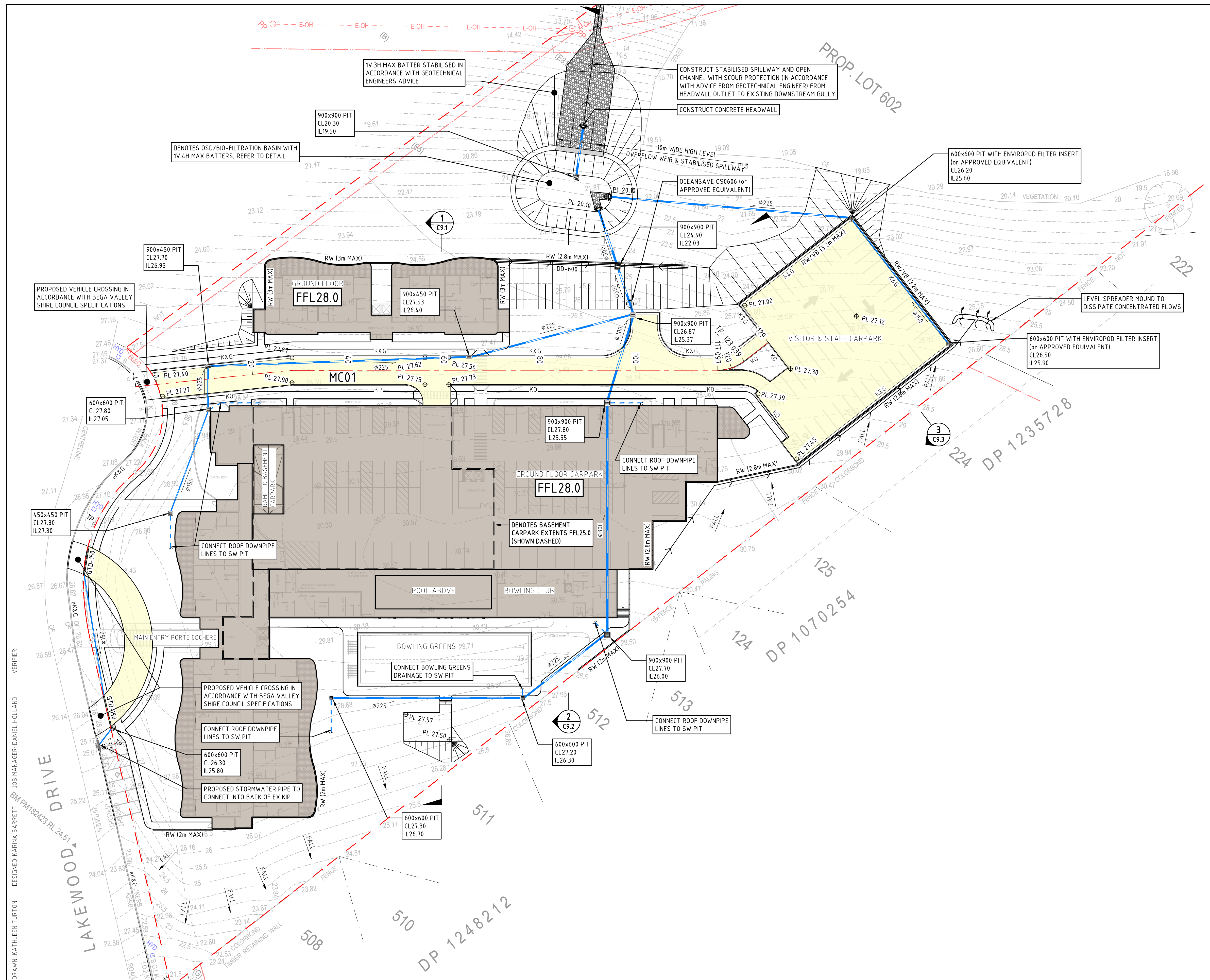


- STOCKPILES (SD 4-1)



- ## STRAW BALE FILTER (SD 6-7)

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT		ALL SETOUT TO ARCHITECT'S DRAWINGS, DIMENSIONS TO BE VERIFIED WITH THE ARCHITECT AND ON SITE BEFORE MAKING SHOP DRAWINGS OR COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY.	 <div>Central Coast Suite 4, 257-259 Central Coast Hwy, Erina NSW 2250 Ph (02) 4365 1688 Fax (02) 4367 6555 Email centralcoast@northrop.com.au ABN 81 094 433 100</div>	PROJECT	DRAWING TITLE	JOB NUMBER
A	DEVELOPMENT APPLICATION	KT		DH	29.06.22	JUSTICE FOX PROPERTY GROUP			SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA		INTERNAL CIVIL WORKS SOIL & WATER MANAGEMENT DETAILS	NL220874	
												DRAWING NUMBER	REVISION
												C2.2	A
						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 SHEET SIZE = A1	



LEGEND

DENOTES SITE BOUNDARY LINE

DENOTES EASEMENT LINE, REFER TO SURVEY FOR DETAILS

DENOTES PROPOSED GROUND FLOOR BUILDING EXTENTS, REFER TO ARCHITECTURAL & STRUCTURAL DRAWINGS FOR DETAILS

DENOTES TRAFFICABLE AC PAVEMENT

FFL28.0

DENOTES PROPOSED FINISHED FLOOR LEVEL

DENOTES PROPOSED FINISHED SURFACE LEVEL

DENOTES PROPOSED COVER LEVEL

DENOTES EXISTING SURFACE LEVEL

DENOTES EXISTING CONTOURS

DENOTES ALIGNMENT CONTROL LINE & CHAINAGE, REFER TO LONG SECTION

DENOTES 1V:4H MAX BATTER (U.N.O)

DENOTES RETAINING WALL (& MAX RETAINING HEIGHT), TO FUTURE DETAIL

DENOTES RETAINING WALL WITH VEHICLE BARRIER (REQUIRED FOR DROP-OFFS GREATER THEN 600mm)

DENOTES EXISTING BARRIER KERB & CHANNEL TO BE RETAINED

DENOTES BARRIER KERB & CHANNEL

DENOTES KERB ONLY

DENOTES KERB RAMP

DENOTES PROPOSED STORMWATER PIT.

DENOTES EXISTING KERB INLET PIT TO BE RETAINED

DENOTES GRATED TRENCH DRAIN & WIDTH

DENOTES CONCRETE HEADWALL & SCOUR PROTECTION

DENOTES CONCRETE DISH DRAIN & SIZE

DENOTES CUT OFF SWALE AND DIRECTION OF FALL (MINIMUM 1m WIDE x 0.1m DEEP)

DENOTES PROPOSED STORMWATER LINE & SIZE

DENOTES APPROXIMATE LOCATION OF EXISTING (OVERHEAD) ELECTRICITY LINE

DENOTES APPROXIMATE LOCATION OF EXISTING TELECOMMUNICATION LINE

DENOTES APPROXIMATE LOCATION OF EXISTING WATER MAIN

LOCATIONS OF EXISTING SERVICES ARE APPROXIMATE ONLY & MAY NOT BE COMPLETE. THE BUILDER IS RESPONSIBLE FOR LOCATING EXISTING INFRASTRUCTURE (CULVERTS, PITS, PIPES, SERVICES, INVERT & COVER LEVELS ETC) PRIOR TO COMMENCING CONSTRUCTION.

THE BUILDER SHALL ALLOW TO MODIFY ALL EXISTING SERVICE COVERS TO MATCH THE NEW PAVEMENTS, IN ACCORDANCE WITH THE RELEVANT AUTHORITIES REQUIREMENTS.

PROVIDE TEMPORARY TRAFFIC CONTROL IN ACCORDANCE WITH STATE & FEDERAL STATUTORY REQUIREMENTS AND LOCAL COUNCIL SPECIFICATIONS/REQUIREMENTS

NOTE: ALL LEVELS TO AUSTRALIAN HEIGHT DATUM (AHD). ORIGIN OF LEVELS PM 142423, RL 24.51

DRAWN: KATHLEEN TURTON
DESIGNED: KARINA BARRETT
JOB MANAGER: DANIEL HOLLAND
VERIFIER: BM PM 182423 RL 24.51

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
A	DEVELOPMENT APPLICATION	KT		DH	29.06.22

CLIENT
JUSTICE FOX PROPERTY GROUP

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ARCHITECT
ELK

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PLANS 1:400@A1

NORTHROP

Central Coast

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PROJECT
**SENIORS COMMUNITY
LOT 602 DP 1277714
LAKEWOOD DRIVE, MERIMBULA**

DRAWING TITLE
**INTERNAL CIVIL WORKS
STORMWATER MANAGEMENT
& LEVELS PLAN**

JOB NUMBER NL220874	
DRAWING NUMBER C4.1	REVISION A
DRAWING SHEET SIZE = A1	

NOTE THAT ORIGINAL DRAWING IS IN COLOUR

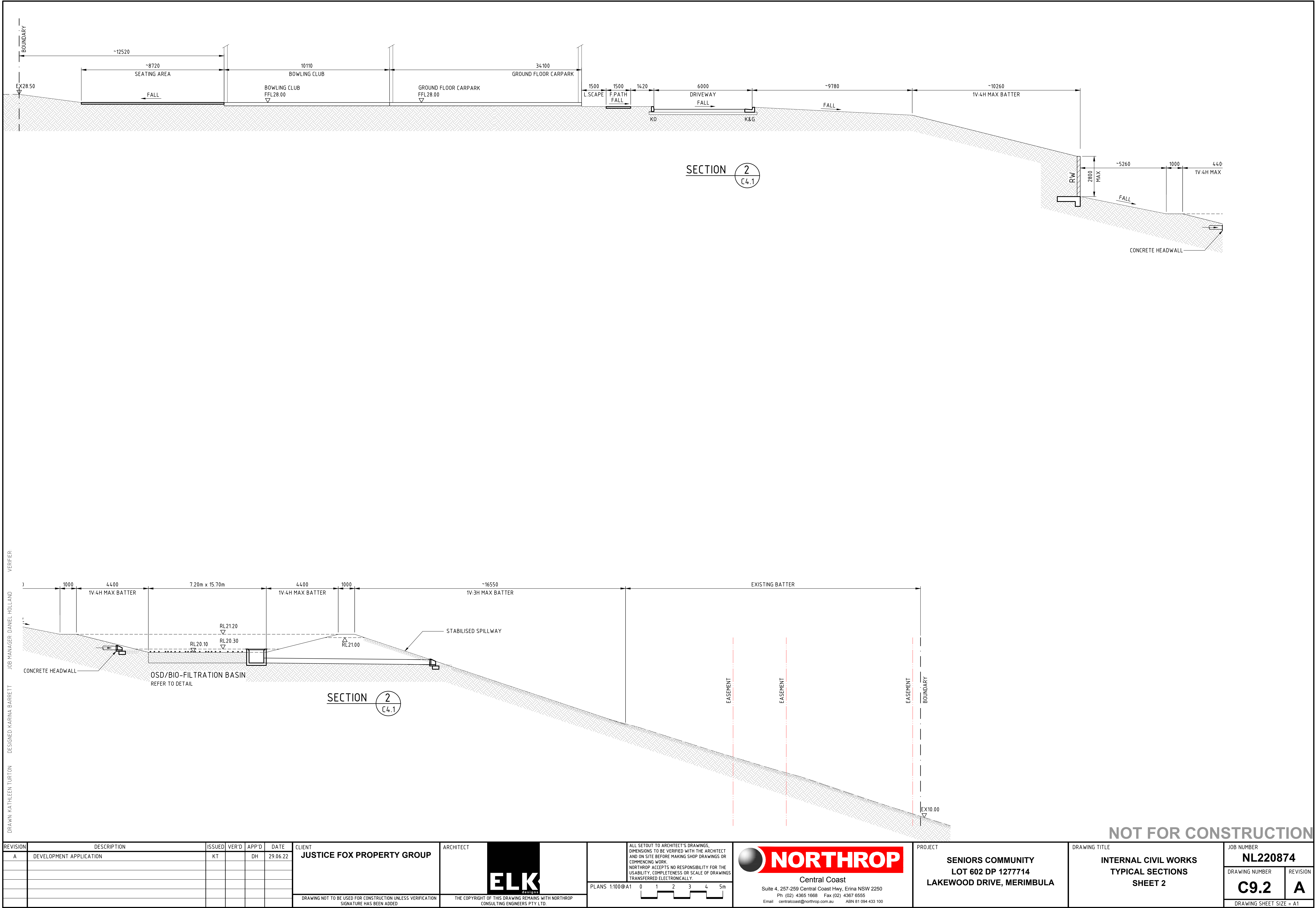


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REVISION		DESCRIPTION		ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	<div><div><div></div><div>NORTHROP</div><div>Central Coast</div><div>Suite 4, 257-259 Central Coast Hwy, Erina NSW 2250 Ph (02) 4365 1668 Fax (02) 4367 6555 Email centralcoast@northrop.com.au ABN 81 094 433 100</div></div></div>	<div>ALL SETOUT TO ARCHITECT'S DRAWINGS, DIMENSIONS TO BE VERIFIED WITH THE ARCHITECT AND ON SITE BEFORE MAKING SHOP DRAWINGS OR COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY.</div> <div>PLANS: 1:100@A1<div><div>0</div><div>1</div><div>2</div><div>3</div><div>4</div><div>5m</div></div></div>	PROJECT	DRAWING TITLE	JOB NUMBER
A	DEVELOPMENT APPLICATION		KT		DH	29.06.22	JUSTICE FOX PROPERTY GROUP	<div><div><div></div><div>ELK</div><div>Engineering</div></div></div>	<div>DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED</div>			<div>THE COPYRIGHT OF THIS DRAWING REMAINS WITH NORTHROP CONSULTING ENGINEERS PTY LTD.</div>	SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA	INTERNAL CIVIL WORKS TYPICAL SECTIONS SHEET 1
											DRAWING NUMBER	REVISION		
											C9.1	A		
											DRAWING SHEET SIZE = A1			



VERIFIER: JOB MANAGER: DANIEL HOLLAND
DESIGNED: KARINA BARRETT
DRAWN: KATHLEEN TURTON

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
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CLIENT	JUSTICE FOX PROPERTY GROUP
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ARCHITECT	ELK
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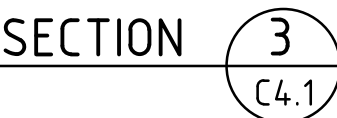
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0 1 2 3 4 5m	




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PROJECT	SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA
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DRAWING TITLE	INTERNAL CIVIL WORKS TYPICAL SECTIONS SHEET 2
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JOB NUMBER	NL220874
DRAWING NUMBER	C9.2
REVISION	A
DRAWING SHEET SIZE	= A1



REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE	CLIENT	ARCHITECT	PROJECT		DRAWING TITLE	JOB NUMBER	
A	DEVELOPMENT APPLICATION	KT		DH	29.06.22	JUSTICE FOX PROPERTY GROUP		 <p>SENIORS COMMUNITY LOT 602 DP 1277714 LAKEWOOD DRIVE, MERIMBULA</p>	INTERNAL CIVIL WORKS TYPICAL SECTIONS SHEET 3	NL220874		
							<p>ALL SETOUT TO ARCHITECT'S DRAWINGS. DIMENSIONS TO BE VERIFIED WITH THE ARCHITECT AND ON SITE BEFORE MAKING SHOP DRAWINGS OR COMMENCING WORK. NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY.</p> <p>PLANS 1:100 @A1</p> 	<p>Suite 4, 257-259 Central Coast Hwy, Erina NSW 2250 Ph (02) 4365 1668 Fax (02) 4367 6555 Email centralcoast@northrop.com.au ABN 81 094 433 100</p>		<p>DRAWING NUMBER</p> <p>C9.3</p>	<p>REVISION</p> <p>A</p>	
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