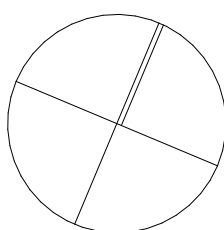


NEW CHILDCARE CENTRE
AT PROPOSED LOT 141, 1 Freshwater
Road Cobbitty



SHEET	SHEET NAME	REVISION ID	ISSUE DATE
A0	COVER PAGE	03	18/03/2025 3:35 PM
A1	LICENSING PLAN	03	18/03/2025 3:35 PM
A2	SITE & ROOF PLAN	03	18/03/2025 3:35 PM
A3	BASEMENT FLOOR PLAN	03	18/03/2025 3:35 PM
A4	GROUND FLOOR PLAN	03	18/03/2025 3:35 PM
A5	CPTED & EGRESS DIAGRAM	03	18/03/2025 3:35 PM
A6	SECTIONS	03	18/03/2025 3:35 PM
A7	ELEVATIONS	03	18/03/2025 3:35 PM
A8	WET AREA KITCHEN	03	18/03/2025 3:35 PM
A9	WET AREA BATHROOMS	03	18/03/2025 3:35 PM
A10	FENCE DETAILS	03	18/03/2025 3:35 PM
A11	SHADOWS SUMMER 9AM	01	18/03/2025 3:35 PM
A12	SHADOWS SUMMER 10AM	01	18/03/2025 3:35 PM
A13	SHADOWS SUMMER 11AM	01	18/03/2025 3:35 PM
A14	SHADOWS SUMMER 12PM	01	18/03/2025 3:35 PM
A15	SHADOWS SUMMER 1PM	01	18/03/2025 3:35 PM
A16	SHADOWS SUMMER 2PM	01	18/03/2025 3:35 PM
A17	SHADOWS SUMMER 3PM	01	18/03/2025 3:35 PM
A18	SHADOWS WINTER 9AM	01	18/03/2025 3:35 PM
A19	SHADOWS WINTER 10AM	01	18/03/2025 3:35 PM
A20	SHADOWS WINTER 11AM	01	18/03/2025 3:35 PM
A21	SHADOWS WINTER 12PM	01	18/03/2025 3:35 PM
A22	SHADOWS WINTER 1PM	01	18/03/2025 3:35 PM
A23	SHADOWS WINTER 2PM	01	18/03/2025 3:35 PM
A24	SHADOWS WINTER 3PM	01	18/03/2025 3:35 PM



INDOOR PLAY					
ID	ROOM	NO. OF CHILDREN	REQUIRED INDOOR AREA	PROVIDED INDOOR AREA	NO. OF STAFF
ROOM 01	0-1 YEARS	16	52	52.47	4
ROOM 02	1-2 YEARS	16	52	52.45	4
ROOM 03	2-3 YEARS	15	48.75	48.80	3
ROOM 04	2-3 YEARS	20	65	65.25	4
ROOM 05	3-5 YEARS	30	97.5	99.46	3
ROOM 06	3-5 YEARS	30	97.5	98.25	3
		127	412.75m ²	416.68 m ²	21

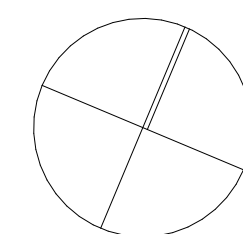
OUTDOOR PLAY			
ZONE	NO. OF CHILDREN	REQUIRED OUTDOOR AREA	PROVIDED OUTDOOR AREA
FRONT YARD			624.52
REAR YARD			264.49
	127	889m ²	889.01 m ²

SUMMARY				
	NO. OF CHILDREN	AREA REQUIRED	AREA PROVIDED	m ² PER CHILD
INDOOR PLAY	127	412.75m ²	416.68 m ²	3.28
OUTDOOR PLAY	127	889m ²	889.01 m ²	7

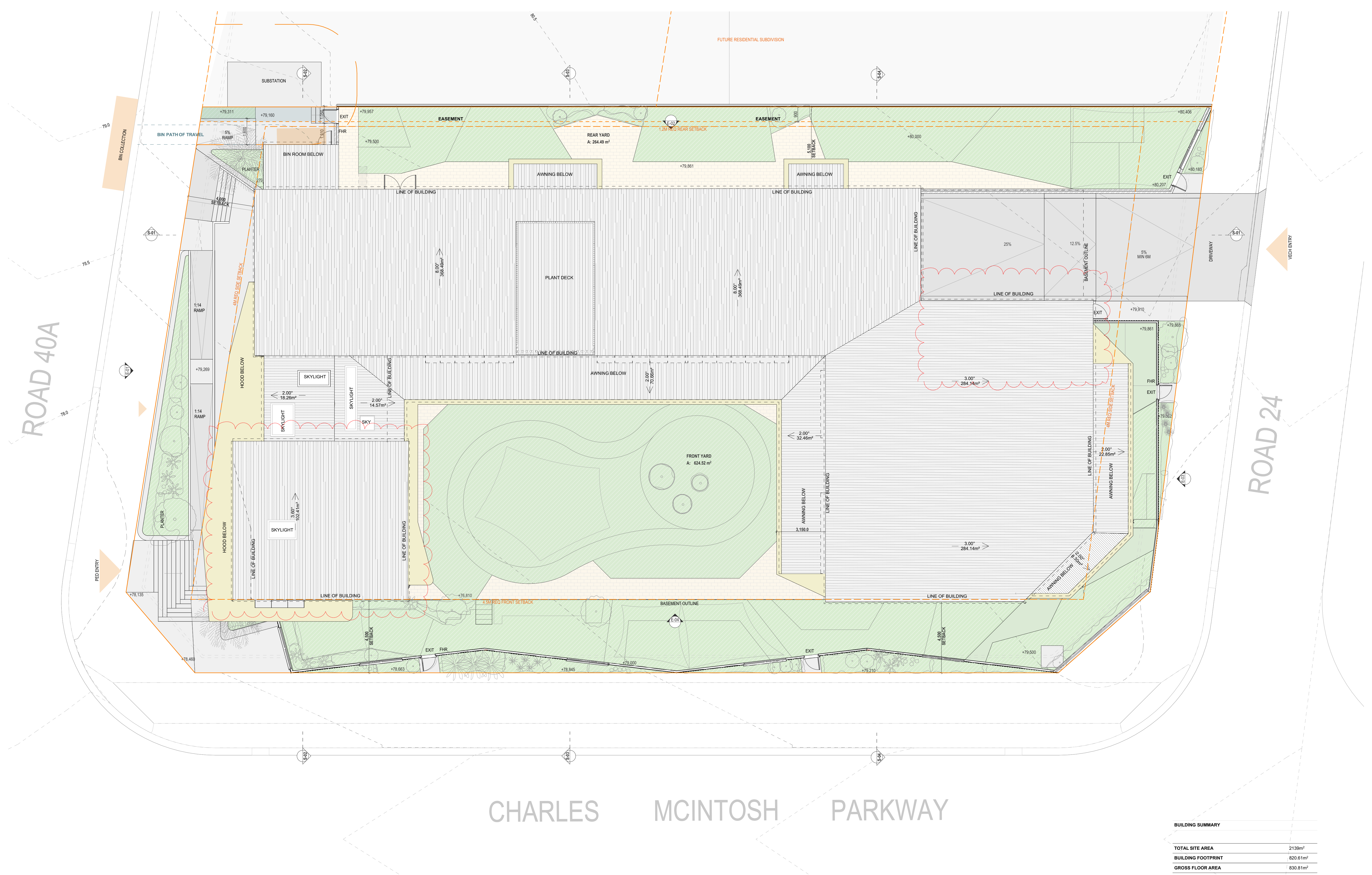
STORAGE SCHEDULE			
	NO. OF CHILDREN	VOLUME REQUIRED	VOLUME PROVIDED
INTERNAL	127	25.4 ³	4.56
EXTERNAL	127	37.1m ³	38.30

SHADING COMPLIANCE		
TYPE	% REQUIRED	% PROVIDED
MAIN ROOF		21.53% (191.72m ²)
LANDSCAPE STRUCTURE		11.42% (101.73m ²)
	30%	32.95%





BUILDING SUMMARY	
TOTAL SITE AREA	2139m ²
BUILDING FOOTPRINT	820.61m ²
GROSS FLOOR AREA	830.81m ²
DEEP SOIL AREA	478.01m ²



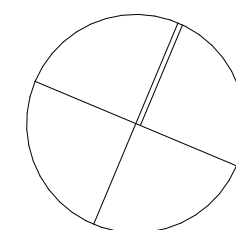
ROAD 40A

ROAD 24

CHARLES MCINTOSH PARKWAY



No.	DESCRIPTION	DATE	WET AREA LEGEND
01	DA SUBMISSION	22/10/2024	NC NAPPY CHANGE BED
02	DA JAN RFI	22/01/2025	BA BASIN
03	DA MAR RFI	18/03/2025	SK SINK
			BB BABY BATH
			FW FLOOR WASTE
			BFW BUCKET FLOOR WASTE
			WC TOILET
			SHR SHOWER
			MR MIRROR

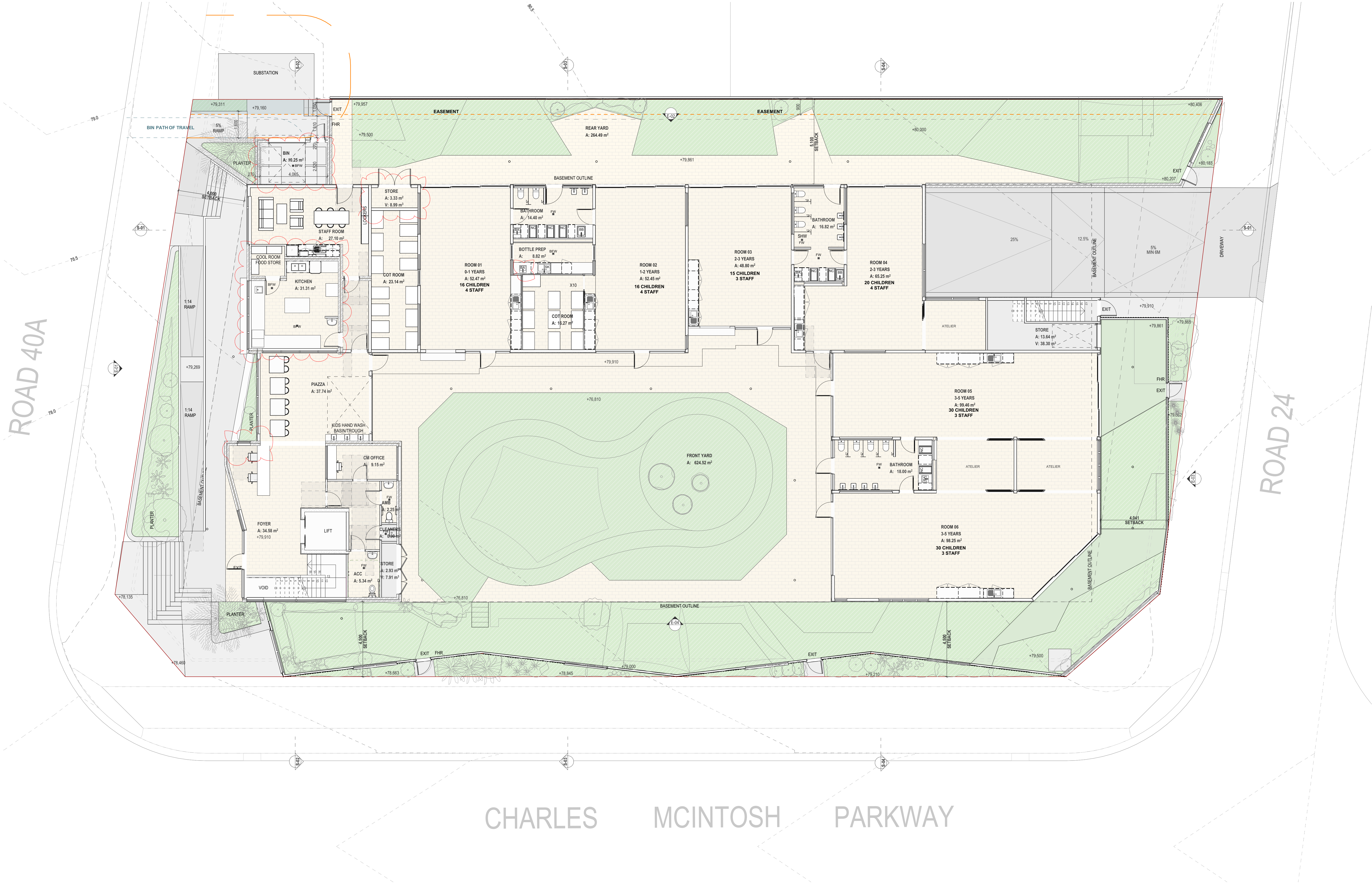


COBBITTY CHILDCARE
1 FRESHWATER DR, COBBITY

FOR
FUTURO EARLY LEARNING

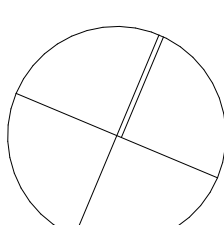
BASEMENT FLOOR PLAN
SCALE: 1:100@A1
PROJECT NO.: 1156
DATE: 18/03/2025
DRAWING NO.: A3

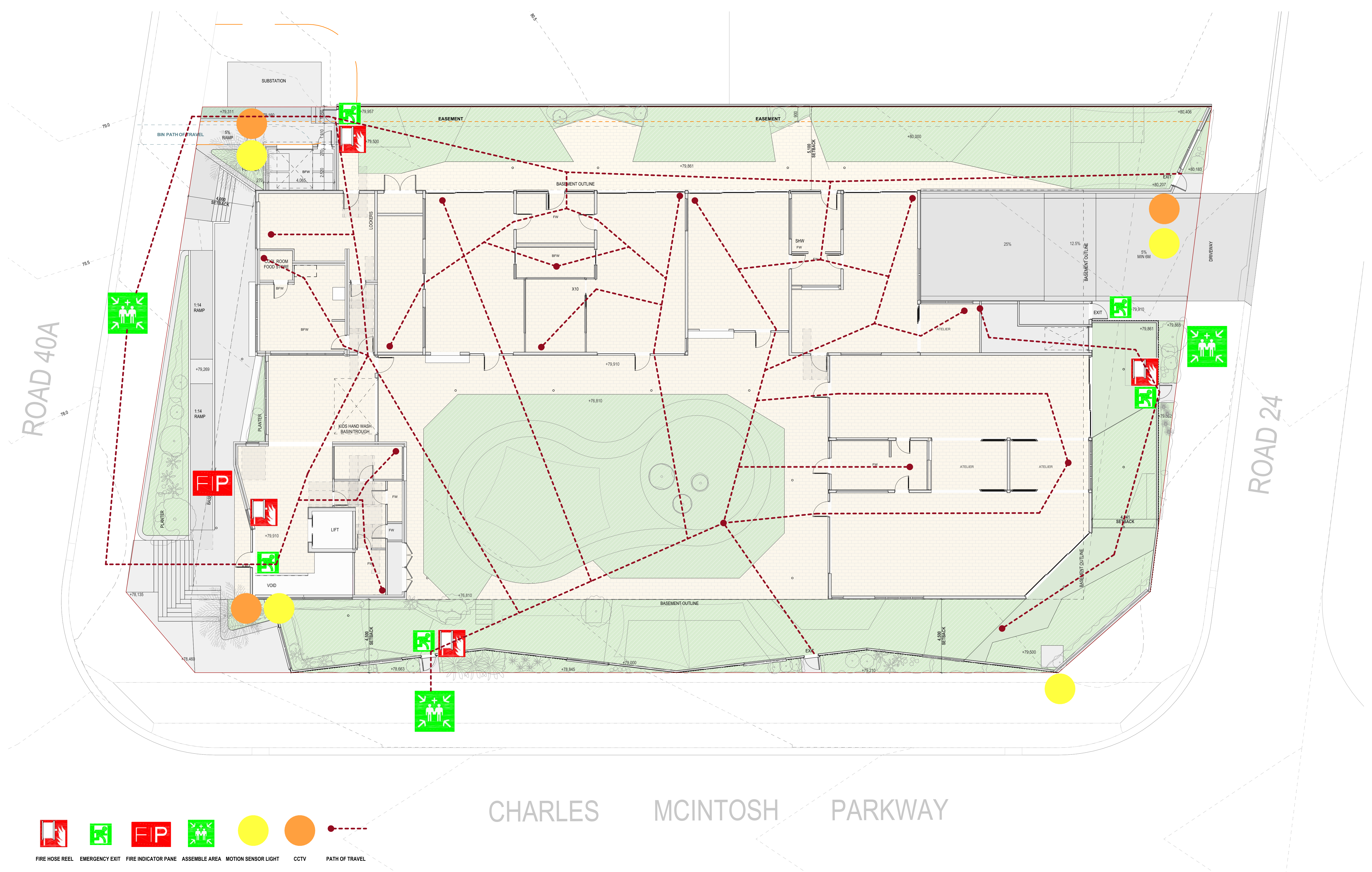
DRAWN/CHECKED BY: SW/SW
REV 03



No.	DESCRIPTION	DATE
01	DA SUBMISSION	22/10/2024
02	DA JAN RFI	22/01/2025
03	DA MAR RFI	18/03/2025

WET AREA LEGEND
NC NAPPY CHANGE BED
BA BASIN
SK SINK
BB BABY BATH
FW FLOOR WASTE
BFW BUCKET FLOOR WASTE
WC TOILET
SHR SHOWER
MR MIRROR





 FIRE HOSE REEL

 EMERGENCY EXIT

 FIRE INDICATOR PANE

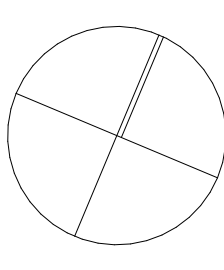
 ASSEMBLE AREA

 MOTION SENSOR LIGHT

 CCTV

 PATH OF TRAVEL

jeckra.	No.	DESCRIPTION	DATE
	01	DA SUBMISSION	22/10/2024
	02	DA JAN RFI	22/01/2025
	03	DA MAR RFI	18/03/2025



COBBITTY CHILDCARE

1 FRESHWATER DR, COBBITY

FOR

FUTURO EARLY LEARNING

CPTD & EGRESS DIAGRAM

SCALE: 1:100@A1

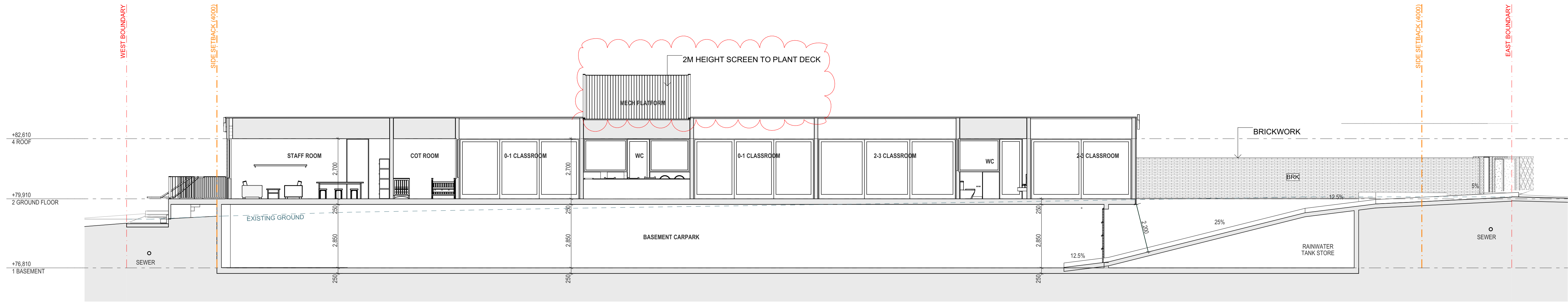
PROJECT NO.: 1156

DATE: 18/03/2025

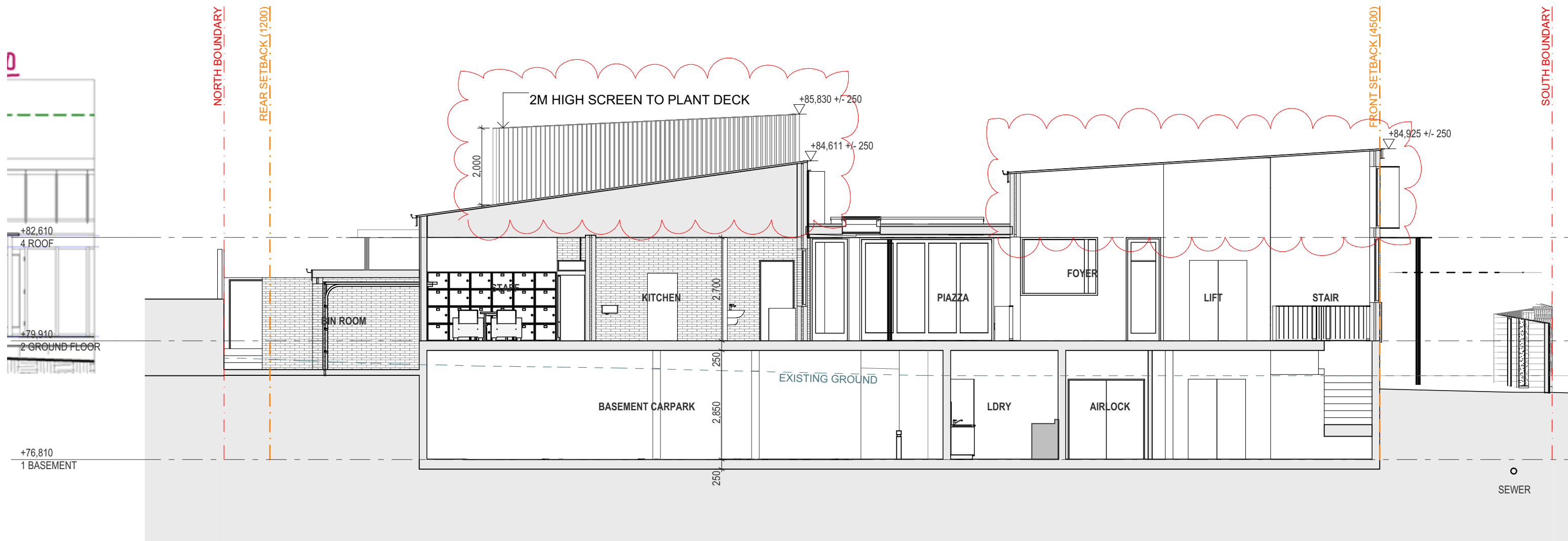
DRAWING NO.: A5

DRAWN/CHECKED BY: SW/SW

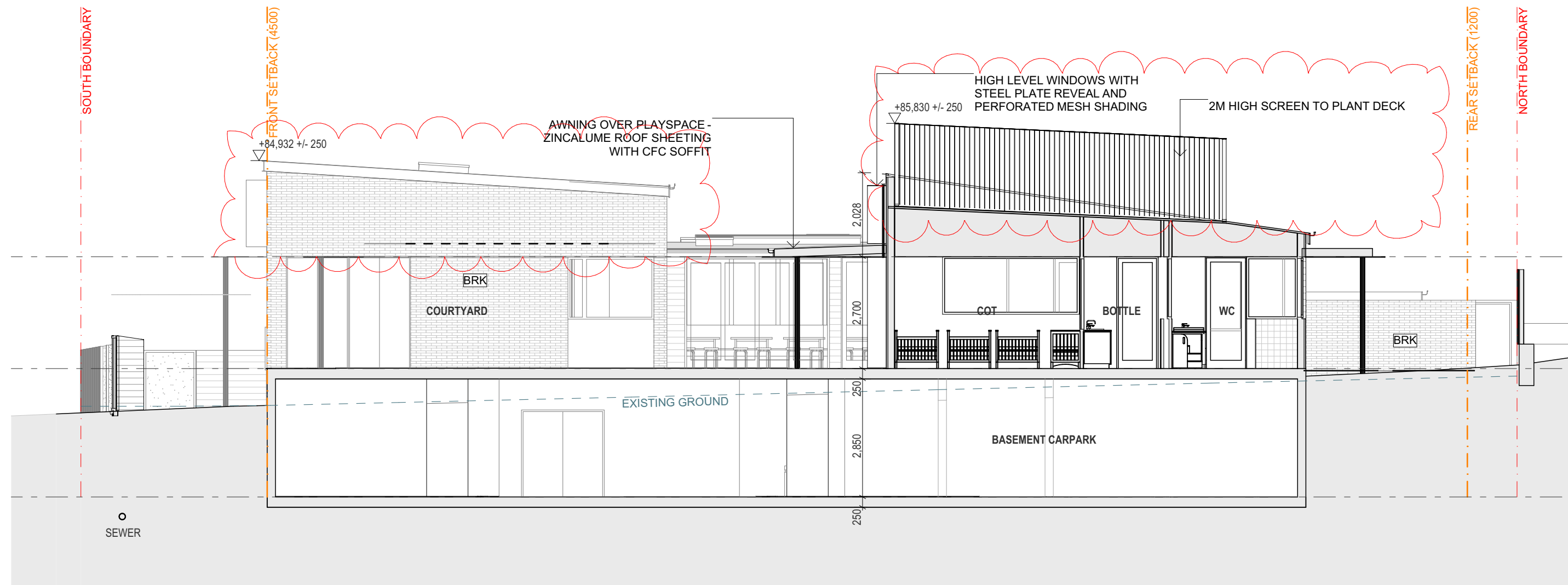
REV 03



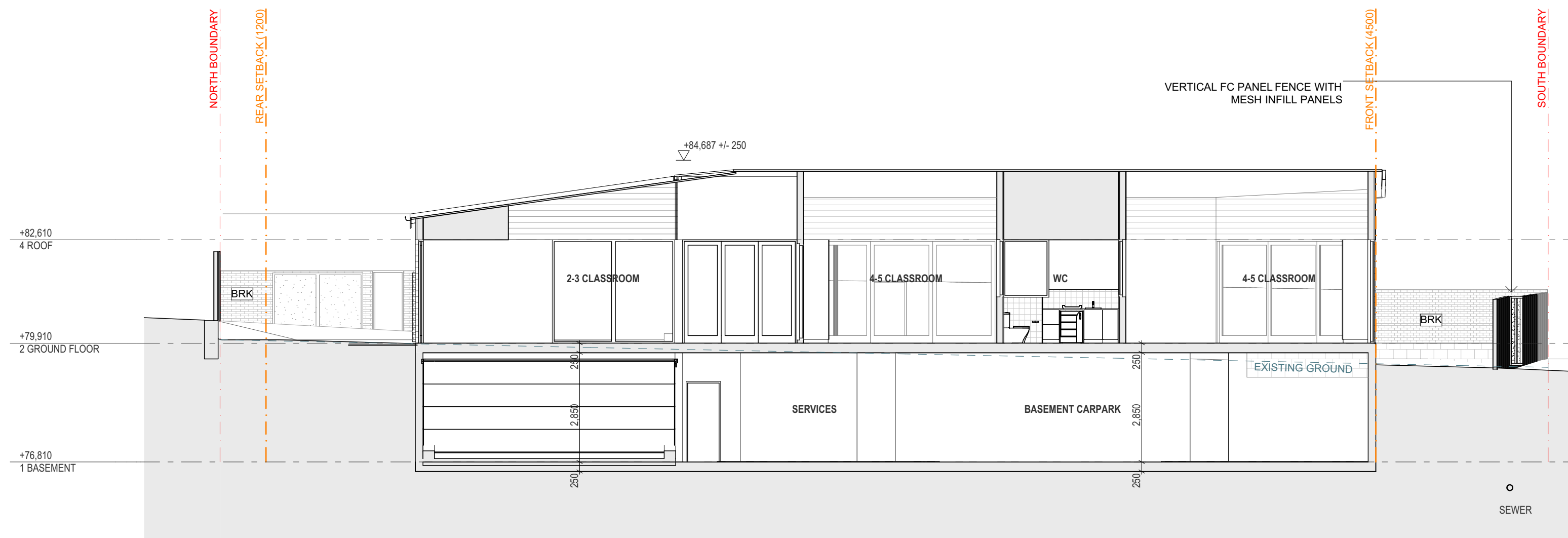
S-01 LONG SECTION 1:100



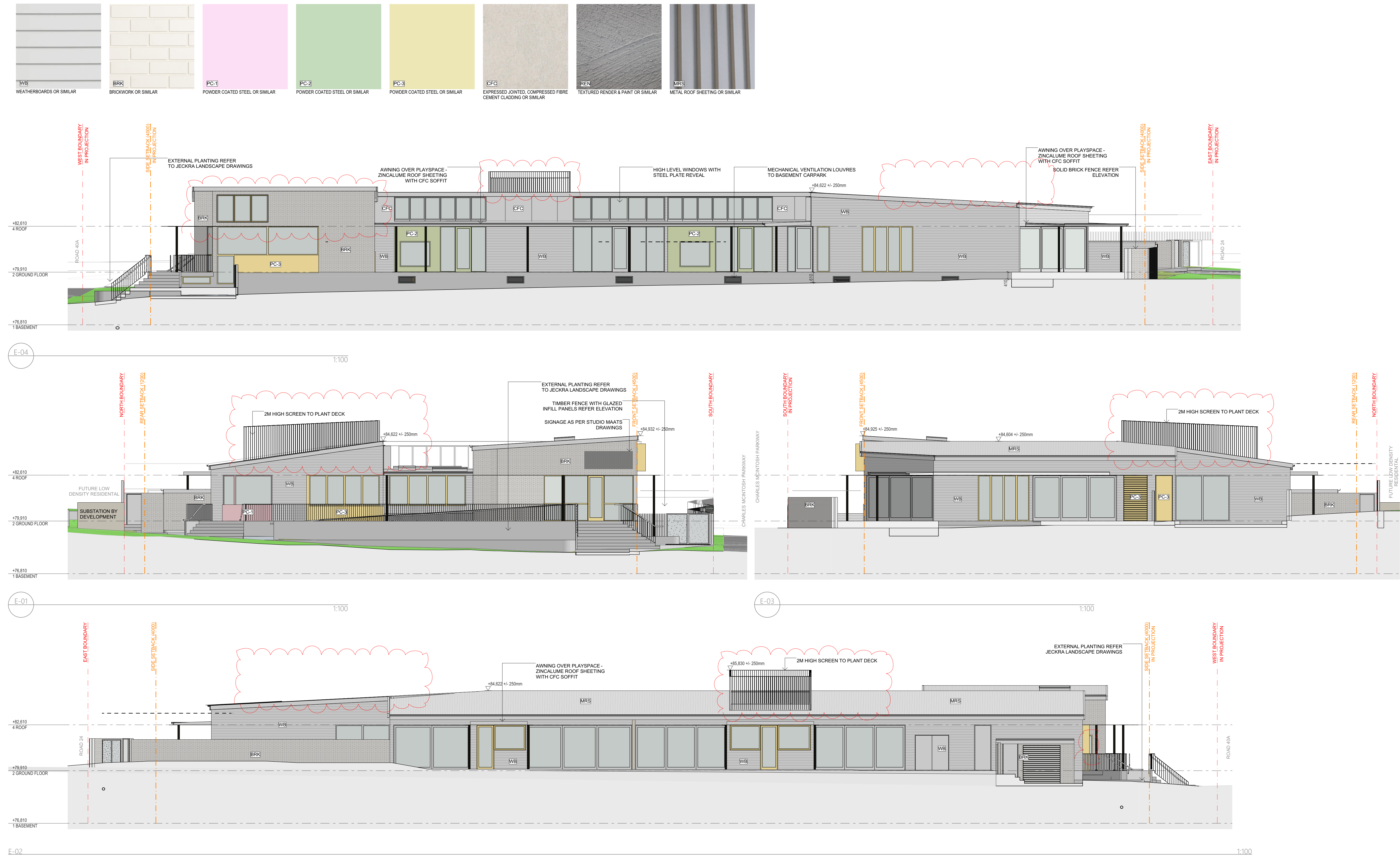
S-02 SHORT SECTION 1:100



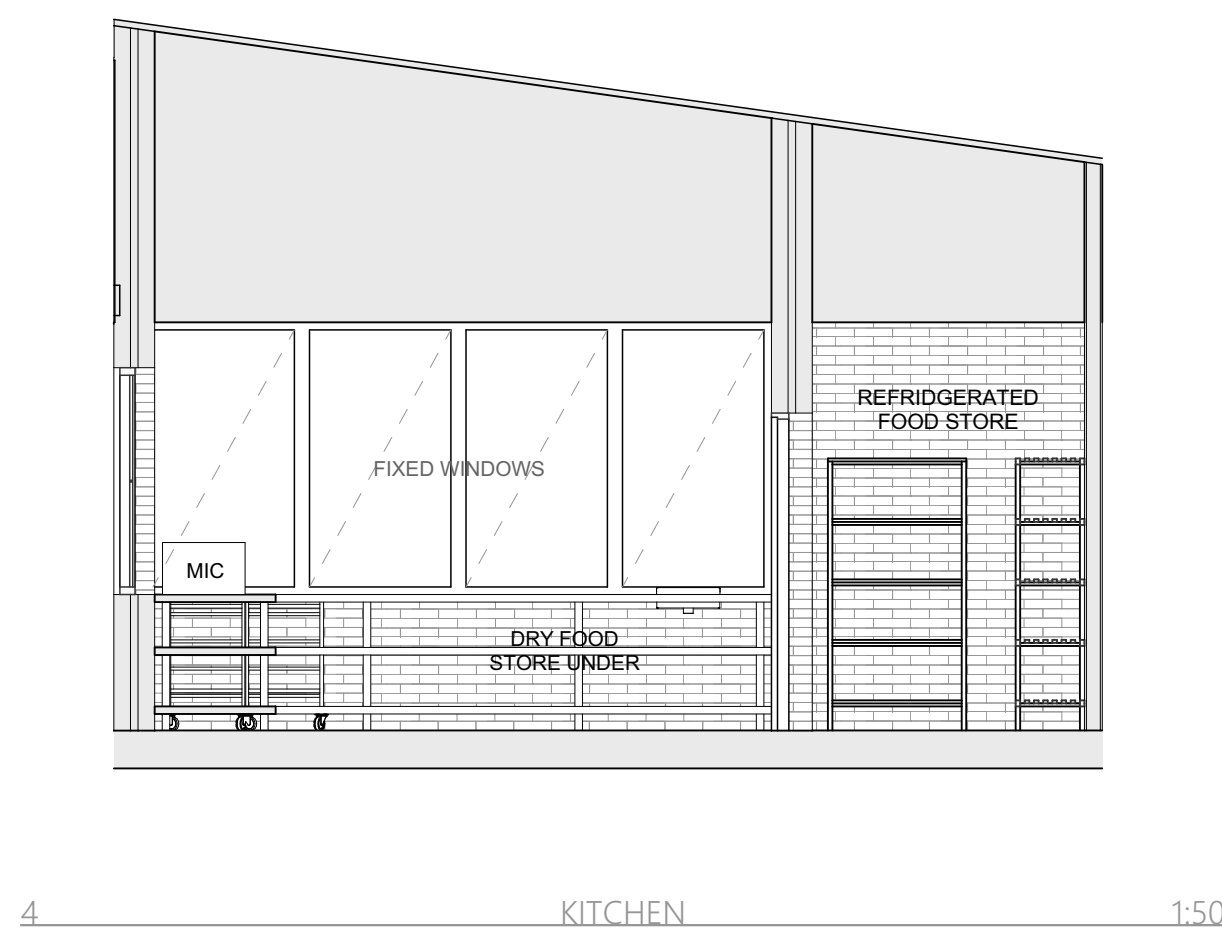
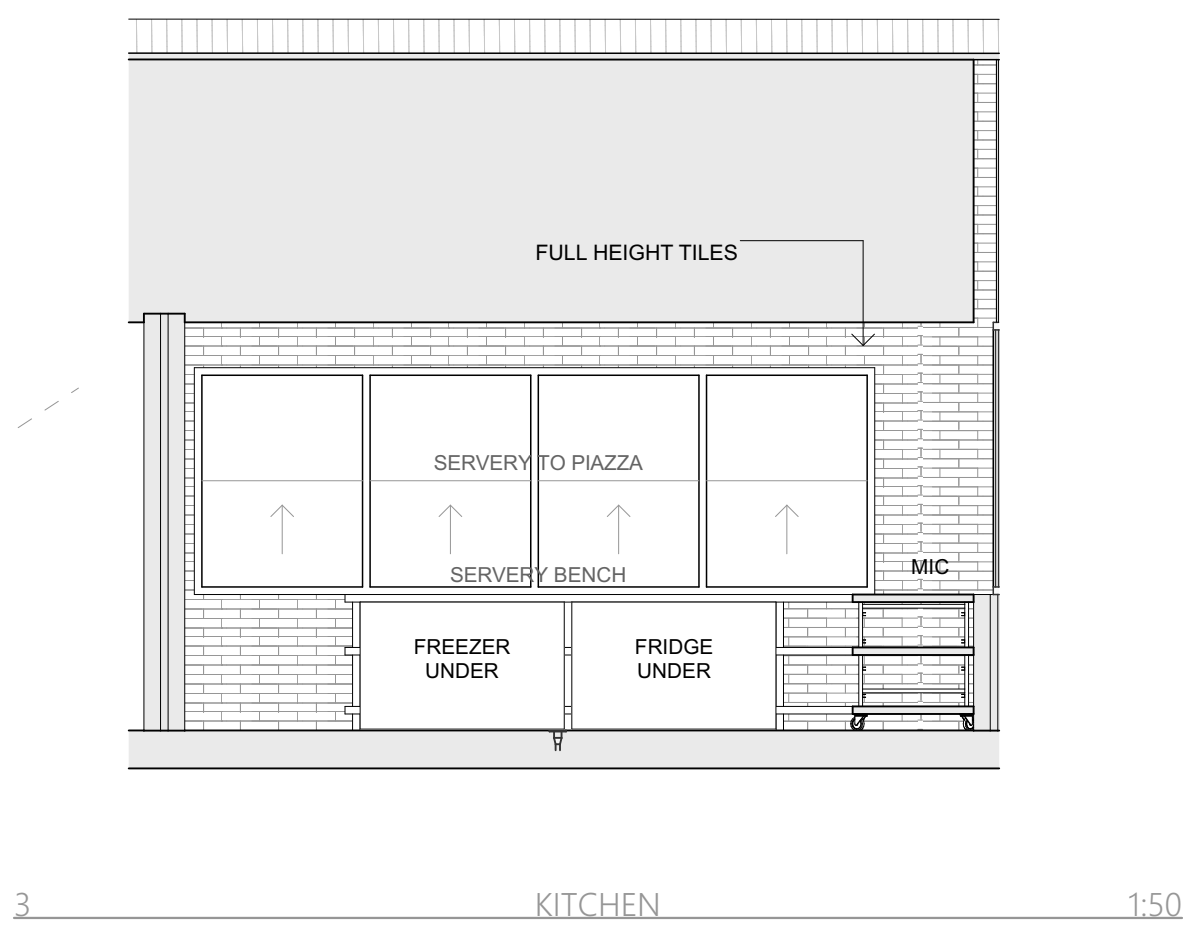
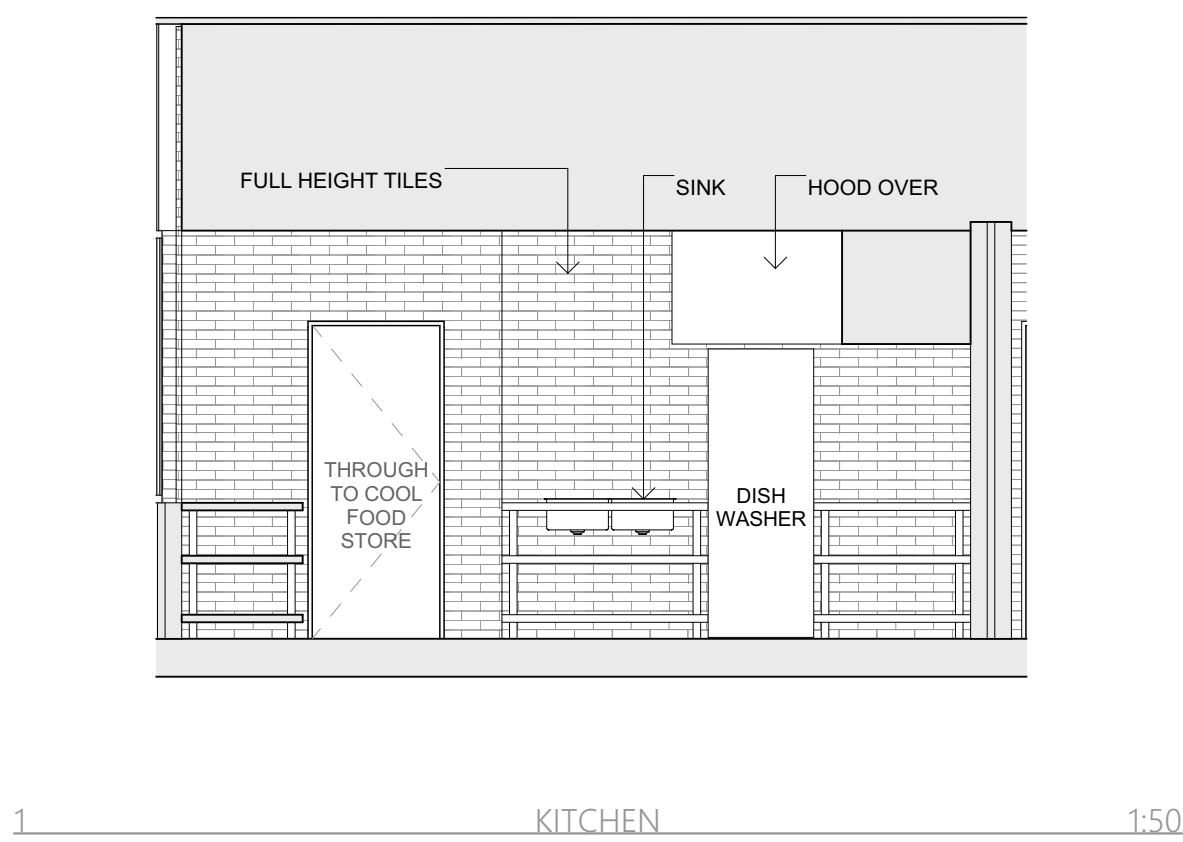
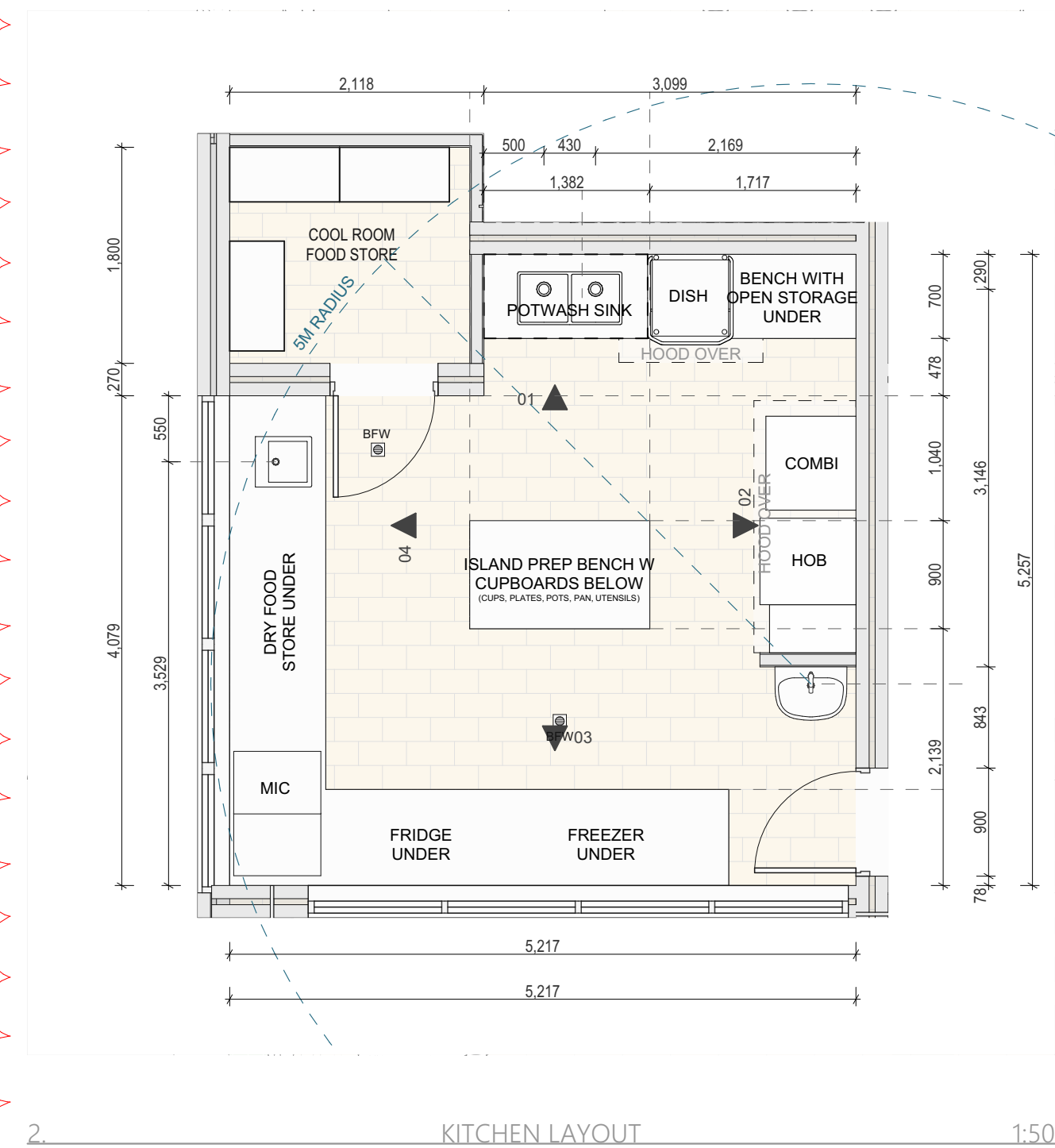
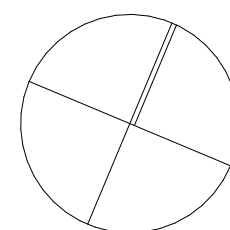
S-03 SHORT SECTION 1:100

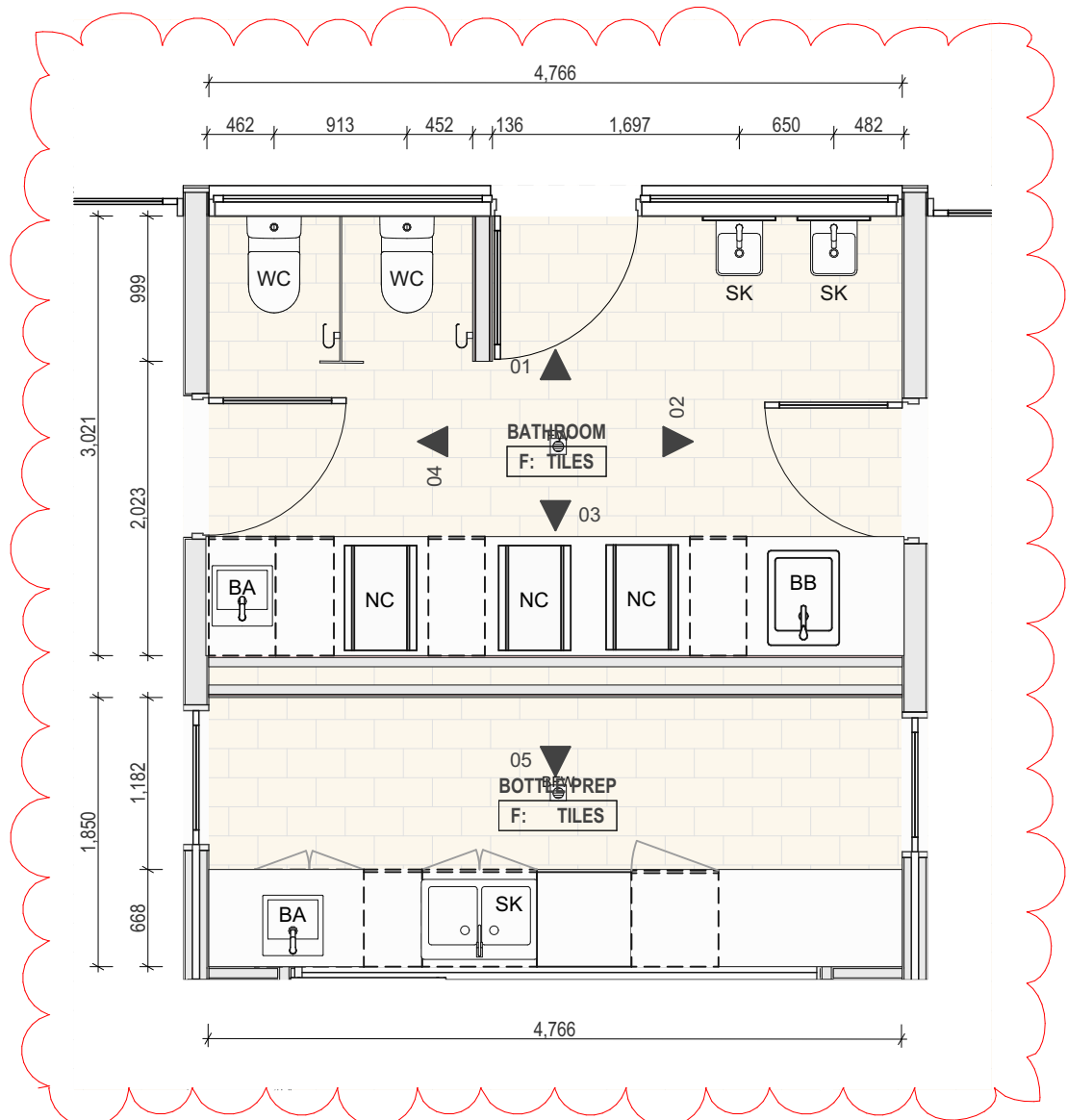


S-04 SHORT SECTION 1:100

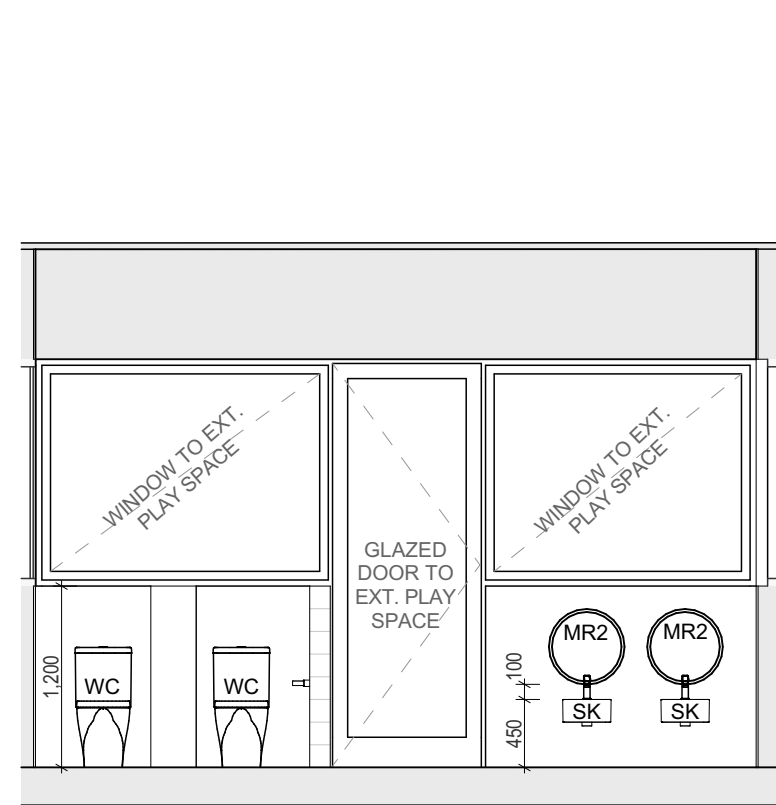


No.	DESCRIPTION	DATE
01	DA SUBMISSION	22/10/2024
02	DA JAN RFI	22/01/2025
03	DA MAR RFI	18/03/2025

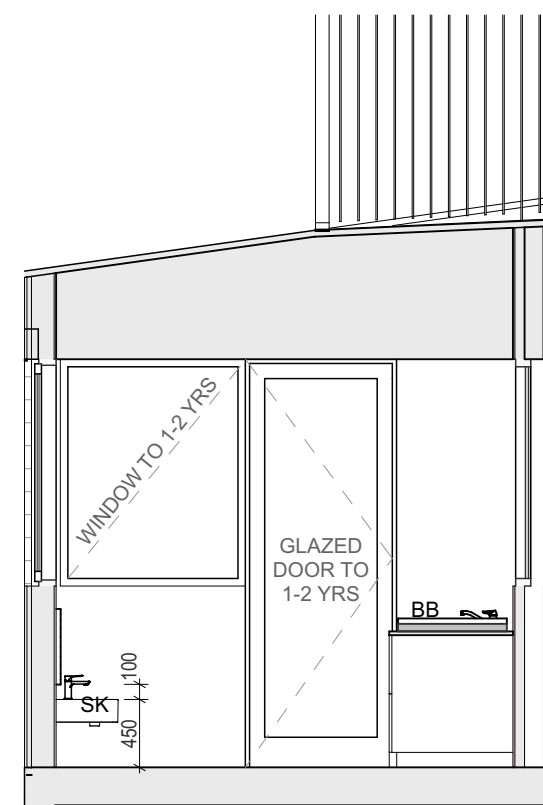




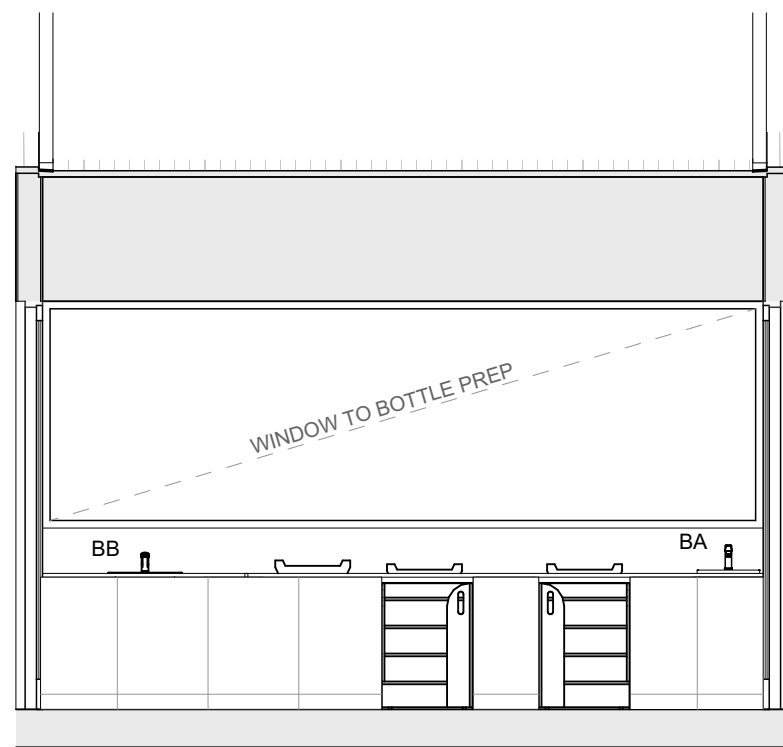
2 WET AREA PLAN 1:50



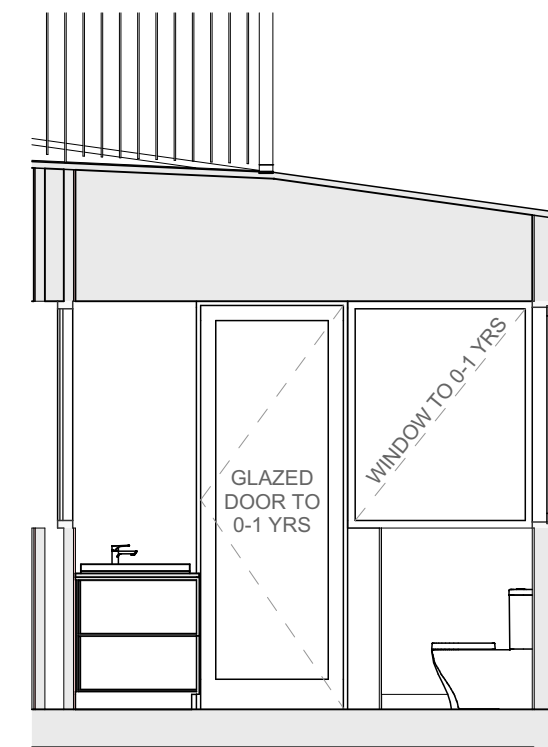
1 WC 0-1 1:50



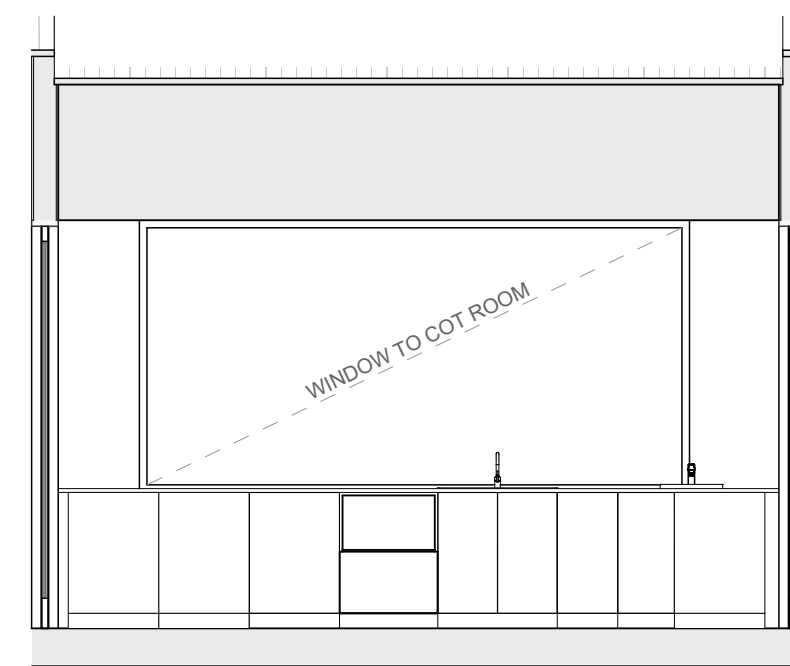
2 WC 0-1 1:50



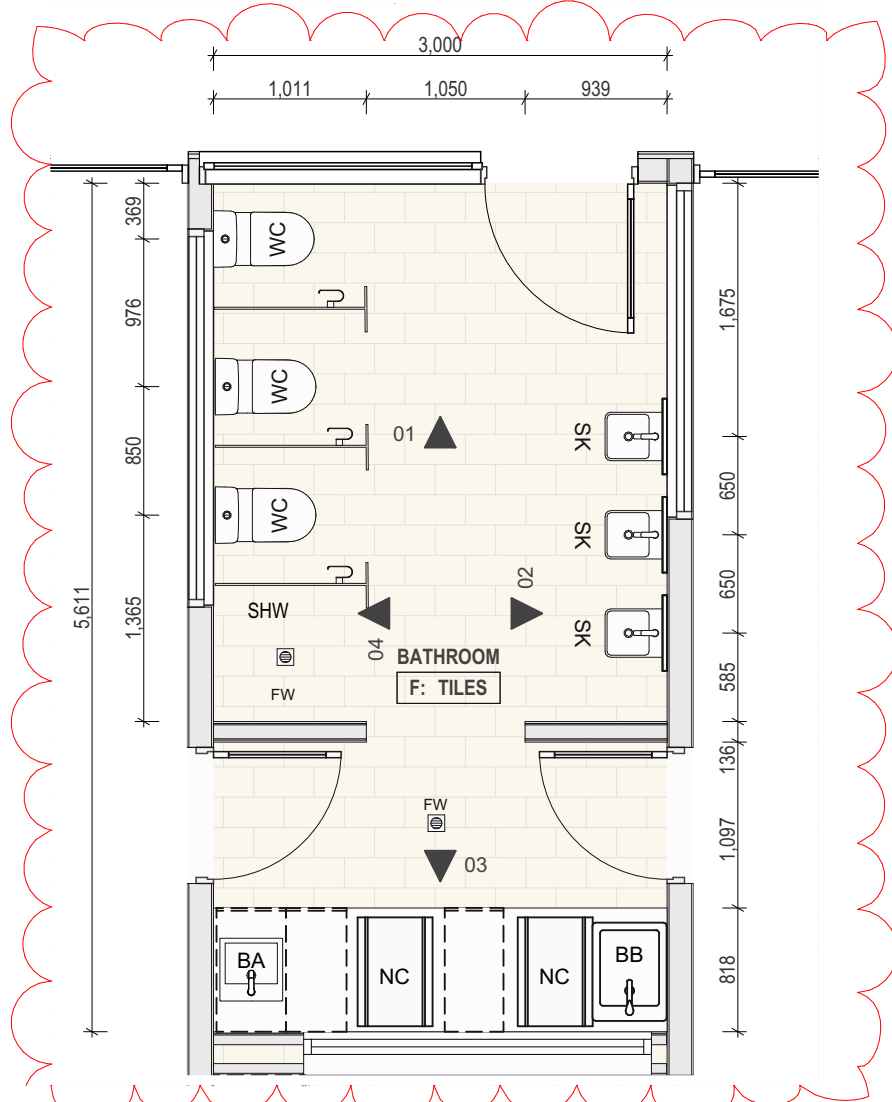
3 WC 0-1 1:50



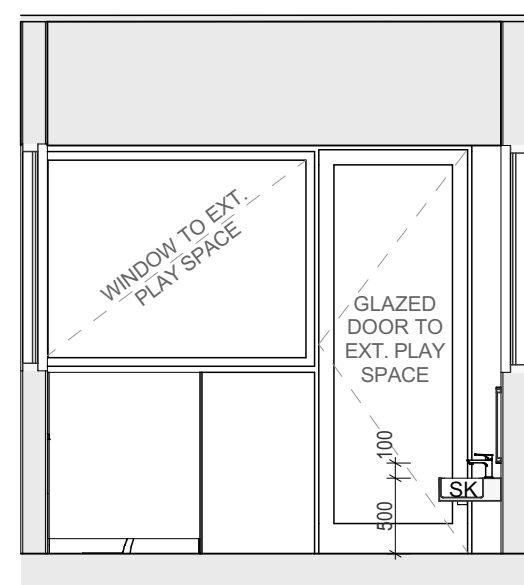
4 WC 0-1 1:50



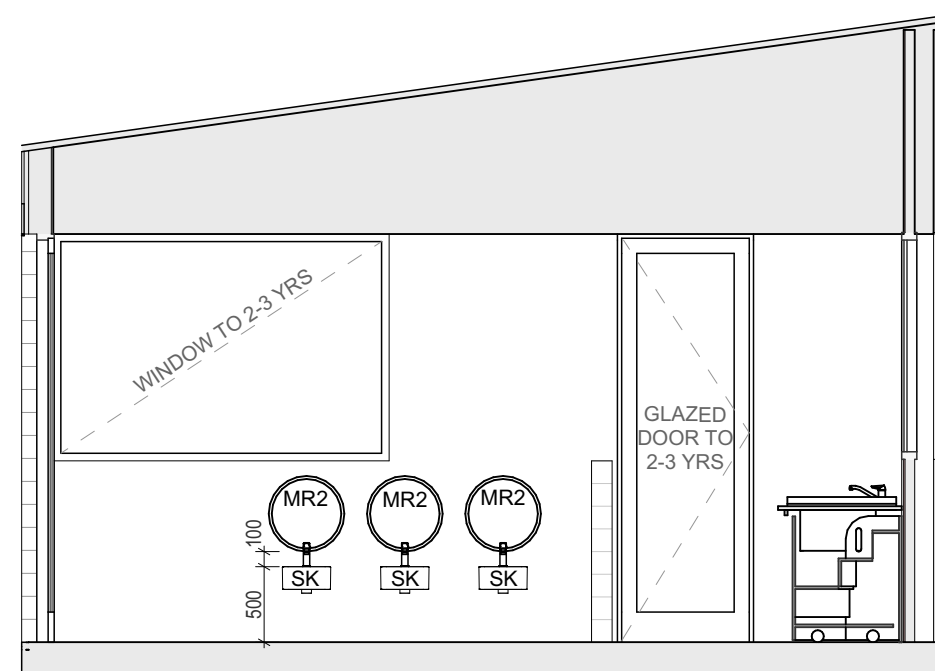
05 BOTTLE PREP 1:50



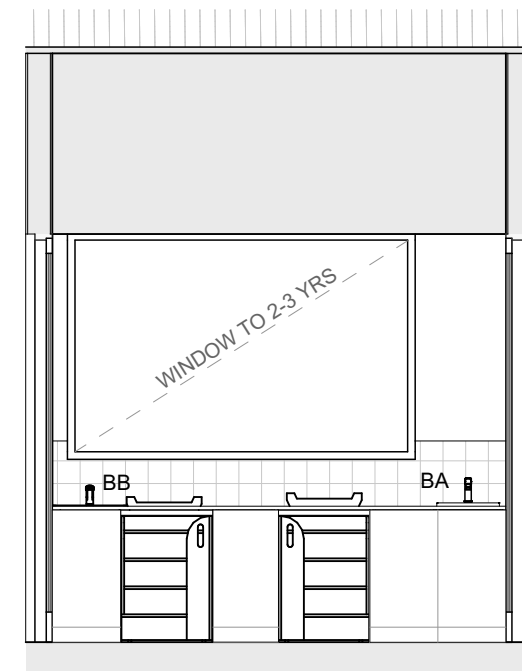
2 WET AREA PLAN 1:50



1 WC 2-3 1:50



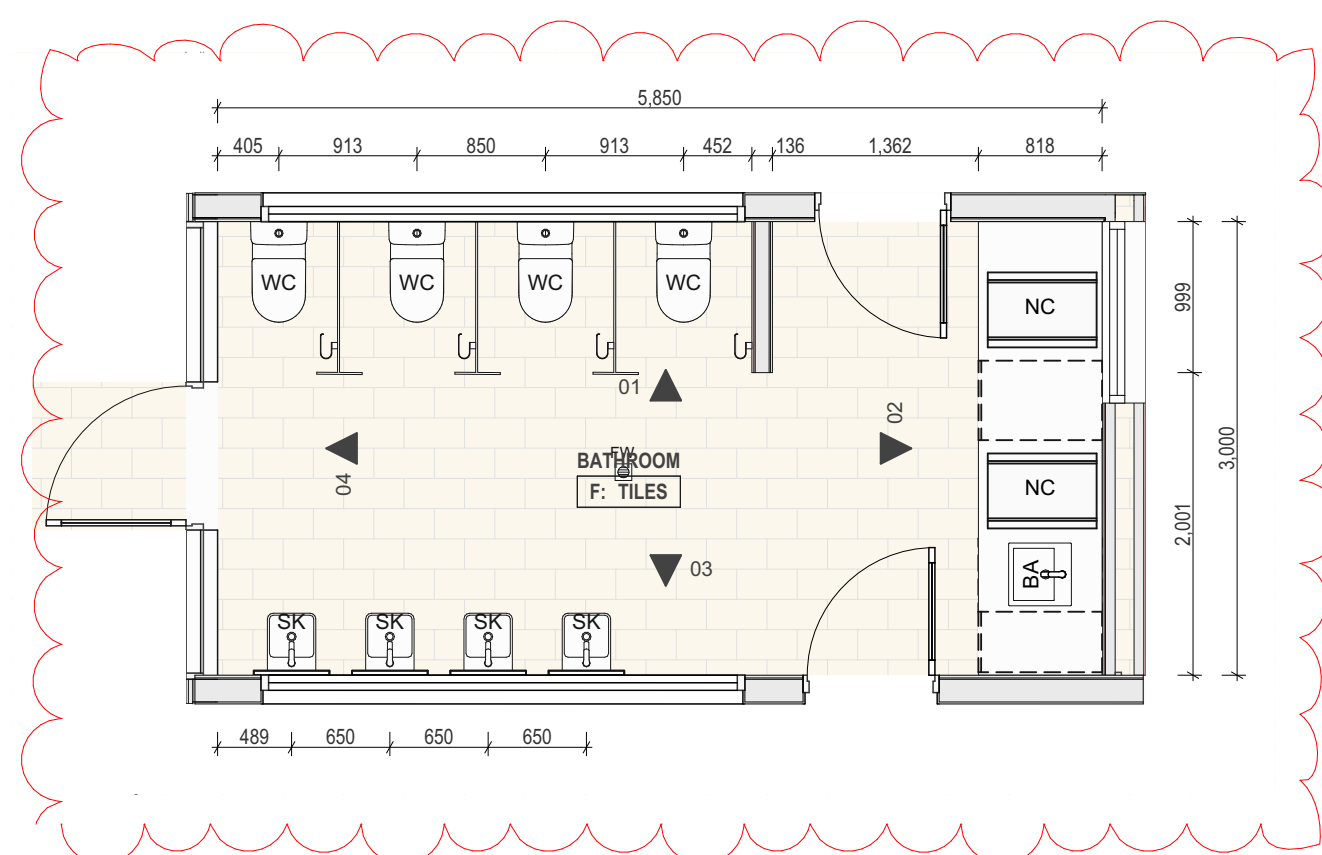
2 WC 2-3 1:50



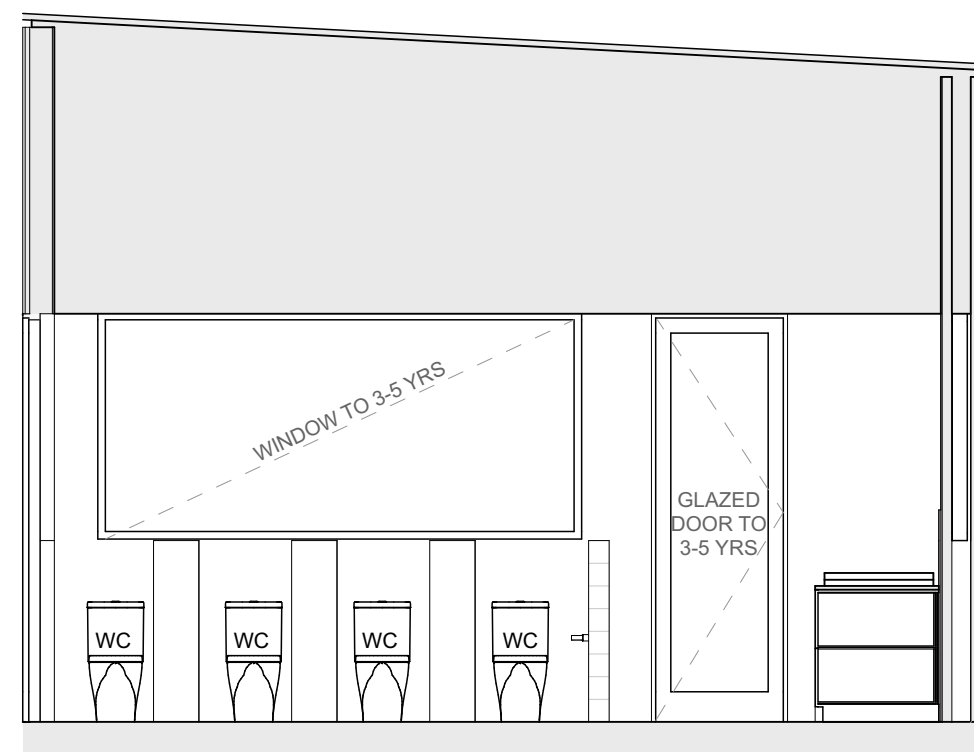
3 WC 2-3 1:50



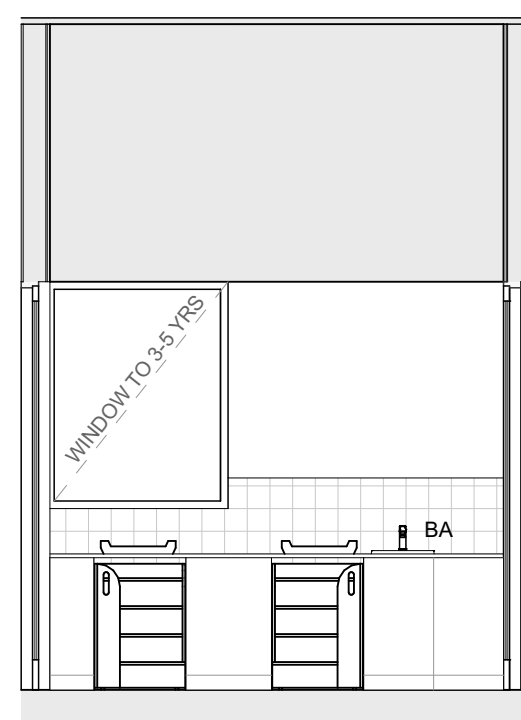
4 WC 2-3 1:50



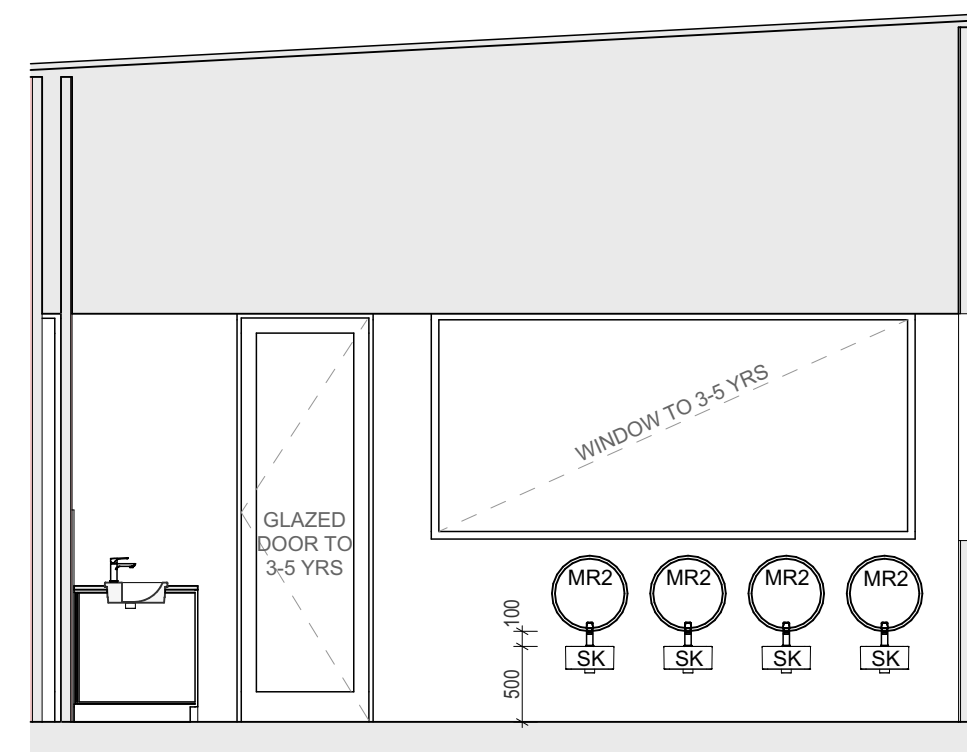
2 WET AREA PLAN 1:50



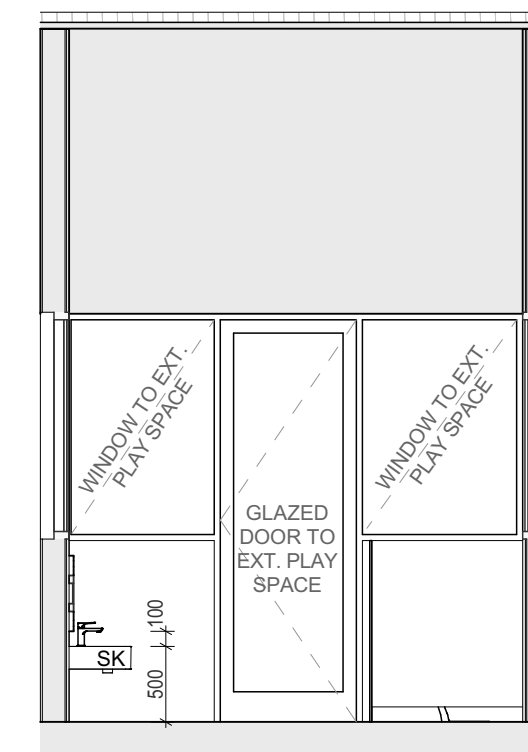
1 WC 4-5 1:50



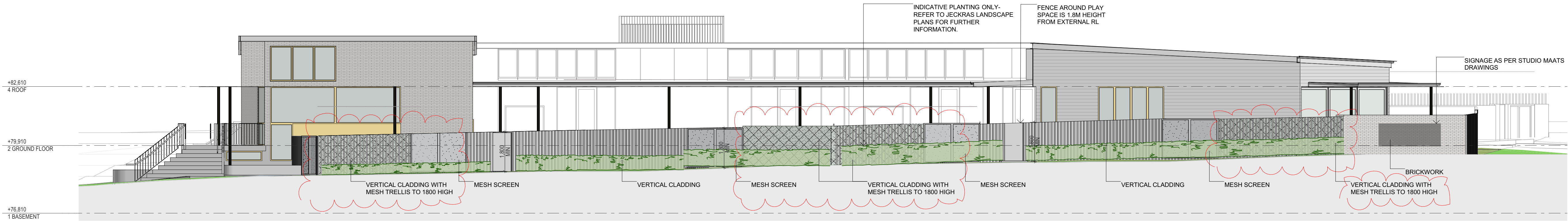
2 WC 4-5 1:50



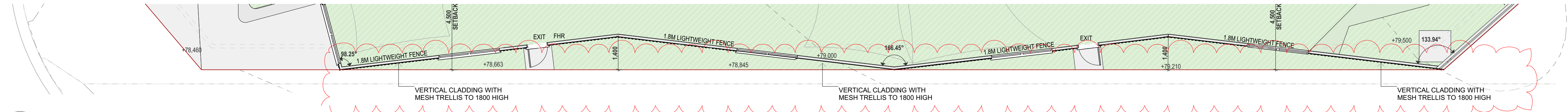
3 WC 4-5 1:50



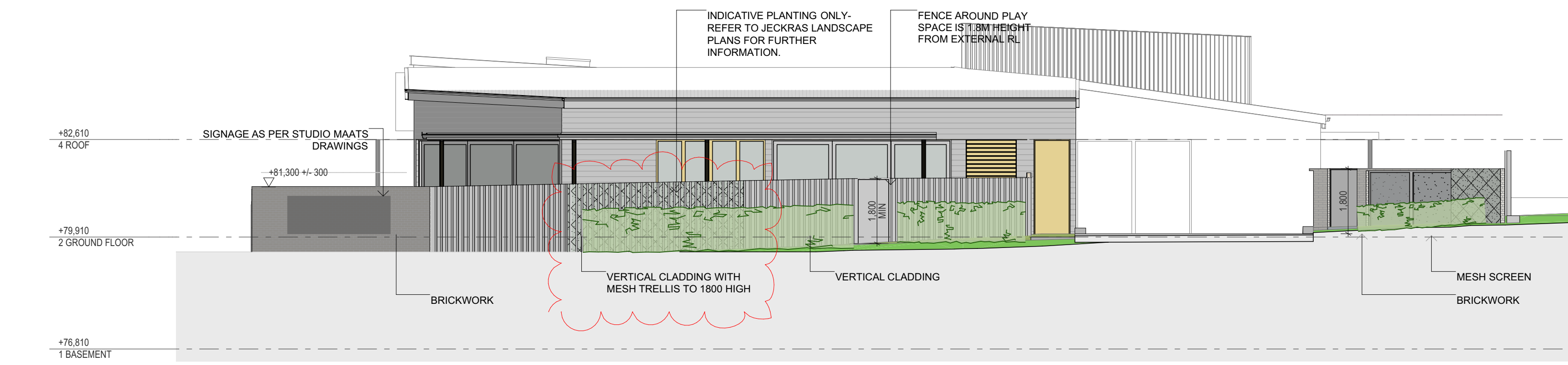
4 WC 4-5 1:50



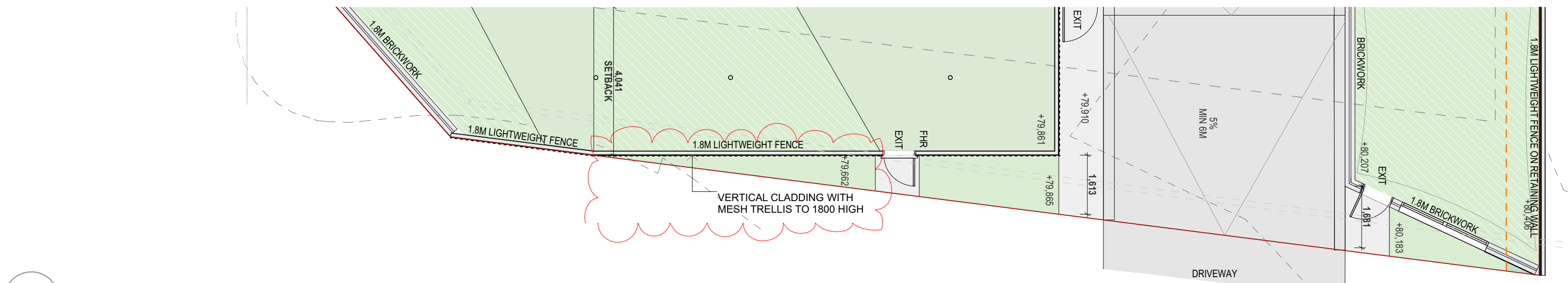
F-05 SOUTHERN FENCE ELEVATION 1:100



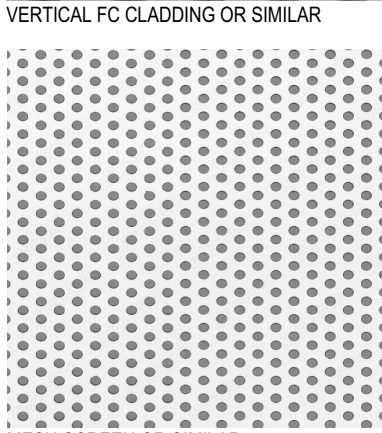
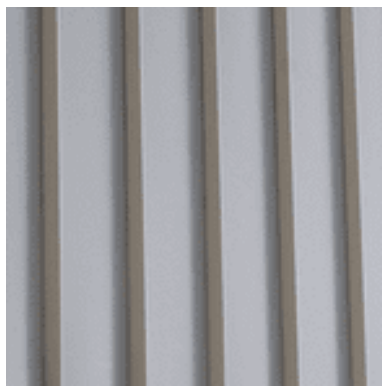
2. SOUTHERN FENCE PLAN 1:100

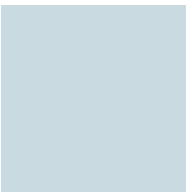


F-06 EASTERN FENCE ELEVATION 1:100

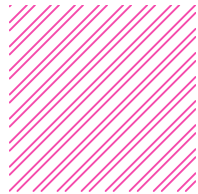


2. EASTERN FENCE PLAN 1:100

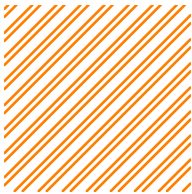




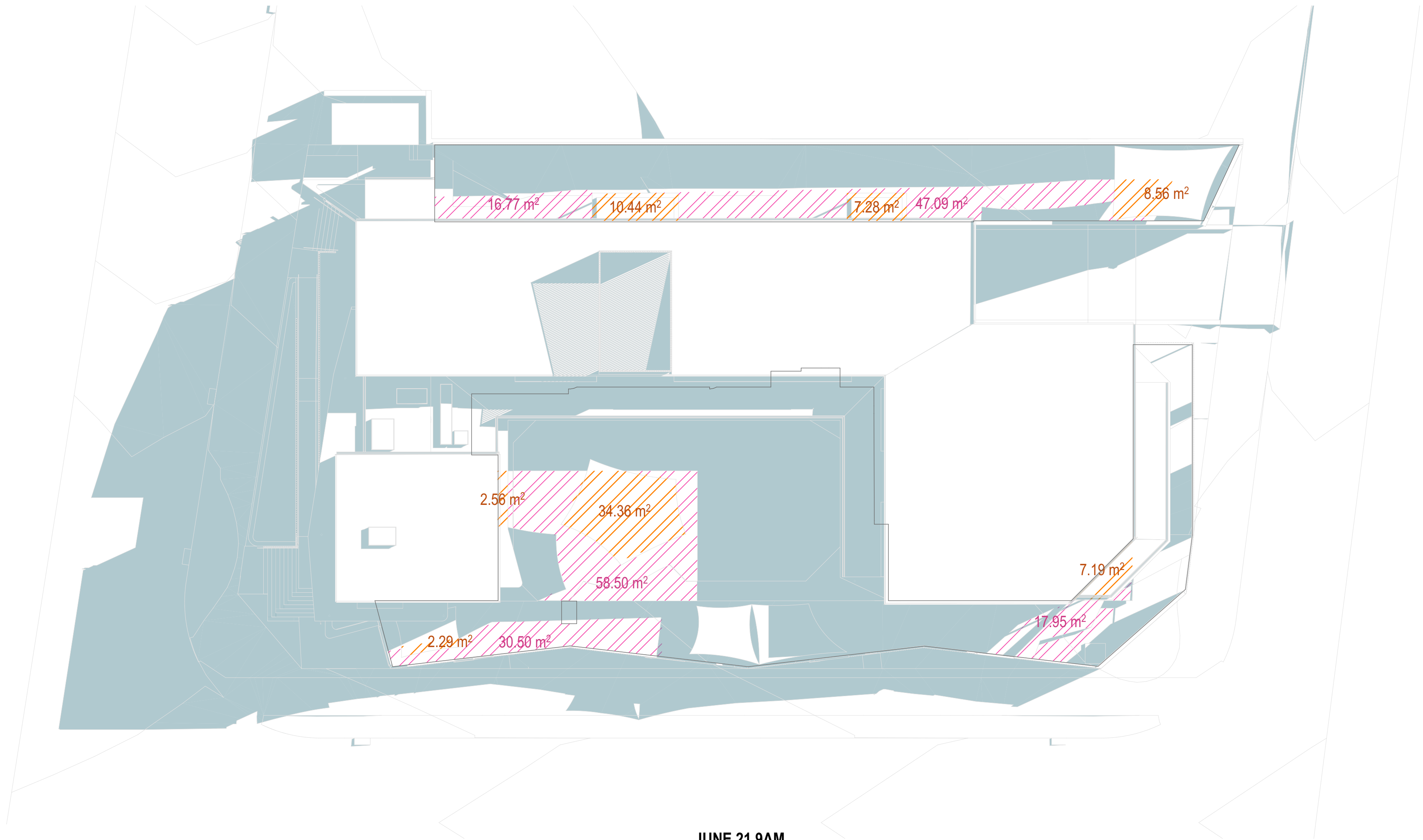
SHADOWS CAST BY PROPOSED



AREA OF SUNLIT PLAYGROUND SPACE
NOT COVERED



AREA OF SUNLIT PLAYGROUND SPACE
COVERED



JUNE 21 9AM

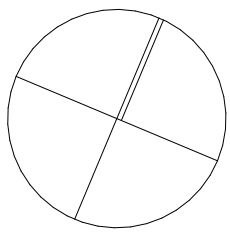
TOTAL EXTERNAL PLAY SPACE = 890.01m²

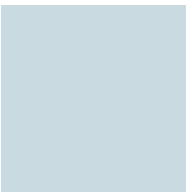
AREA OF SUNLIT PLAYGROUND SPACE NOT COVERED = 170.81m²

AREA OF SUNLIT PLAYGROUND SPACE COVERED = 72.68m²

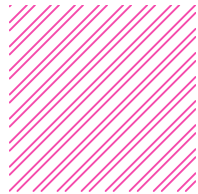
TOTAL AREA OF SUNLIT PLAYGROUND SPACE = 243.49m²

% OF PLAYSPACE IN SUNLIGHT = 27.35%

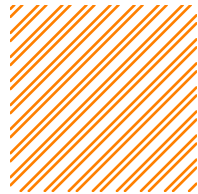




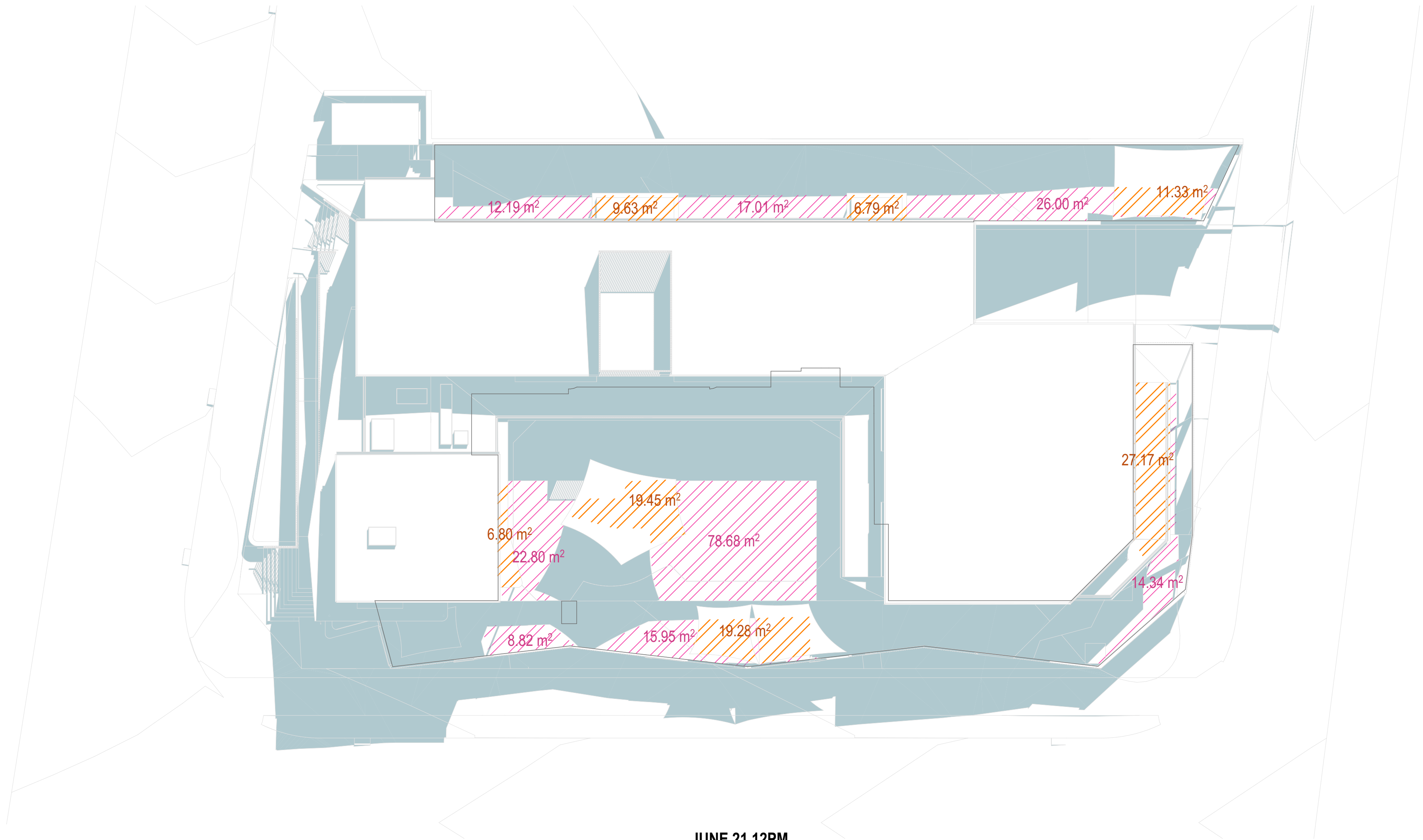
SHADOWS CAST BY PROPOSED



AREA OF SUNLIT PLAYGROUND SPACE
NOT COVERED



AREA OF SUNLIT PLAYGROUND SPACE
COVERED



JUNE 21 12PM

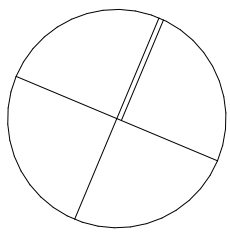
TOTAL EXTERNAL PLAY SPACE = 890.01m²

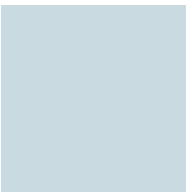
AREA OF SUNLIT PLAYGROUND SPACE NOT COVERED = 195.79m²

AREA OF SUNLIT PLAYGROUND SPACE COVERED = 100.45m²

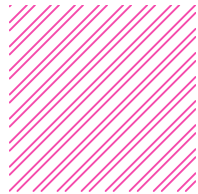
TOTAL AREA OF SUNLIT PLAYGROUND SPACE = 296.24m²

% OF PLAYSPACE IN SUNLIGHT = 33.28%

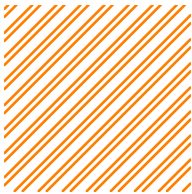




SHADOWS CAST BY PROPOSED



AREA OF SUNLIT PLAYGROUND SPACE
NOT COVERED



AREA OF SUNLIT PLAYGROUND SPACE
COVERED



JUNE 21 3PM

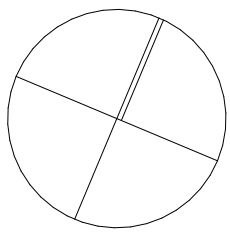
TOTAL EXTERNAL PLAY SPACE = 890.01m²

AREA OF SUNLIT PLAYGROUND SPACE NOT COVERED = 32.18m²

AREA OF SUNLIT PLAYGROUND SPACE COVERED = 7.74m²

TOTAL AREA OF SUNLIT PLAYGROUND SPACE = 39.92m²

% OF PLAYSPACE IN SUNLIGHT = 4.48%



PLANTING SCHEDULE

BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	QTY	SIZE	STAKE
Banksia serrata (squat)	Old Man Banksia	16m	5	200L	Yes
Blechnum 'Silver Lady'	Fishbone Waterfern	1.2m	5	200mm	No
Doryanthes excelsa	Gynea Lily	1-3m	12	200mm	No
Hibbertia scandens	Guinea Flower	Climber	178	200mm	No
Lomandra 'Katrinus'	Mat Rush	.7m	0	300mm	No
Pandorea jasminoides (light pink)	Bower Vine	Climber	193	200mm	No
Olea europaea	European Olive	8-15m	1	500L	Yes
Rosmarinus officinalis Prostratus	Creeping Rosemary	.5m	12	200mm	No
Syzygium floribundum	Weeping Lilly Pilly	10-30m	41	100-200L	Yes
Tristaniopsis laurina	Water Gum	4.6-9.1m	9	200-450L	Yes
Pennisetum alopecuroides	Chinese Fountain Grass	.7m	36	200-300mm	No
Aloe striata	Coral aloe	.9m	9	300mm	No
Rhapis excelsa	Broadleaf lady palm	3-5m	12	300-400mm	Yes
Lophostemon confertus	Brush Box	10-15m	2	450L	Yes
Blechnum	Silver Lady	1.2m	5	200mm	No
Pandorea pandorana	Golden Showers	Climber	32	200mm	No
Total			552		
Total Native			525		
Total Native %			95%		

GENERAL NOTES

Drawing Interpretation
Plant graphics are indicative sizes only. Do not scale from drawings. All dimensions in mm unless otherwise stated. Figure dimensions shall take precedence over scale.
Contractors must verify all dimensions before commencing work.

Work Compliance
All works shall be carried out in accordance with the NCC, relevant Australian Standards and Local Government Regulations.

Site Preparation
All existing plants marked for retention shall be protected for the duration of works. Remove from site all perennial weeds and rubbish before commencing landscape works.

Soil Cultivation and Placement
Thoroughly cultivate all subsoil to a minimum depth of 200mm prior to planting. Supply and install quality garden soil mix to all planting beds to a minimum depth of 300mm prior to planting.

Mulching
Supply and install a 75mm layer of hardwood horticultural grade mulch to all planting beds set down 25mm from adjacent paving or garden edge.

Maintenance
Failed and/or defective plants to be replaced by landscaper for a 3-month period following completion of work. Further maintenance during and after this period should include watering, weeding, fertilising, pest and disease control, pruning and hedging, reinstatement of mulch and keeping the site neat and tidy.

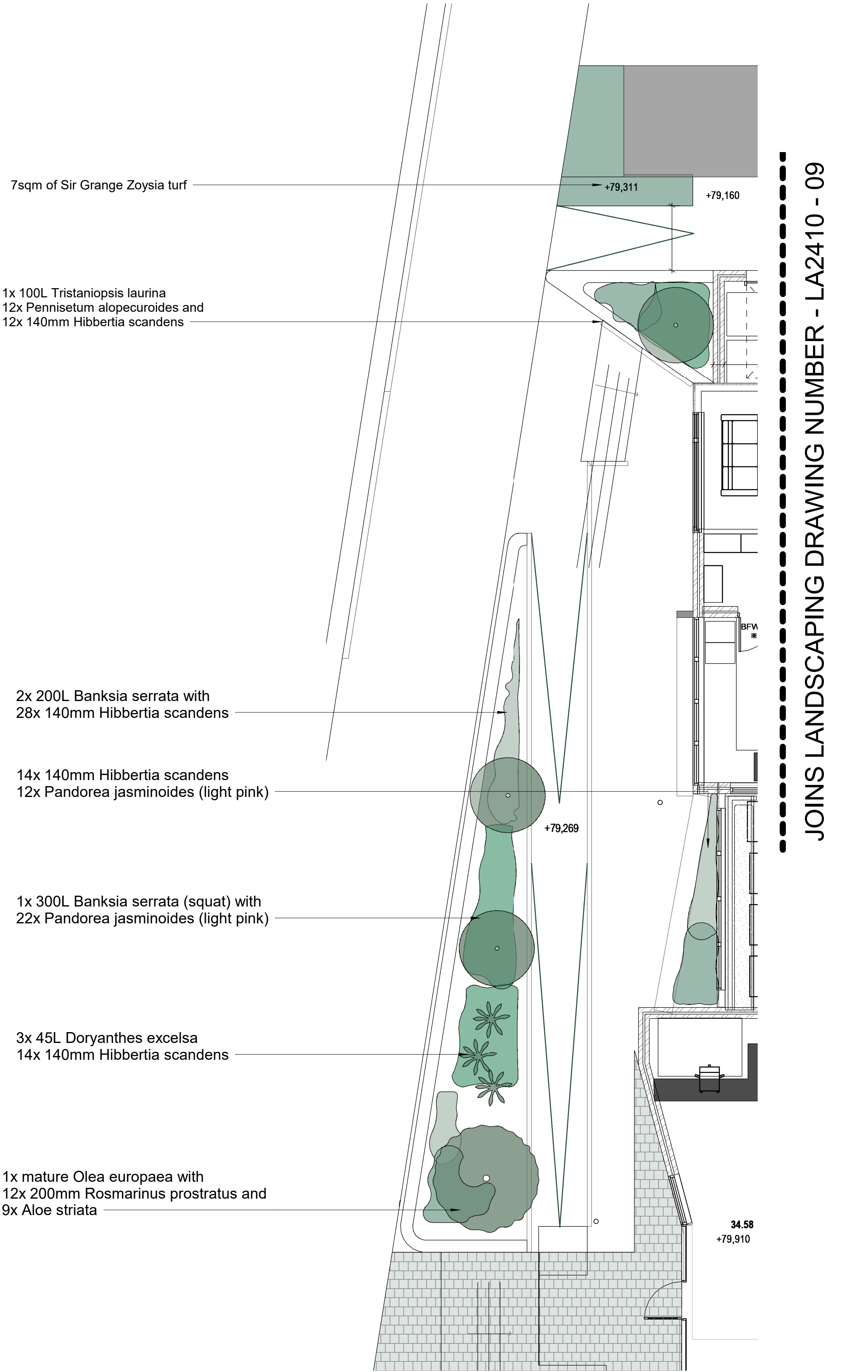
GENERAL PLANTING NOTES

The Contractor will be responsible for maintenance during a three-month period maintenance following planting. This includes watering, mowing, weeding, fertilising, pest and disease control, reseeding, staking and tying, replanting, cultivating, pruning, aerating and top dressing.

The Contractor should only select plants that are vigorous, well established, of good form and consistent with species or variety, not soft or forced, free from disease and insect pests, with large healthy root systems and no evidence of having been restricted in growth or damaged.

The Contractor should install 'root barriers' or equivalent to manufacturers specifications to protect nearby structures and services.

Note Install temporary drip irrigation system under mulch in tree protection zones and water on allotted days.



JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 07



JECKRA PTY LTD
UNIT 6, 58 HARBOUR STREET
MOSMAN NSW 2088

T 02 9539 8835
info@jeckra.com.au
www.jeckra.com.au

PROJECT
COBBITTY CHILDCARE

PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
PLANTING PLAN WEST

DRAWING NUMBER
LA2410 - 06 - REV02

DATE
18.03.25

SCALE @ A1
1 : 75

PLANTING SCHEDULE					
BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	QTY	SIZE	STAKE
Banksia serrata (squat)	Old Man Banksia	16m	5	200L	Yes
Blechnum 'Silver Lady'	Fishbone Waterfern	1.2m	5	200mm	No
Doryanthes excelsa	Gynea Lily	1-3m	12	200mm	No
Hibbertia scandens	Guinea Flower	Climber	178	200mm	No
Lomandra 'Katrinus'	Mat Rush	.7m	0	300mm	No
Pandorea jasminoides (light pink)	Bower Vine	Climber	193	200mm	No
Olea europaea	European Olive	8-15m	1	500L	Yes
Rosmarinus officinalis Prostratus	Creeping Rosemary	.5m	12	200mm	No
Syzygium floribundum	Weeping Lilly Pilly	10-30m	41	100-200L	Yes
Tristaniopsis laurina	Water Gum	4.6-9.1m	9	200-450L	Yes
Pennisetum alopecuroides	Chinese Fountain Grass	.7m	36	200-300mm	No
Aloe striata	Coral aloe	.9m	9	300mm	No
Rhapis excelsa	Broadleaf lady palm	3-5m	12	300-400mm	Yes
Lophostemon confertus	Brush Box	10-15m	2	450L	Yes
Blechnum 'Silver Lady'	Silver Lady	1.2m	5	200mm	No
Pandorea pandorana	Golden Showers	Climber	32	200mm	No
Total			552		
Total Native			525		
Total Native %			95%		

GENERAL NOTES

Drawing Interpretation

Plant graphics are indicative sizes only. Do not scale from drawings. All dimensions in mm unless otherwise stated. Figure dimensions shall take precedence over scale.
Contractors must verify all dimensions before commencing work.

Work Compliance

All works shall be carried out in accordance with the NCC, relevant Australian Standards and Local Government Regulations.

Site Preparation

All existing plants marked for retention shall be protected for the duration of works. Remove from site all perennial weeds and rubbish before commencing landscape works.

Soil Cultivation and Placement

Thoroughly cultivate all subsoil to a minimum depth of 200mm prior to planting. Supply and install quality garden soil mix to all planting beds to a minimum depth of 300mm prior to planting.

Mulching

Supply and install a 75mm layer of hardwood horticultural grade mulch to all planting beds set down 25mm from adjacent paving or garden edge.

Maintenance

Failed and/or defective plants to be replaced by landscaper for a 3-month period following completion of work. Further maintenance during and after this period should include watering, weeding, fertilising, pest and disease control, pruning and hedging, reinstatement of mulch and keeping the site neat and tidy.

GENERAL PLANTING NOTES

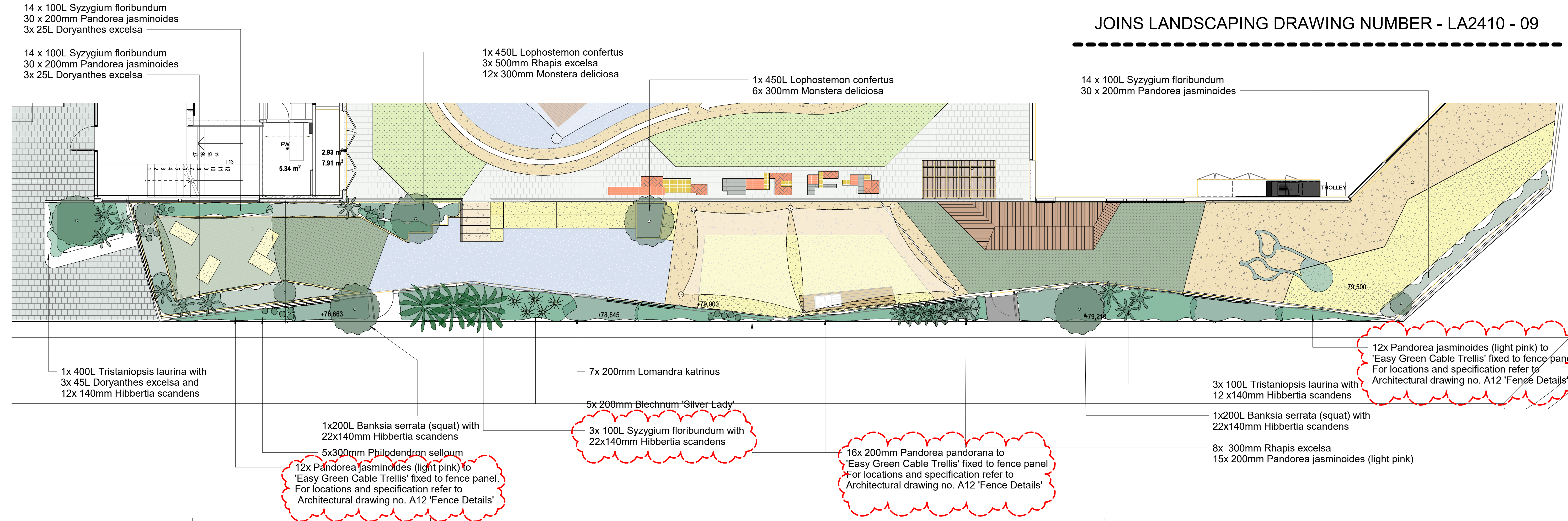
The Contractor will be responsible for maintenance during a three-month period maintenance following planting. This includes watering, mowing, weeding, fertilising, pest and disease control, reseeding, staking and tying, replanting, cultivating, pruning, aerating and top dressing.

The Contractor should only select plants that are vigorous, well established, of good form and consistent with species or variety, not soft or forced, free from disease and insect pests, with large healthy root systems and no evidence of having been restricted in growth or damaged.

The Contractor should install 'root barriers' or equivalent to manufacturers specifications to protect nearby structures and services.

Note Install temporary drip irrigation system under mulch in tree protection zones and water on allotted days.

JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 09



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UNIT 6, 58 HARBOUR STREET
MOSMAN NSW 2088

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www.jeckra.com.au

PROJECT
COBBITTY CHILDCARE

PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
PLANTING PLAN SOUTH

DRAWING NUMBER
LA2410 - 07 - REV02

DATE
18.03.25

SCALE @ A1
1 : 75

PLANTING SCHEDULE					
BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	QTY	SIZE	STAKE
Banksia serrata (squat)	Old Man Banksia	16m	5	200L	Yes
Blechnum 'Silver Lady'	Fishbone Waterfern	1.2m	5	200mm	No
Doryanthes excelsa	Gynea Lily	1-3m	12	200mm	No
Hibbertia scandens	Guinea Flower	Climber	178	200mm	No
Lomandra 'Katrinus'	Mat Rush	.7m	0	300mm	No
Pandorea jasminoides (light pink)	Bower Vine	Climber	193	200mm	No
Olea europaea	European Olive	8-15m	1	500L	Yes
Rosmarinus officinalis Prostratus	Creeping Rosemary	.5m	12	200mm	No
Syzygium floribundum	Weeping Lilly Pilly	10-30m	41	100-200L	Yes
Tristaniopsis laurina	Water Gum	4.6-9.1m	9	200-450L	Yes
Pennisetum alopecuroides	Chinese Fountain Grass	.7m	36	200-300mm	No
Aloe striata	Coral aloe	.9m	9	300mm	No
Rhapis excelsa	Broadleaf lady palm	3-5m	12	300-400mm	Yes
Lophostemon confertus	Brush Box	10-15m	2	450L	Yes
Blechnum	Silver Lady	1.2m	5	200mm	No
Pandorea pandorana	Golden Showers	Climber	32	200mm	No
Total			552		
Total Native			525		
Total Native %			95%		

GENERAL NOTES

Drawing Interpretation
Plant graphics are indicative sizes only. Do not scale from drawings. All dimensions in mm unless otherwise stated. Figure dimensions shall take precedence over scale.
Contractors must verify all dimensions before commencing work.

Work Compliance
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Site Preparation
All existing plants marked for retention shall be protected for the duration of works. Remove from site all perennial weeds and rubbish before commencing landscape works.

Soil Cultivation and Placement
Thoroughly cultivate all subsoil to a minimum depth of 200mm prior to planting. Supply and install quality garden soil mix to all planting beds to a minimum depth of 300mm prior to planting.

Mulching
Supply and install a 75mm layer of hardwood horticultural grade mulch to all planting beds set down 25mm from adjacent paving or garden edge.

Maintenance
Failed and/or defective plants to be replaced by landscaper for a 3-month period following completion of work. Further maintenance during and after this period should include watering, weeding, fertilising, pest and disease control, pruning and hedging, reinstatement of mulch and keeping the site neat and tidy.

GENERAL PLANTING NOTES

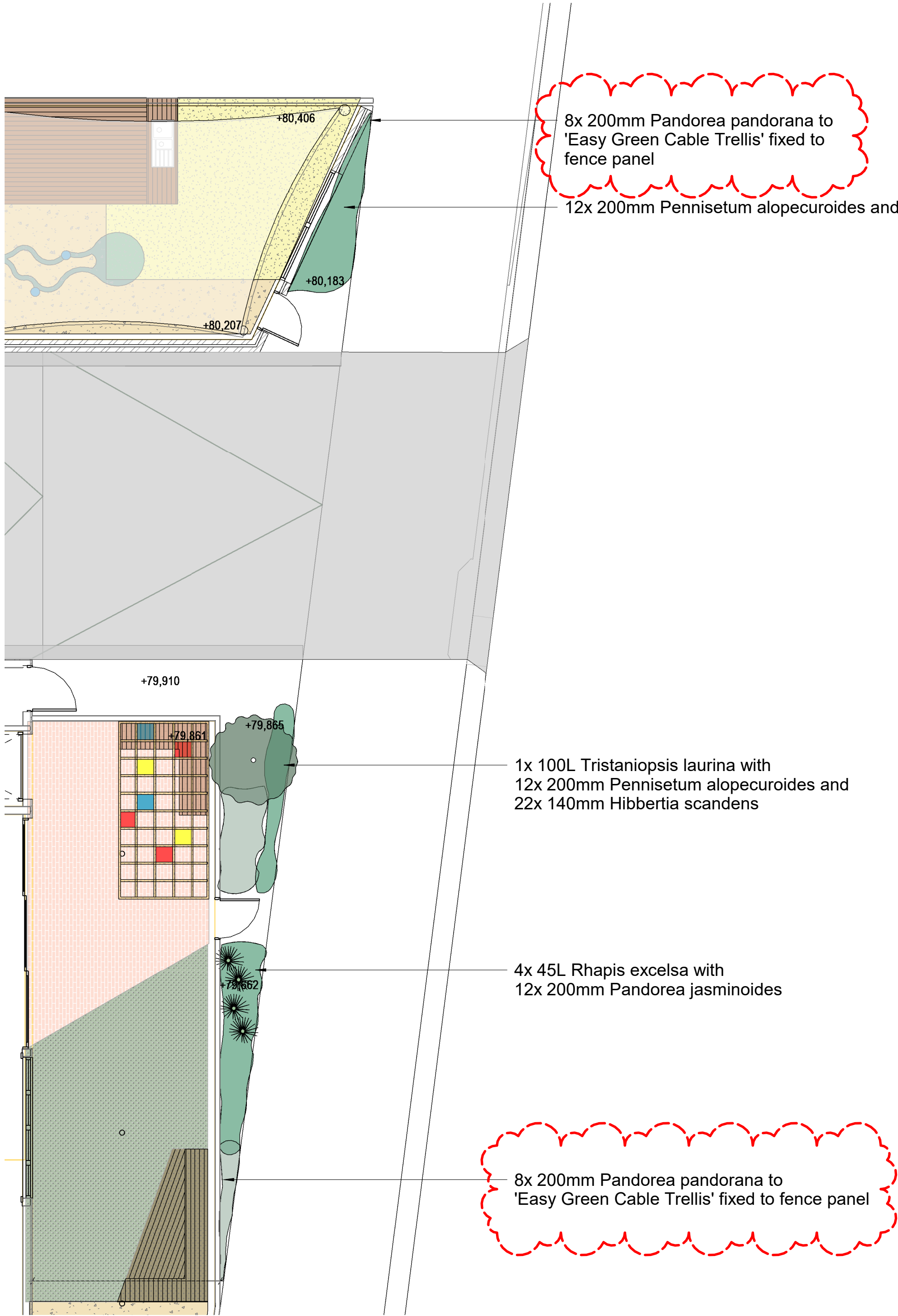
The Contractor will be responsible for maintenance during a three-month period maintenance following planting. This includes watering, mowing, weeding, fertilising, pest and disease control, reseeding, staking and tying, replanting, cultivating, pruning, aerating and top dressing.

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The Contractor should install 'root barriers' or equivalent to manufacturers specifications to protect nearby structures and services.

Note Install temporary drip irrigation system under mulch in tree protection zones and water on allotted days.

JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 09



JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 07



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PROJECT
COBBITTY CHILDCARE

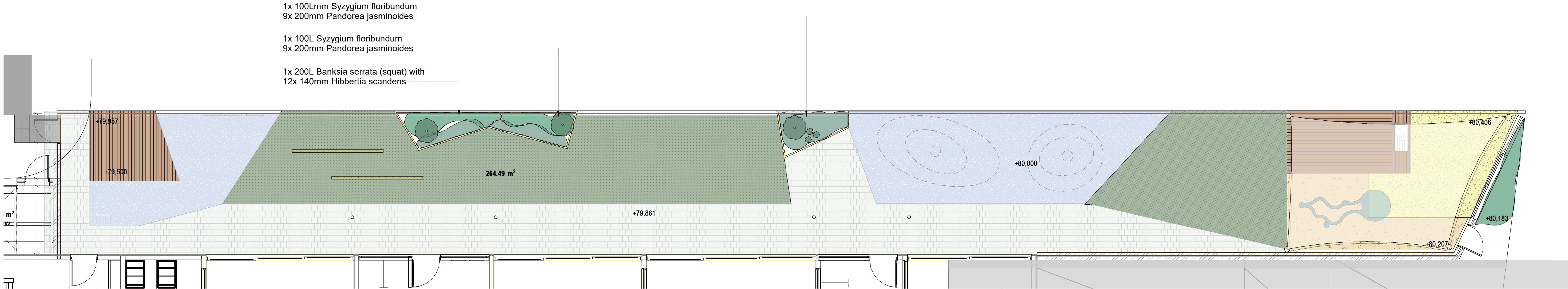
PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
PLANTING PLAN EAST

DRAWING NUMBER
LA2410 - 08 - REV02

DATE
18.03.25

SCALE @ A1
1 : 75



PLANTING SCHEDULE

BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	QTY	SIZE	STAKE
Banksia serrata (squat)	Old Man Banksia	16m	5	200L	Yes
Blechnum 'Silver Lady'	Fishbone Waterfern	1.2m	5	200mm	No
Doryanthes excelsa	Gynea Lily	1-3m	12	200mm	No
Hibbertia scandens	Guinea Flower	Climber	178	200mm	No
Lomandra 'Katrinus'	Mat Rush	.7m	0	300mm	No
Pandorea jasminoides (light pink)	Bower Vine	Climber	193	200mm	No
Olea europaea	European Olive	8-15m	1	500L	Yes
Rosmarinus officinalis Prostratus	Creeping Rosemary	.5m	12	200mm	No
Syzygium floribundum	Weeping Lilly Pilly	10-30m	41	100-200L	Yes
Tristaniopsis laurina	Water Gum	4.6-9.1m	9	200-450L	Yes
Pennisetum alopecuroides	Chinese Fountain Grass	.7m	36	200-300mm	No
Aloe striata	Coral aloe	.9m	9	300mm	No
Rhapis excelsa	Broadleaf lady palm	3-5m	12	300-400mm	Yes
Lophostemon confertus	Brush Box	10-15m	2	450L	Yes
Blechnum	Silver Lady	1.2m	5	200mm	No
Pandorea pandorana	Golden Showers	Climber	32	200mm	No
Total			552		
Total Native			525		
Total Native %			95%		

GENERAL NOTES

Drawing Interpretation
Plant graphics are indicative sizes only. Do not scale from drawings. All dimensions in mm unless otherwise stated. Figure dimensions shall take precedence over scale.
Contractors must verify all dimensions before commencing work.

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Supply and install a 75mm layer of hardwood horticultural grade mulch to all planting beds set down 25mm from adjacent paving or garden edge.

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GENERAL PLANTING NOTES

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The Contractor should install 'root barriers' or equivalent to manufacturers specifications to protect nearby structures and services.

Note Install temporary drip irrigation system under mulch in tree protection zones and water on allotted days.



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PROJECT
COBBITTY CHILDCARE

PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
PLANTING PLAN NORTH

DRAWING NUMBER
LA2410 - 09 - REV02

DATE
18.03.25

SCALE @ A1
1 : 75

MATERIALS LEGEND

SOFT FALL RUBBER - BLUE

COOL PLUS YARN SYNTHETIC TURF
WITH SOFT FALL UNDERLAY

NATURAL TURF

FEATURE COLOURED CONCRETE

SANDPIT SAND

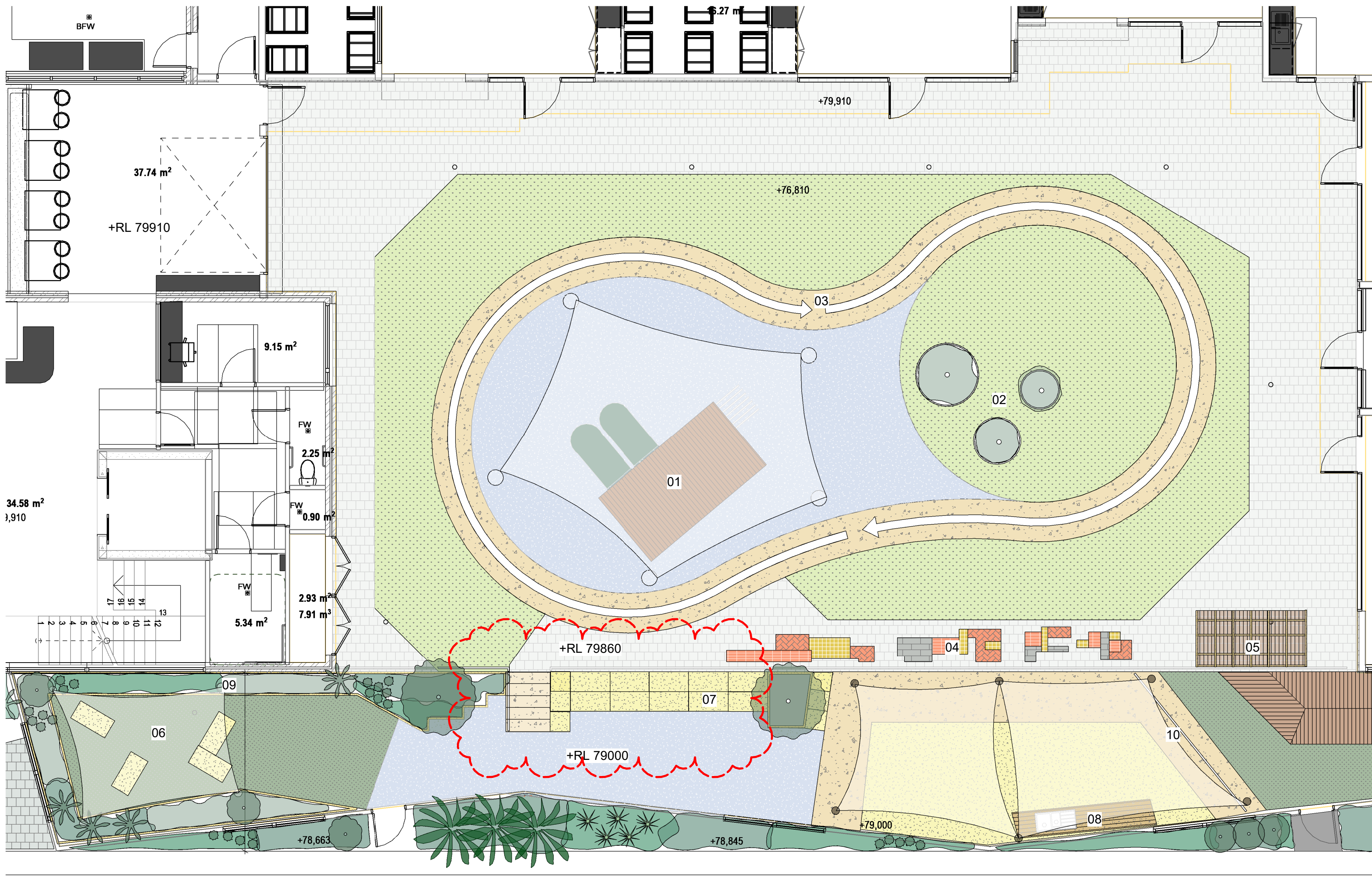
TIMBER DECKING

FEATURE CONCRETE PAVER

FEATURE BRICK PAVER

SANDSTONE LOG

GARDEN EDGING



FEATURES LEGEND

- 01. CLIMBING FORT WITH SLIPPERY SLIDE AND CLIMBING NET
- 02. WHICKING PLANTER BEDS WITH VEGGIE GARDEN
- 03. BIKE TRACK WITH PAINTED LINE MARKING
- 04. SENSORY PAVING INFILLS
- 05. TRIKE PARKING BAY
- 06. YARNING CIRCLE
- 07. AUDITORIUM FOR DRAMA PRESENTATIONS
- 08. MUD KITCHEN FOR SAND PLAY
- 09. SENSORY PLANTING
- 10. DIVIDING POOL FENCE WITH GATE

THE OUTDOOR PLAY AREAS OF THIS DEVELOPMENT HAVE BEEN DESIGNED TO COMPLY WITH
PART 1 - GENERAL REQUIREMENTS AND PART 2 - DESIGN CONSTRUCTION - SAFETY ASPECTS;
AS/NZS 4422 - PLAYGROUND SURFACING - SPECIFICATIONS, REQUIREMENTS AND TEST
METHODS; AND AS/NZS 472 - PLAYGROUNDS AND PLAYGROUND EQUIPMENT

JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 03



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PROJECT
COBBITTY CHILDCARE

PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
CENTRAL YARD

DRAWING NUMBER
LA2410 - 02 - REV02

DATE
18.03.25

SCALE @ A1
1 : 75

MATERIALS LEGEND

SOFT FALL RUBBER - BLUE

COOL PLUS YARN SYNTHETIC TURF WITH SOFT FALL UNDERLAY

NATURAL TURF

FEATURE COLOURED CONCRETE

SANDPIT SAND

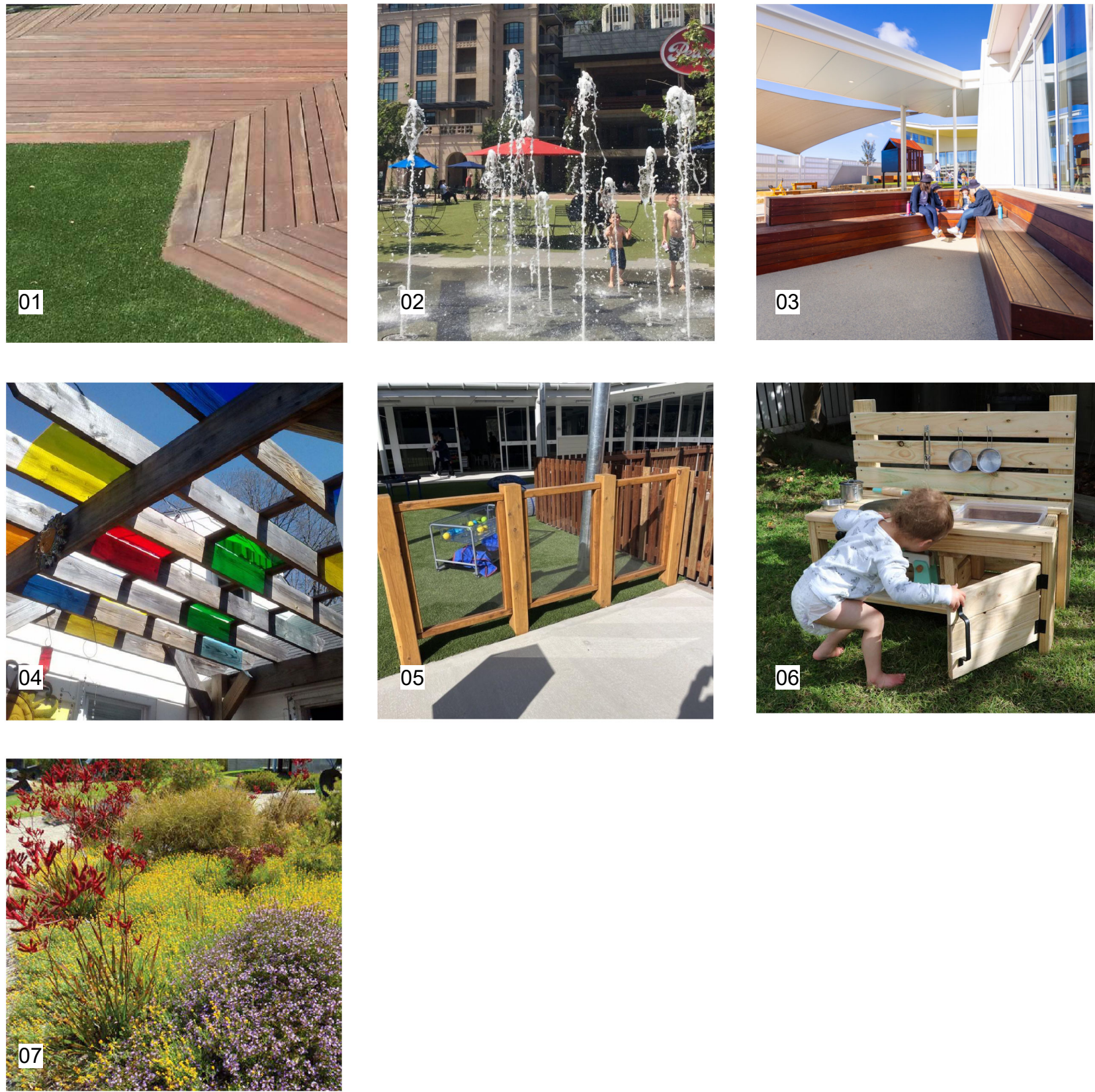
TIMBER DECKING

FEATURE CONCRETE PAVER

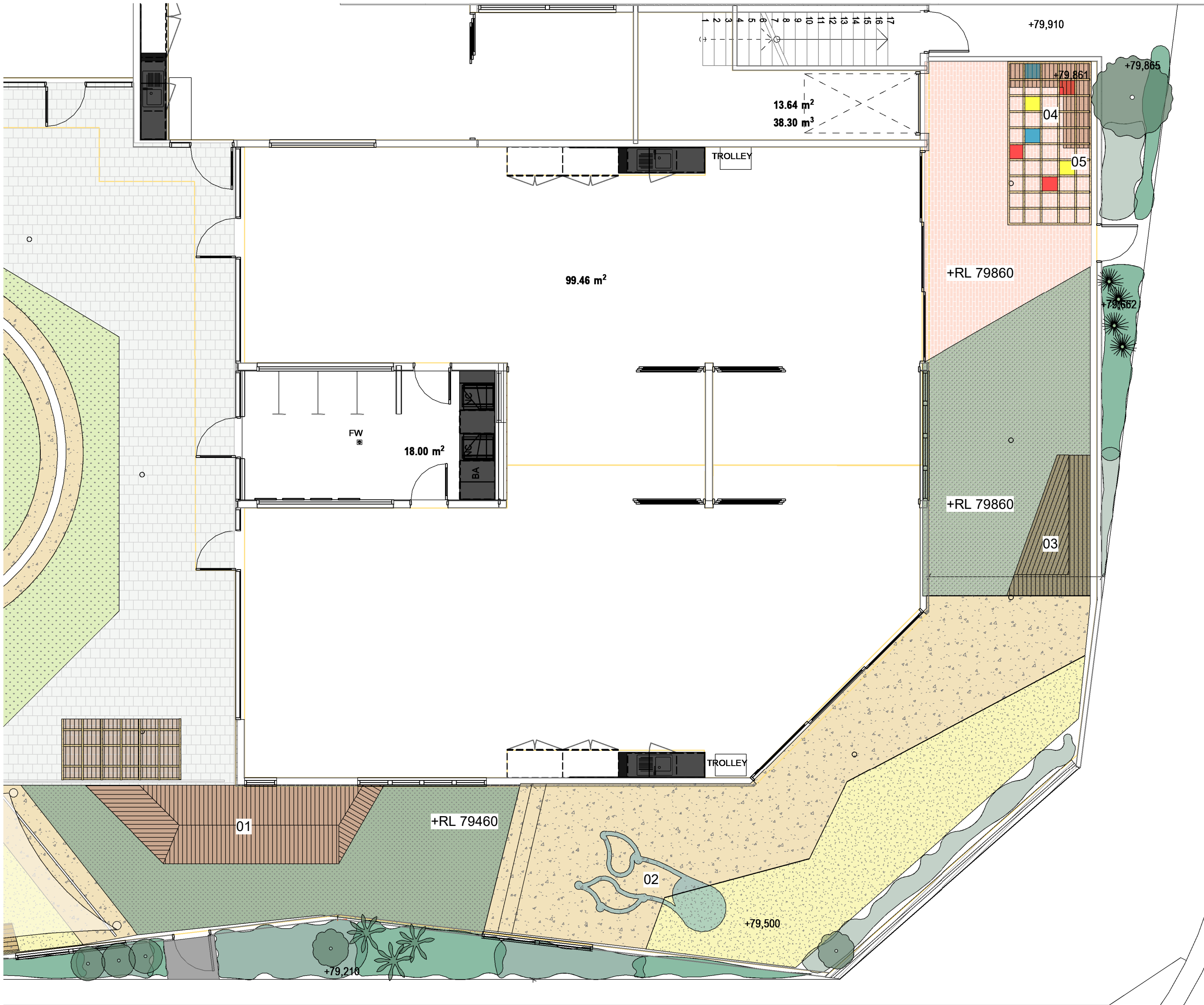
FEATURE BRICK PAVER

SANDSTONE LOG

GARDEN EDGING



JOINS LANDSCAPING DRAWING NUMBER - LA2410 - 02



FEATURES LEGEND

- 01. SLOPED DECKED PLATFORMS
- 02. WATER PLAY
- 03. DECKED AMPITHEATRE
- 04. PERGOLA OVER WITH PERSPEX INFILLS
- 05. ART EASEL WALL
- 06. MUD KITCHEN
- 07. SENSORY PLANTING

THE OUTDOOR PLAY AREAS OF THIS DEVELOPMENT HAVE BEEN DESIGNED TO COMPLY WITH PART 1 - GENERAL REQUIREMENTS AND PART 2 - DESIGN CONSTRUCTION - SAFETY ASPECTS; AS/NZS 4422 - PLAYGROUND SURFACING - SPECIFICATIONS, REQUIREMENTS AND TEST METHODS; AND AS/NZS 472 - PLAYGROUNDS AND PLAYGROUND EQUIPMENT



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PROJECT
COBBITTY CHILDCARE

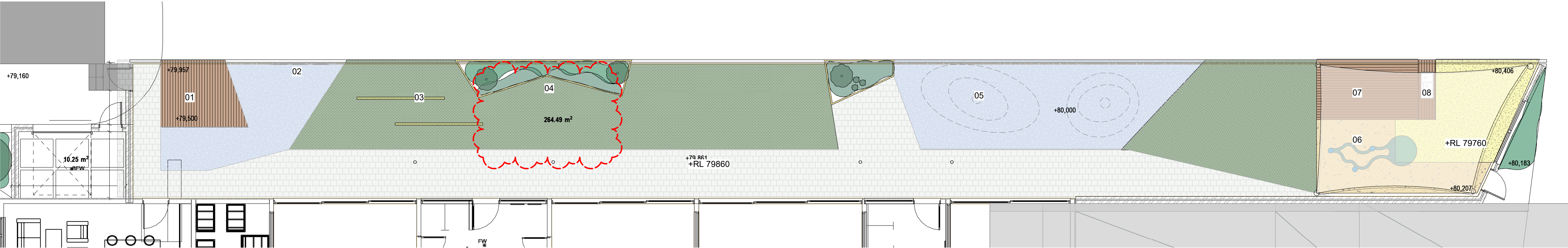
PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
KINDER YARD

DRAWING NUMBER
LA2410 - 03 - REV02

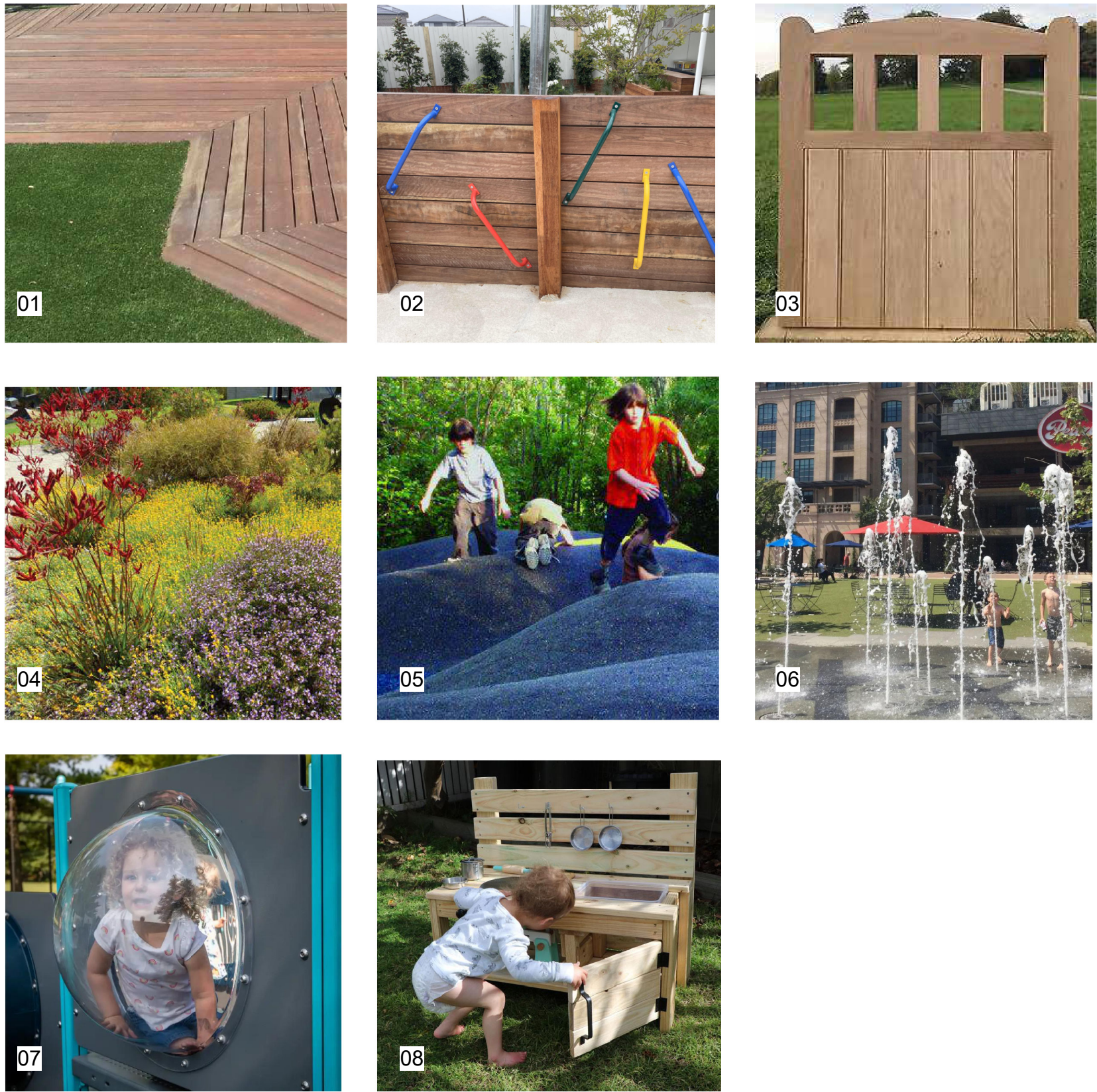
DATE
18.03.25

SCALE @ A1
1 : 75



MATERIALS LEGEND

- SOFT FALL RUBBER - BLUE
- COOL PLUS YARN SYNTHETIC TURF WITH SOFT FALL UNDERLAY
- NATURAL TURF
- FEATURE COLOURED CONCRETE
- SANDPIT SAND
- TIMBER DECKING
- FEATURE CONCRETE PAVER
- FEATURE BRICK PAVER
- SANDSTONE LOG
- GARDEN EDGING



FEATURES LEGEND

- 01. SLOPED DECKED PLATFORMS
- 02. HANDLES FIXED TO WALL FOR BALANCE PRACTICE
- 03. SMALL TIMBER FENCES FOR BALANCE PRACTICE
- 04. SENSORY PLANTING
- 05. SMALL RUBBER MOUNDS
- 06. WATER PLAY
- 07. SMALL PLATFORM WITH BUBBLE PANEL
- 08. MUD KITCHEN

THE OUTDOOR PLAY AREAS OF THIS DEVELOPMENT HAVE BEEN DESIGNED TO COMPLY WITH PART 1 - GENERAL REQUIREMENTS AND PART 2 - DESIGN CONSTRUCTION - SAFETY ASPECTS; AS/NZS 4422 - PLAYGROUND SURFACING - SPECIFICATIONS, REQUIREMENTS AND TEST METHODS; AND AS/NZS 472 - PLAYGROUNDS AND PLAYGROUND EQUIPMENT



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PROJECT
COBBITTY CHILDCARE

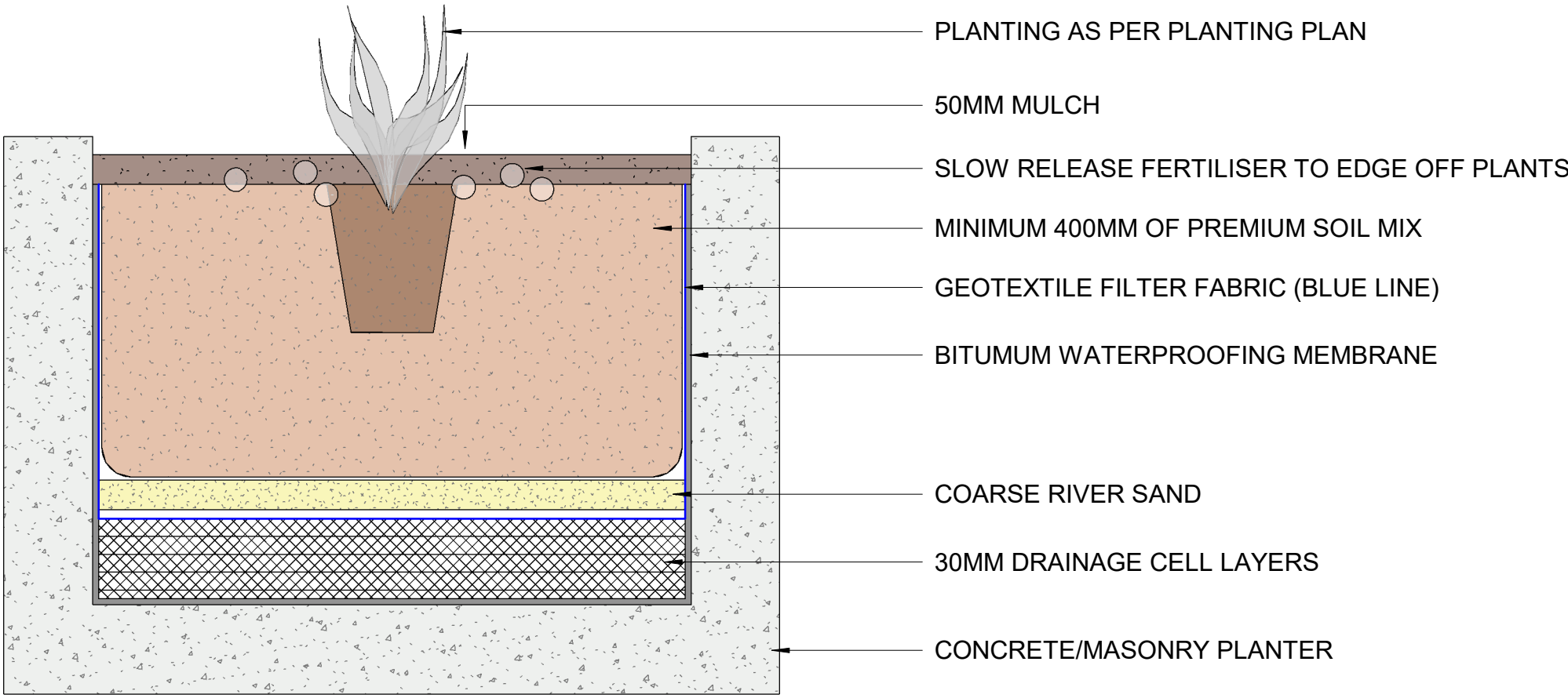
PROJECT ADDRESS
1 FRESHWATER DRIVE COBBITTY NSW 2570

DRAWING
NURSERY YARD

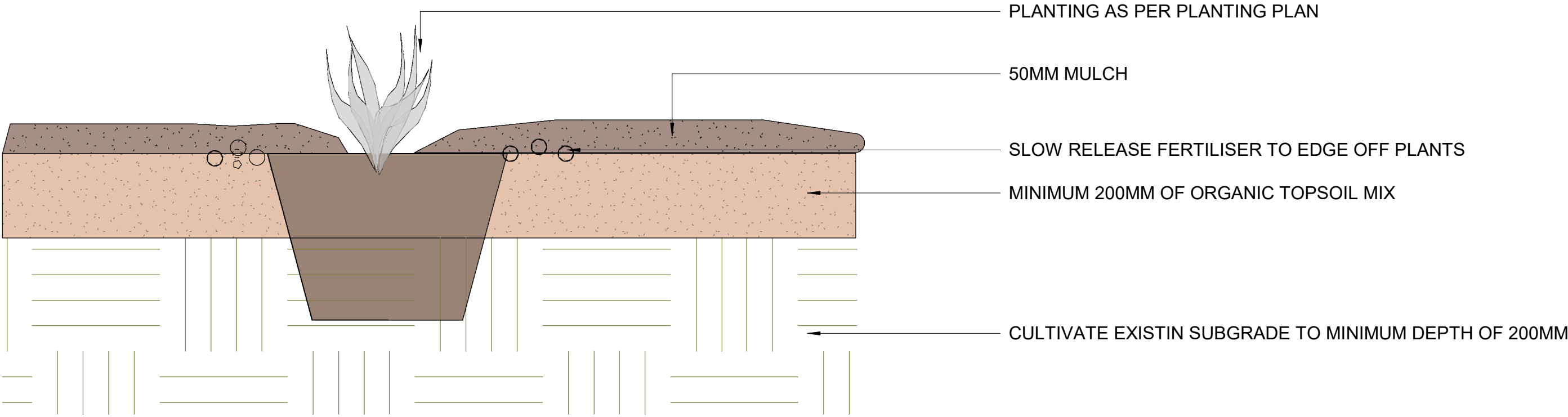
DRAWING NUMBER
LA2410 - 04 - REV02

DATE
18.03.25

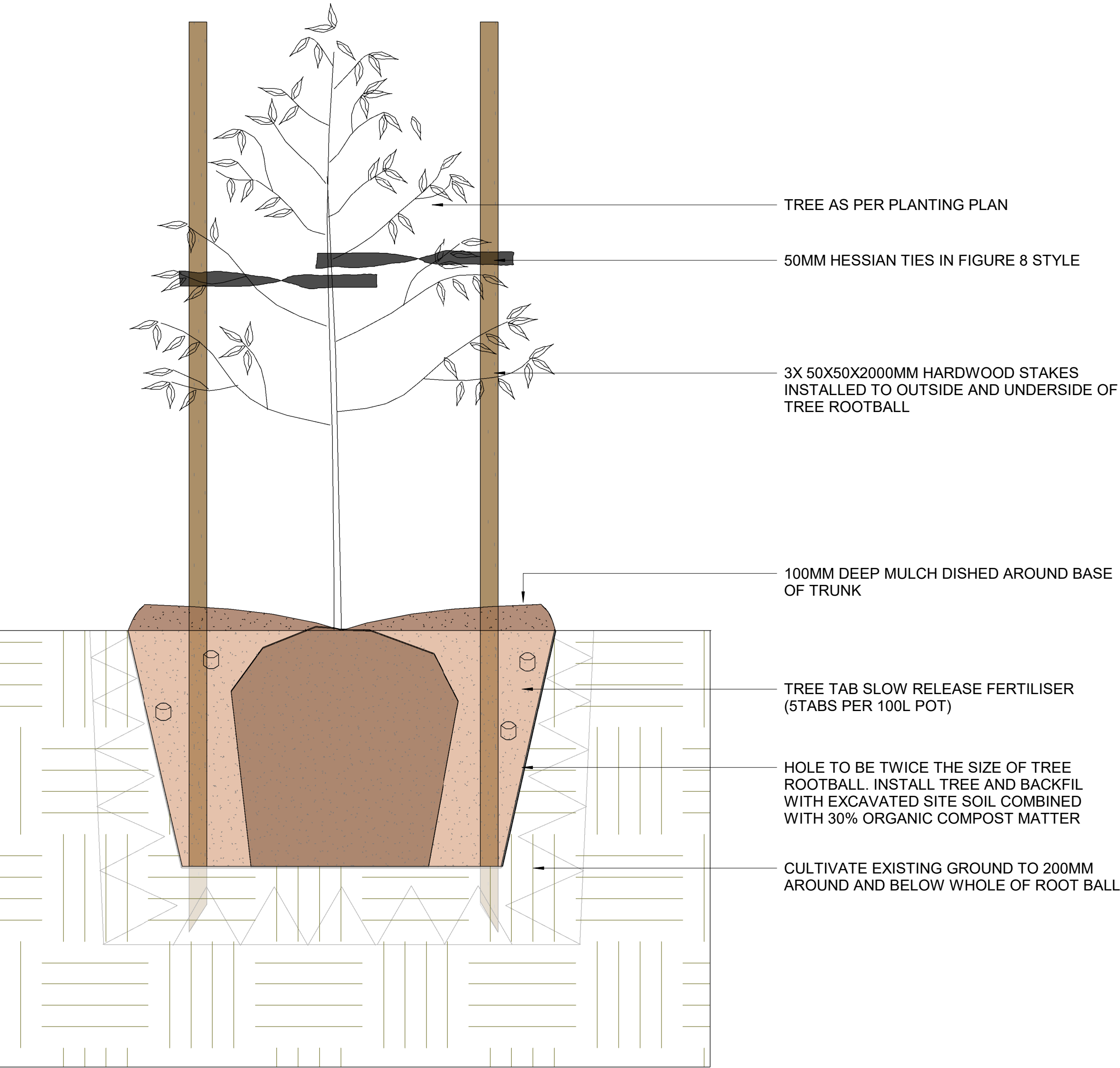
SCALE @ A1
1 : 75



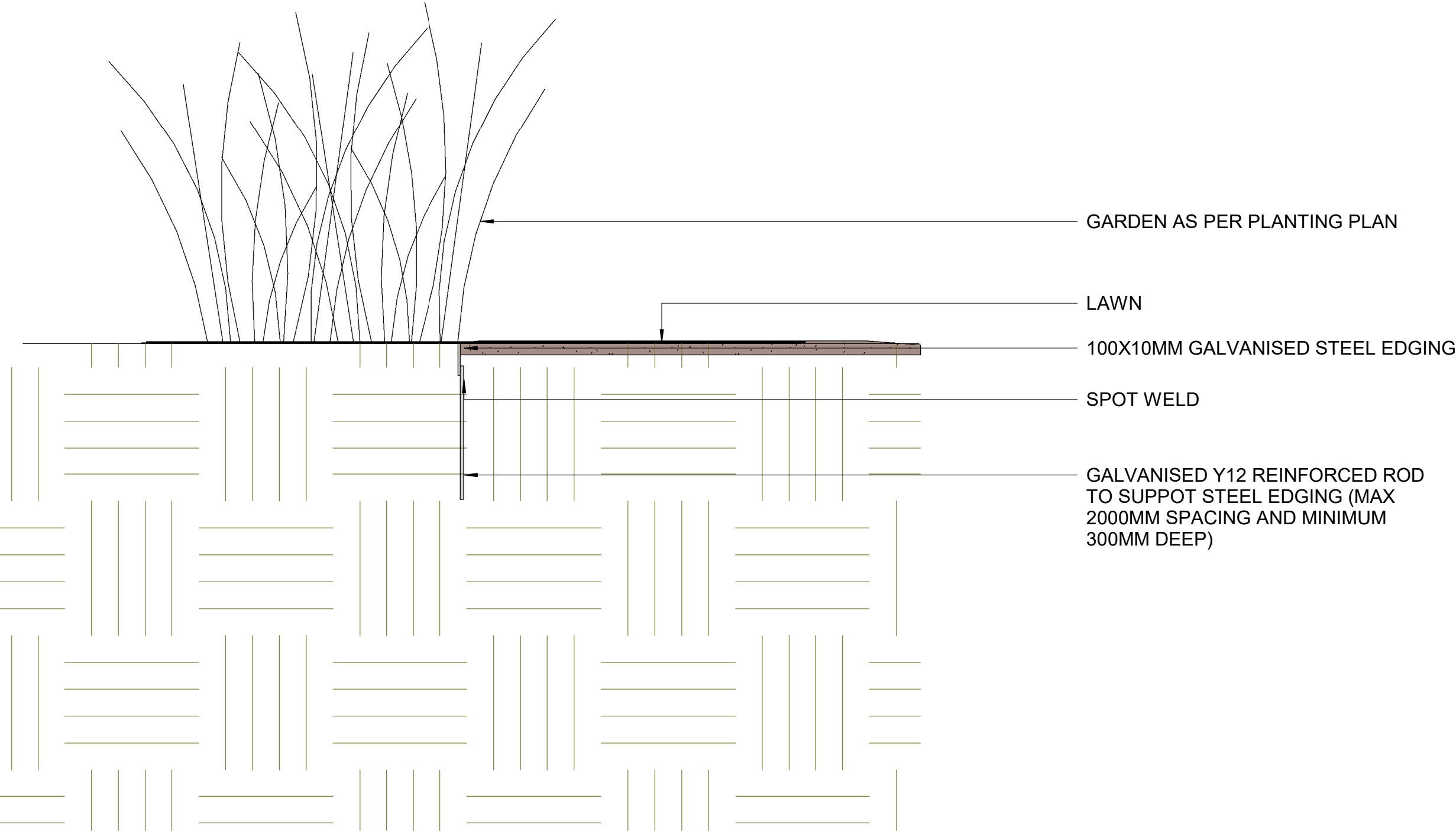
PLANTER DETAIL




SHRUB IN GROUND DETAIL

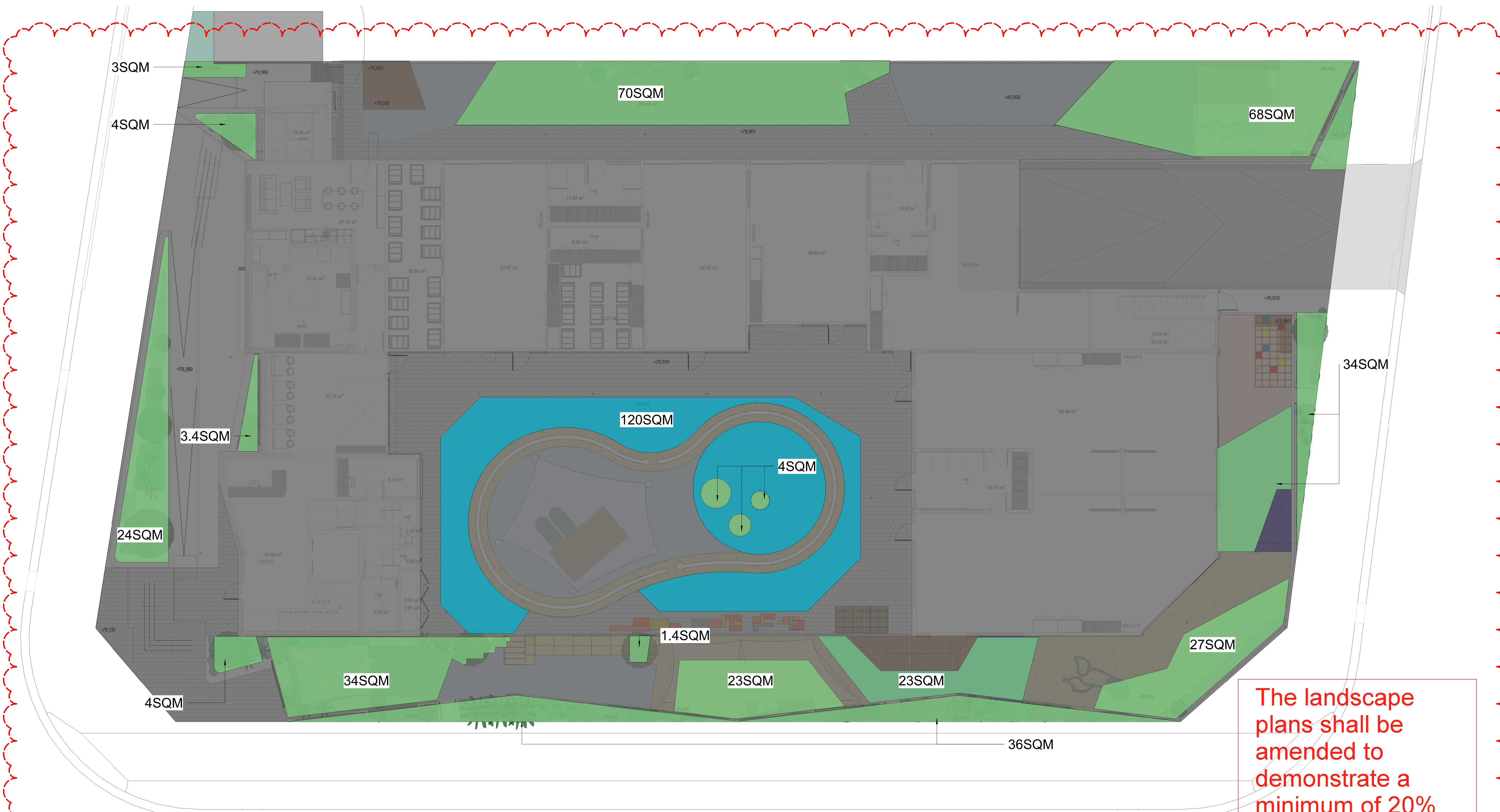


STAKED TREE IN GROUND DETAIL




STEEL EDGING DETAIL

	JECKRA PTY LTD UNIT 6, 58 HARBOUR STREET MOSMAN NSW 2088 T 02 9539 8835 info@jeckra.com.au www.jeckra.com.au	PROJECT COBBITTY CHILDCARE	DRAWING PLANTING DETAILS	DATE 18.03.25
		PROJECT ADDRESS 1 FRESHWATER DRIVE COBBITTY NSW 2570	DRAWING NUMBER LA2410 - 10 - REV01	SCALE @ A1 1 : 10

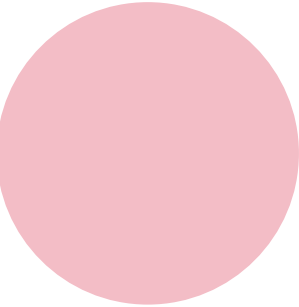


TOTAL SITE AREA: 2,139SQM
TOTAL SOFT LANDSCAPING: 361SQM
TOTAL COOL THERM SYNTHETIC SURFACE: 120SQM
NOTE: SOFT LANDSCAPING AREA INCLUDES NATURAL TURF, PLANTER BEDS AND SAND ONLY.
SYNTHETIC TURF, RUBBER AND HARD SURFACES ARE EXCLUDED

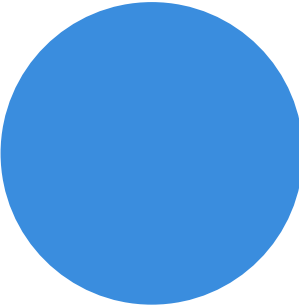
The landscape plans shall be amended to demonstrate a minimum of 20% soft landscaped area.

	JECKRA PTY LTD UNIT 6, 58 HARBOUR STREET MOSMAN NSW 2088 T 02 9539 8835 info@jeckra.com.au www.jeckra.com.au	PROJECT COBBITTY CHILDCARE	DRAWING SOFT LANDSCAPING PLAN	DATE 18.03.25
		PROJECT ADDRESS 1 FRESHWATER DRIVE COBBITTY NSW 2570	DRAWING NUMBER LA2410 - 12 - REV0	SCALE @ A1 1 : 100

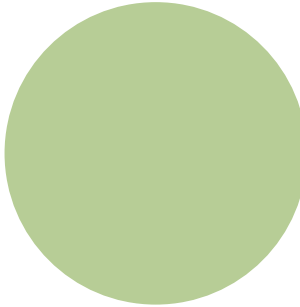
Brand palette



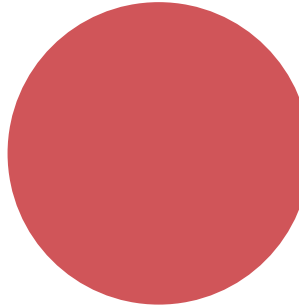
Futuro Pink
PMS 495 C
C2 M31 Y10 K0
Dulux Feather Boa S02G1



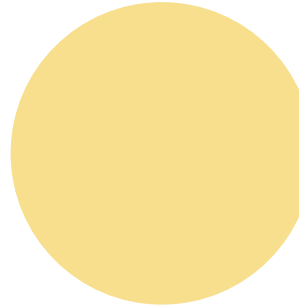
Futuro Blue
PMS 279 C
C72 M37 Y0 K0
Dulux Window Blue SB8E3



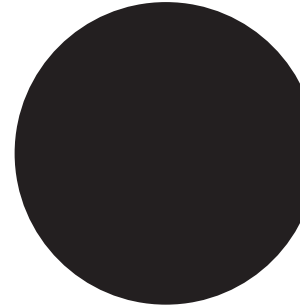
Futuro Green
PMS 578 C
C31 M7 Y51 K0
Dulux Sour Apple S20F4



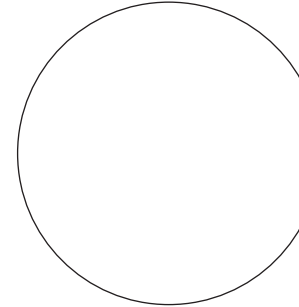
Futuro Red
PMS 7418 C
C14 M81 Y61 K1
Dulux Oxford Terrace NZ10E6



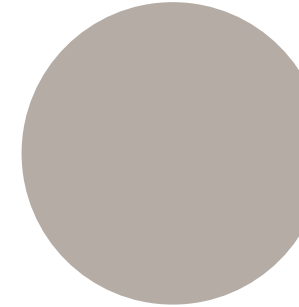
Futuro Yellow
PMS 1205 C
C3 M10 Y53 K0
Dulux Swedish Yellow S16H4



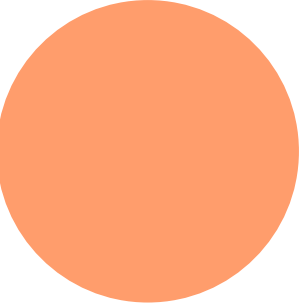
Black
PMS Black U
C20 M20 Y20 K100
Dulux Black



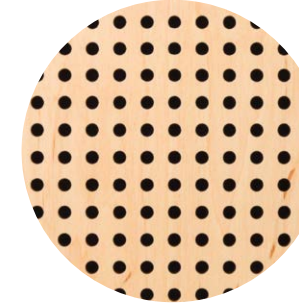
White
PMS White
C0 M0 Y0 K0
Dulux Vivid White



BOH Warm grey
PMS Warm Grey 4C
C31 M28 Y32 K0
Dulux Ancient Ruin

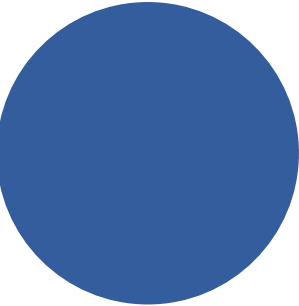


Futuro Coral
PMS 163 C
C0 M47 Y59 K0
Dulux Hibiscus Delight S07H5

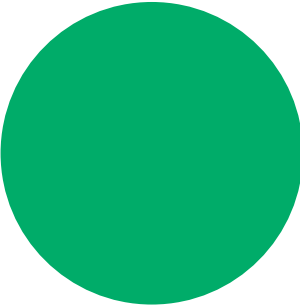


**Hoop pine &
Perforated Veneer colour**
Timber colour spectrum

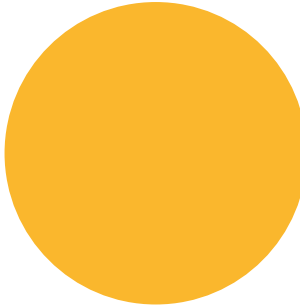
Statutory & Operational palette



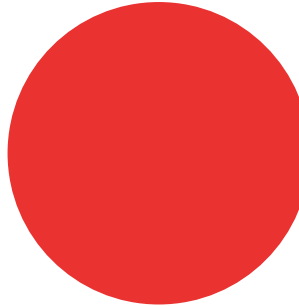
Access Blue
PMS 7684C
C87 M68 Y9 K1



Exit Green
PMS 3405C
C100 M0 Y83 K0
Dulux G12 Holly1



Hazard Yellow
PMS 122U
C0 M29 Y100 K0
Dulux PMS123U



**Fire Red
Danger Red**
PMS 485C
C0 M95 Y100 K0
Dulux Red Clown P05H8

M >
A T

Written dimensions take precedence over scaled dimensions. Contractors shall verify all critical dimensions on site prior to commencement of work. Reproduction of the whole or part of this document constitutes an infringement of copyright. This information ideas and concepts contained in this document are confidential. The recipient(s) of this document is prohibited from disclosing such information, ideas and concepts to any person without prior written consent of Studio MAAT.

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Bridget Atkinson
0423 170 481
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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Palette

Date
21.10.24

Project
Futuro
Cobbitty

Drawn/Checked
BA/JM

Signtype
-

Drawing number
JEK2411-GEN-003

Revision
B

GEN



02 Reference
Pin-fixed, halo-lit letters



03 3D
Road 40A



01 Elevation Road 40A
Scale 1:100

NOTES

GENERAL
The sign is located on the building facade visible to vehicular & pedestrian traffic, illustrating the destination name for day and night-time viewing. The sign/logo is located in an external environment, as such all materials, fabrication and fixing to suit expected conditions.

MATERIALITY
'Futuro' to be fabricated metal internal framing pinned off wall, clad by painted fabricated letters, with recessed/concealed continuous LED halo lighting, & opal acrylic back-panel, to provide a soft even glow onto the facade. All metal elements to be painted to match.

FABRICATION
Shopdrawings are to be prepared by an approved Chartered Professional Engineer specialising in Structural Engineering, on the Signage Contractors behalf.

The cost of these structural drawings/calculations, will be borne by the signage contractor.

'Futuro' letter elements to be fabricated as individual forms, no joints, to be min fabricated 2mm metal panels, or as required to ensure structural integrity, water jet cut to logo illustrated. Front elevation and sides to be in whole pieces. All joints at edges to be welded and mitred, to be continuous, grind smooth and flush all surfaces. All edges to be smoothed, slightly rounded to ensure no sharp edges. Internal structural framing to suit logo and lighting requirements, ie no shadows to lighting. Back-panel to be opal acrylic, hairline butt joint materials, and align flush with metal sides. Overall depth of letters to be 100mm or as required by lighting, fabricate logo form as integral waterproof element, with separation between metals as required, rear concealed pin fix at regular spacing to facade.

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Primary
Building ID

Date
21.10.24

Project
Futuro
Cobbitty

Drawn/Checked
BA/JM

Signtype
I.1

Drawing number
JEK2411-11-001

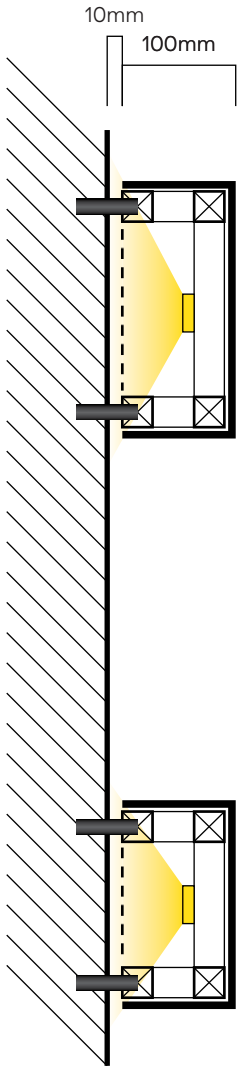
Revision
B



01 Elevation
Scale 1:10



03 3D
Typical letter



02 Detail section Typical letter
Scale 1:5

NOTES (cont.)

All individual fabricated letters should be fabricated in one piece. Radius all edges 3mm. Setout via pre-spaced and electronically cut vinyl film. Ensure all corners/edges are sharp and true to the artwork. Ensure cut edges are not overheated and are cut slowly to achieve a clean cut.

FIXING
'Futuro' to be fixed via painted metal pins fixed to facade and internal frame spaced off to create halo lighting. Conduit concealed within individual pin fixings and logo and via painted individual conduits through facade penetration. Distance off facade as required for halo lighting with good spread of light onto surface. Logo width as indicated, to be developed in shopdrawing phase.

FINISHES/COLOUR
To be DULUX 2-pak paint external grade paint system.
Colour: Black

For colour specification refer Graphic standards

Anti-graffiti satin finish 25% gloss level to all exposed surfaces

ILLUMINATION
Bright warm white LED units located within logo form, to create rear halo lighting through white acrylic backing. Light output to be even across logo form, no hot spots to create an even glow around form. To have dimmer control to adjust light output and be linked to building operating systems to allow timer control/switch off.

All power/control systems to be run through rear. LED transformers etc to be housed internally in an accessible space. To be determined during shopdrawing phase with client.

LOCATING PRINCIPLES
As noted on elevation and setout notes.

GRAPHICS
Fabricated metal & acrylic logo, true to supplied artwork, halo lit, with painted non-illuminated acrylic letters.

CONTENT
As noted.



03 Reference
Pin-fixed, halo-lit letters

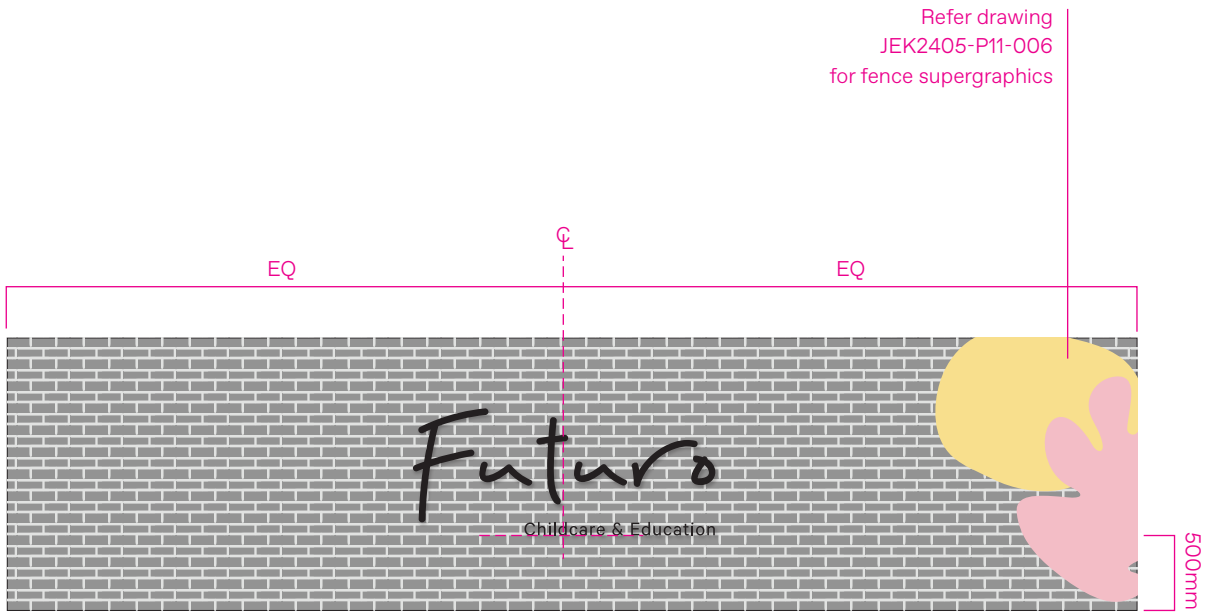
Illumination of the proposed signage is not permitted and must be removed from the signage plans.



01 Part elevation Road 24
Scale 1:50



04 3D
Corner Charles MacIntosh Parkway & Road 24



02 Detail elevation Chamfered fence section
Corner Road 24 & Charles MacIntosh Parkway
Scale 1:50

NOTES

GENERAL

The sign is located at low level on a masonry wall, illustrating the destination name for day and night-time viewing. The sign/logo is located in an external public environment accessible to the public from the adjacent ground level, as such all materials, fabrication and fixing to suit expected conditions.

MATERIALITY

‘Futuro’ to be fabricated metal painted letters with internal framing pinned off facade, with recessed/concealed continuous LED halo lighting, & 20mm white acrylic back-panel, to provide a soft even glow onto the facade. All metal elements to be painted to match

‘Childcare & Education’ to be 4mm painted solid acrylic sheet laser cut letters conceal pin & adhesive fix to the masonry wall.

FABRICATION

Shopdrawings are to be prepared by an approved Chartered Professional Engineer specialising in Structural Engineering, on the Signage Contractors behalf.

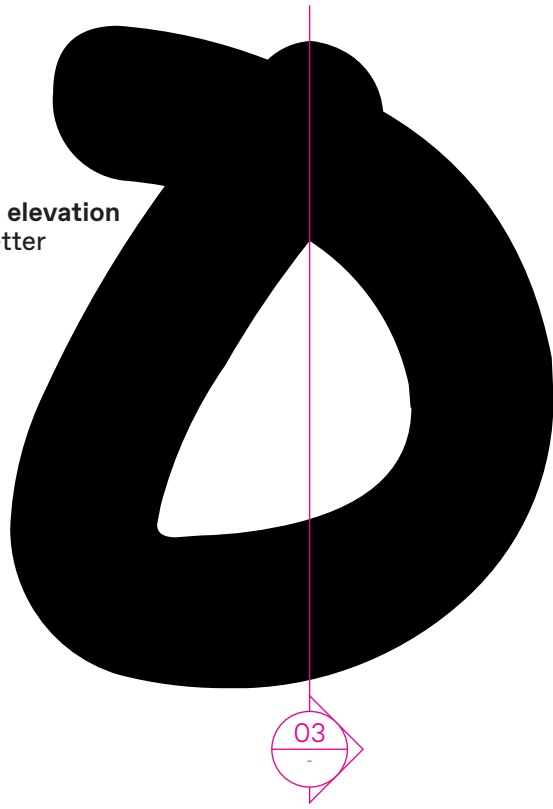
The cost of these structural drawings/calculations, will be borne by the signage contractor.

‘Futuro’ letter elements to be fabricated as individual forms, no joints, to be min fabricated 2mm metal panels, or as required to ensure structural integrity, water jet cut to logo illustrated. Front elevation and sides to be in whole pieces. All joints at edges to be welded and mitred, to be continuous, grind smooth and flush all surfaces. All edges to be smoothed, slightly rounded to ensure no sharp edges. Internal structural framing to suit logo and lighting requirements, ie no shadows to lighting. Back-panel to be 20mm white acrylic, hairline butt joint materials, and align flush with metal sides. Overall depth of letters to be 40mm or as required by lighting, fabricate logo form as integral waterproof element, with separation between metals as required, rear concealed pin fix at regular spacing to fence.

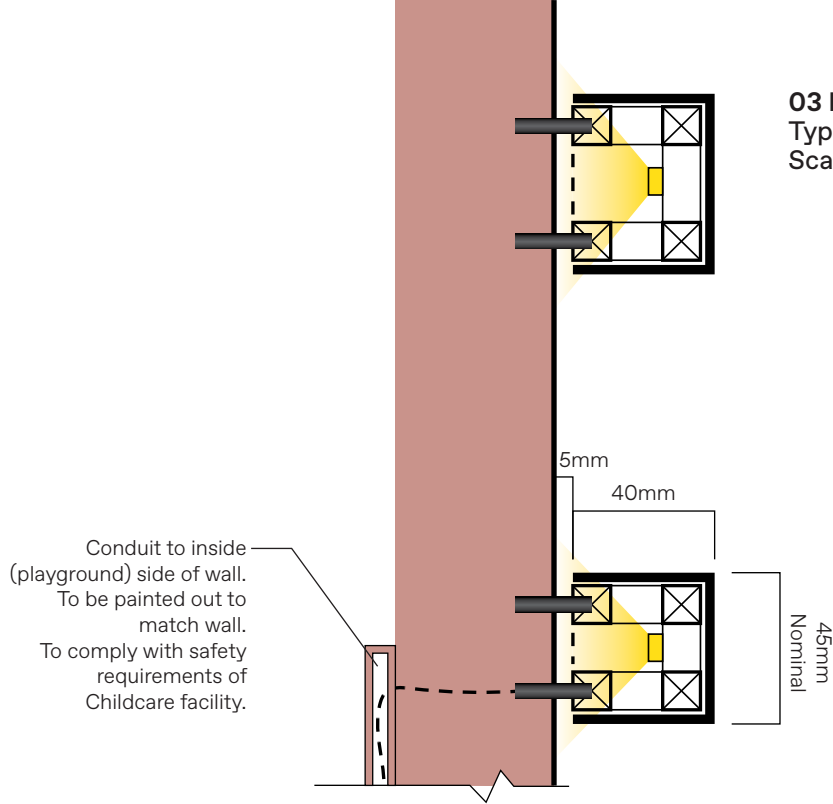
‘Childcare & Education’ text to be 4mm solid acrylic sheet laser cut letters.

All edges to be smoothed, slightly rounded to ensure no sharp edges.

02 Detail elevation
Typical letter
Scale 1:2



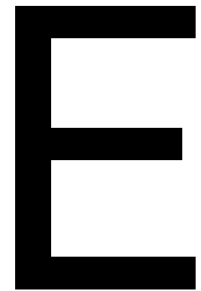
03 Detail section
Typical letter
Scale 1:2



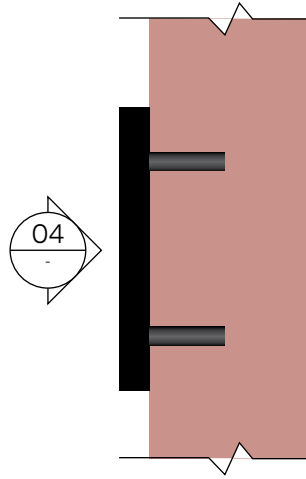
06 3D Typical
non-illuminated letter
NTS



04 Type detail
85mm cap height
Scale 1:2



05 Typical section
Scale 1:2



NOTES cont.

To be painted on all exposed surfaces. All individual fabricated letters should be fabricated in one piece. Radius all edges 3mm. Setout via pre-spaced and electronically cut vinyl film. Ensure all corners/edges are sharp and true to the artwork. Ensure cut edges are not overheated and are cut slowly to achieve a clean cut.

FIXING

'Futuro' to be fixed via painted metal pins fixed to wall and internal frame spaced off to create halo lighting. Conduit concealed within individual pin fixings and logo and via painted individual conduits through wall penetration. Distance off wall as required for halo lighting with good spread of light onto surface. Logo width as indicated, to be developed in shopdrawing phase.

'Childcare & Education' fabricated letters to be permanent conceal pin & adhesive fix to base building wall surface via Soudal Fixall adhesive silicone or similar equivalent. Utilise suitable adhesive for fixing surfaces/finishes, prepared and installed to manufacturers specifications to ensure permanent secure fixing.

FINISHES/COLOUR

To be DULUX 2-pak paint external grade paint system. Colour to be Black. Anti-graffiti satin finish 25% gloss level to all exposed surfaces

ILLUMINATION

Bright warm white LED units located within logo form, to create rear halo lighting through white acrylic backing. Light output to be even across logo form, no hot spots to create an even glow around form. To have dimmer control to adjust light output and be linked to building operating systems to allow timer control/switch off.

All power/control systems to be run through rear. LED transformers etc to be housed internally in an adjacent accessible space. To be determined on site with client.

LOCATING PRINCIPLES

Similar to as noted on elevation. To be confirmed onsite with client & architect.

GRAPHICS

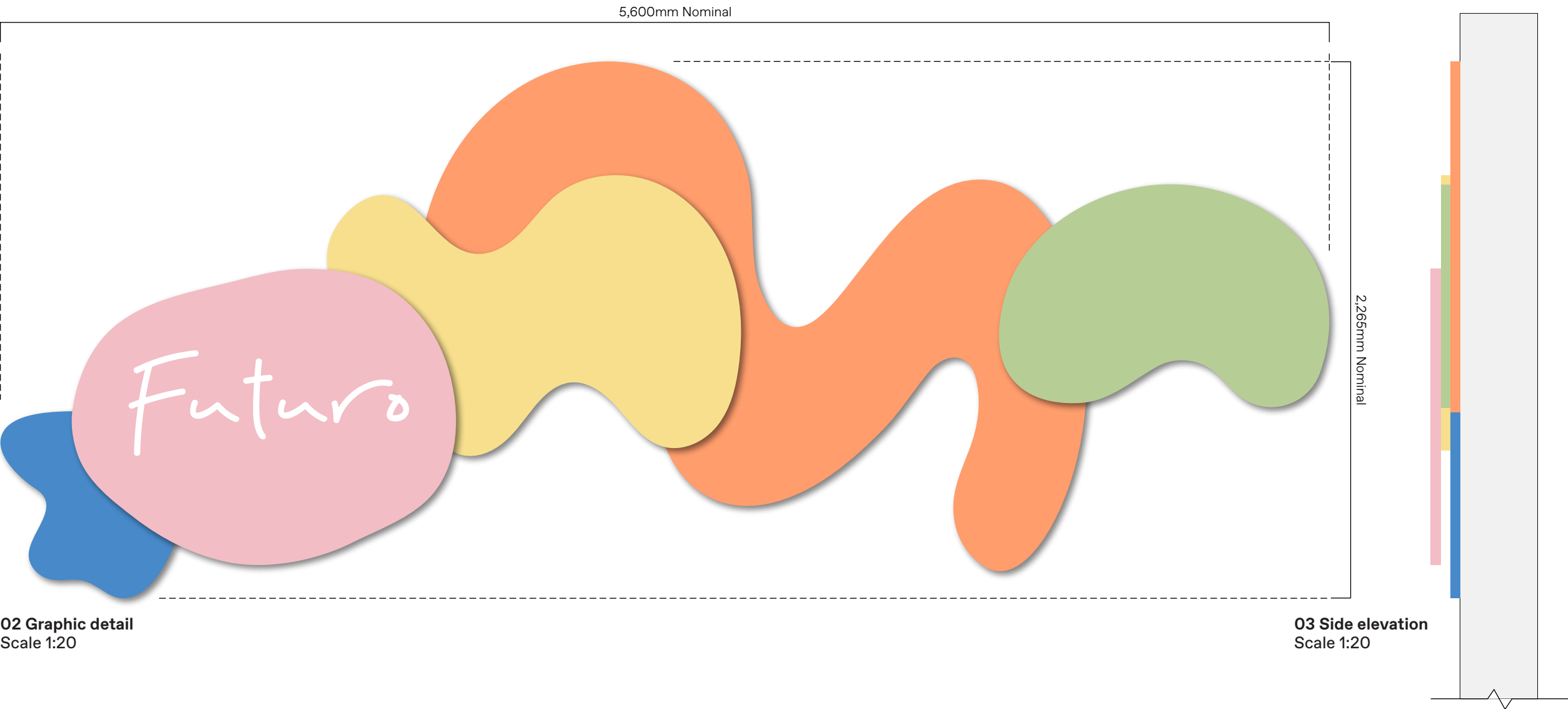
Halo-lit fabricated metal & acrylic logo, & painted non-illuminated acrylic letters.



01 Elevation
NTS

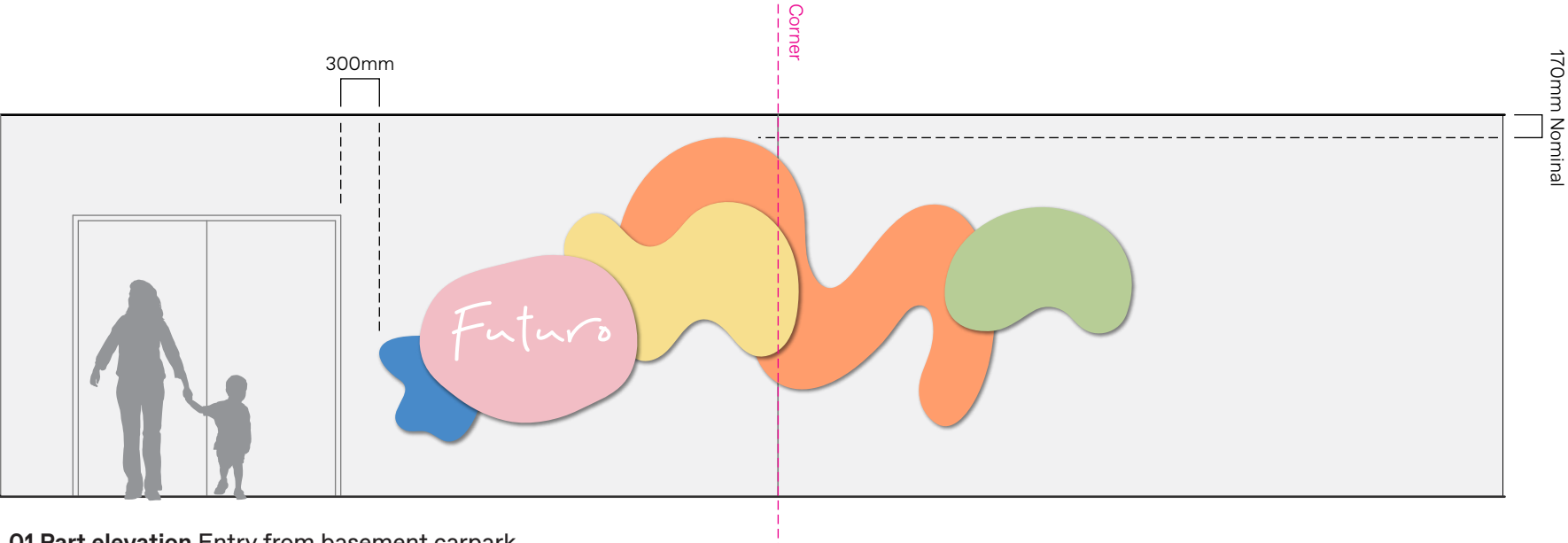


07 3D
Typical letter



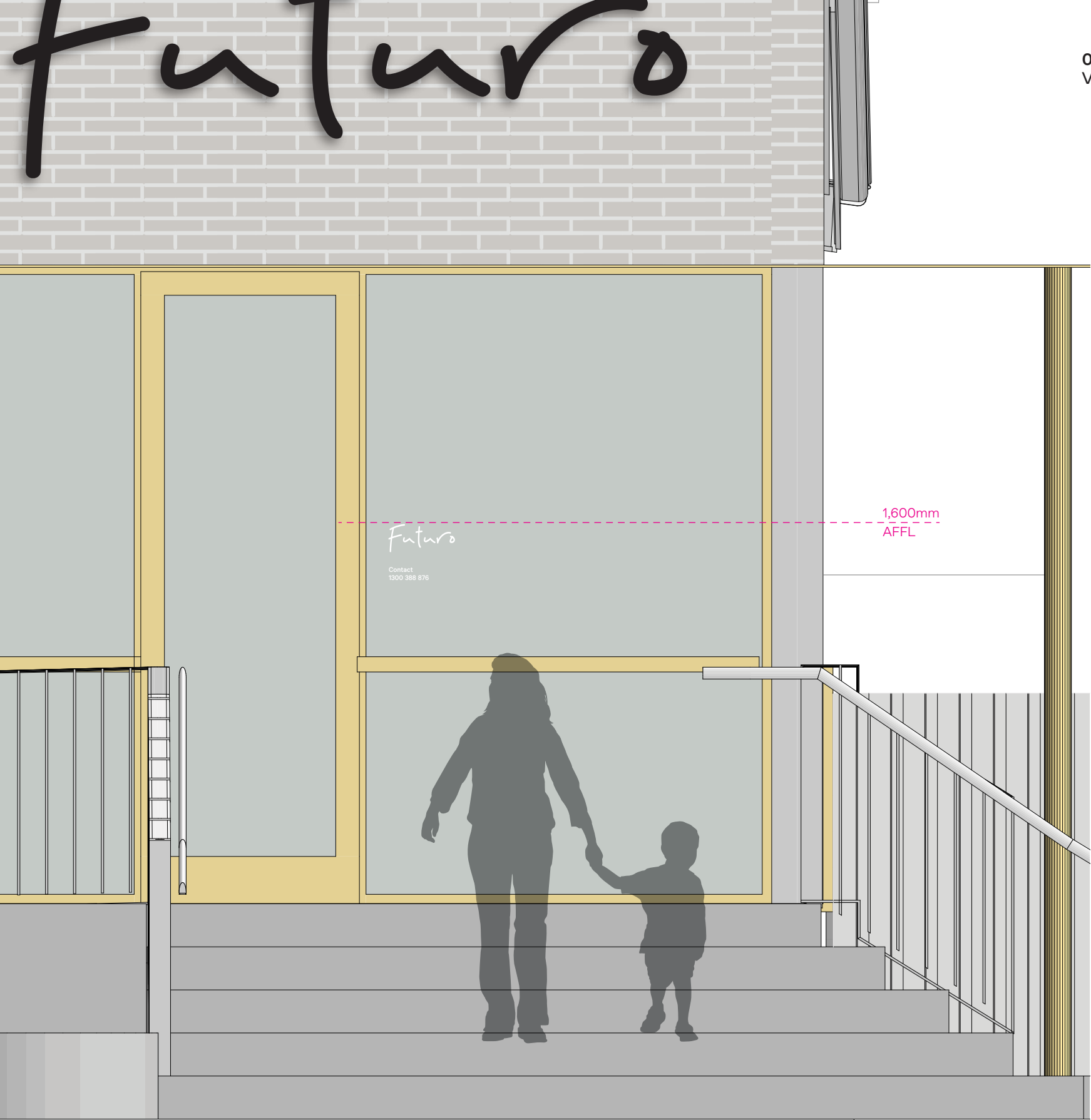
02 Graphic detail
Scale 1:20

03 Side elevation
Scale 1:20



01 Part elevation Entry from basement carpark
Scale 1:50

- Notes**
- GENERAL**
The signs/graphics are located in an external public environment exposed to wind & rain, as such all materials, fabrication and fixing to suit expected conditions.
- MATERIALITY**
2mm painted fabricated Aluminium or material thickness to ensure flat even panel, over entire form. To be satin finish.
- FABRICATION**
Fabricated sign form. All edges to be smoothed slightly rounded to ensure no sharp edges. Minimum joints as required. All joints to be neatly welded, to be continuous, grind smooth and flush all surfaces. To be painted on all exposed surfaces.
- FIXING**
Signform to be permanent conceal fix to base building shiplap wall. Signform to be tight to outer edge of shiplap, provide standoff or pin fixing to ensure flat even fixing to cladding. Utilise suitable adhesive & mechanical fixings to suit surface, prepared and installed to manufacturers specifications. Ensure secure permanent fixing of panel to wall.
- FINISHES/COLOUR**
As illustrated. For colour specification refer Graphic standards
- To be two pack polyurethane, external grade paint system. Anti-graffiti satin finish 25% gloss level to all exposed surfaces.
- LOCATING PRINCIPLES**
As noted on elevation and setout notes. Final setout to be reviewed and agreed on site with client.



01 Part elevation Entry
Scale 1:20

03 Reference
Vinyl to glazing



NOTES

GENERAL
The signs/graphics are located at the entry to the facility to confirm the name of destination at the primary entry to the facility; and to provide operational information to visitors, including contact details.

The signs/graphics s are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions.

MATERIALITY
To be external grade cast vinyl solid colour film, Premium Cast Avery self-adhesive vinyl installed to manufacturers specifications. To be satin finish.

FABRICATION
Pre-spaced and electronically cut vinyl film. Sign content to be weeded out of vinyl. Ensure all corners/edges are sharp and true to the artwork.

Ensure cut edges are not overheated and are cut slowly to achieve a clean cut.

FINISHES/COLOUR
To be White, Colour as illustrated

For colour specification refer Graphic standards

GRAPHICS
All lettering/forms shall be sharp and true to the selected typeface.

LOCATING PRINCIPLES
To be applied to outside face of glazing to ensure content is legible/read from outside.

As noted on elevation and setout notes.

Final setout to be reviewed and agreed on site with client.

CONTENT
As documented

Futuro

Contact
1300 388 876

02 Detail Indicative messaging
Scale 1:5

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Facility ID,
Entry

Date
21.10.24

Project
Futuro
Cobbitty

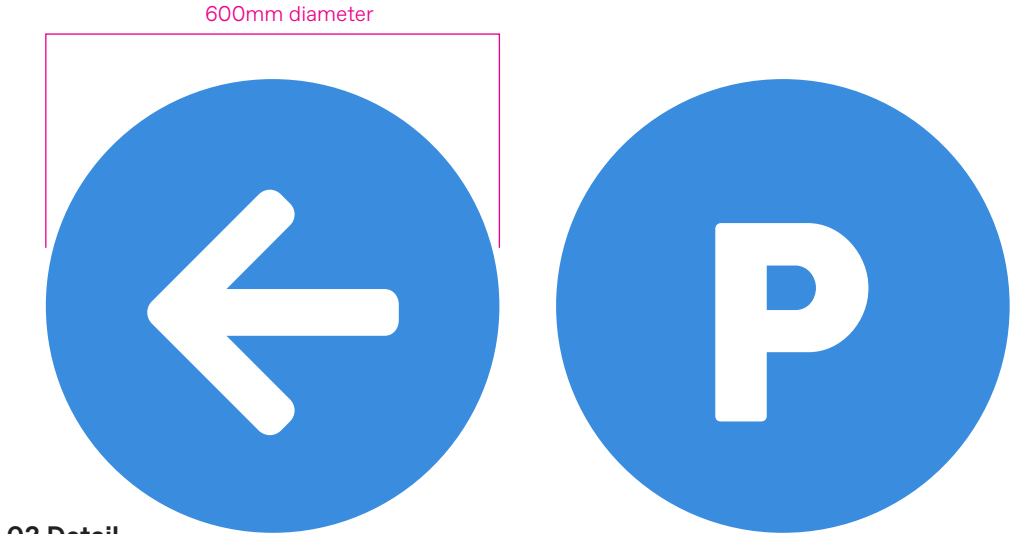
Drawn/Checked
BA/JM

Signtype
I.3

Drawing number
JEK2411-I3-001

Revision
B

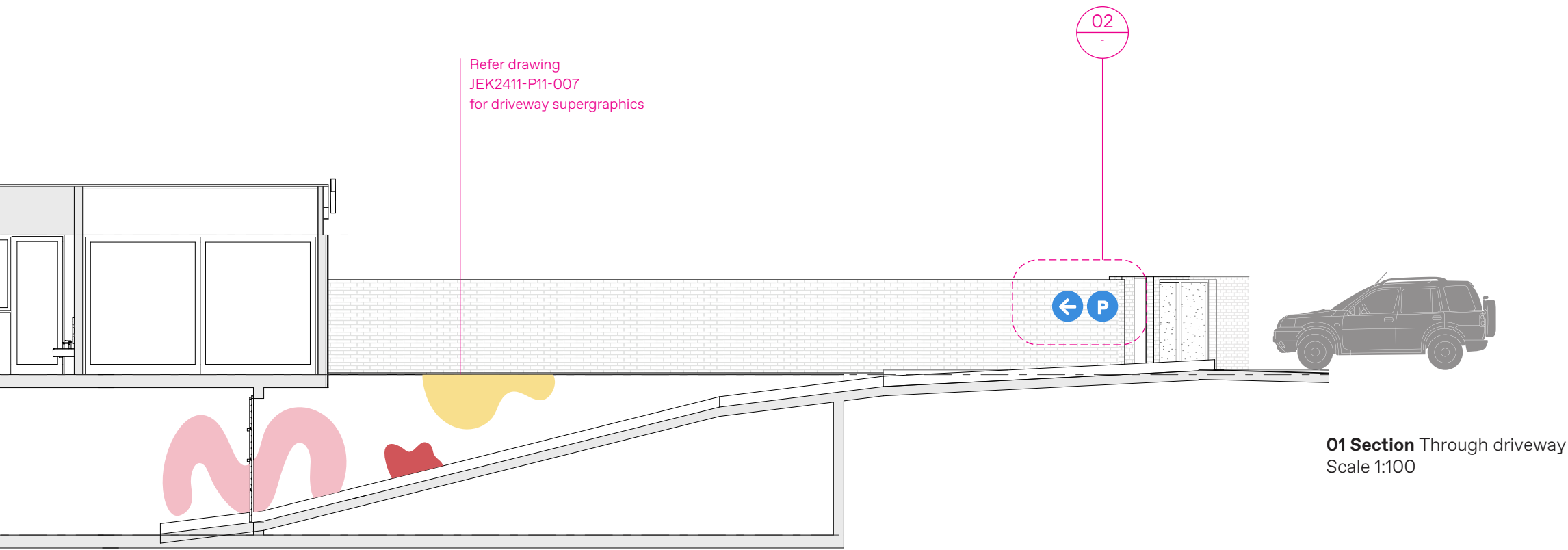
I.3



02 Detail
Scale 1:10

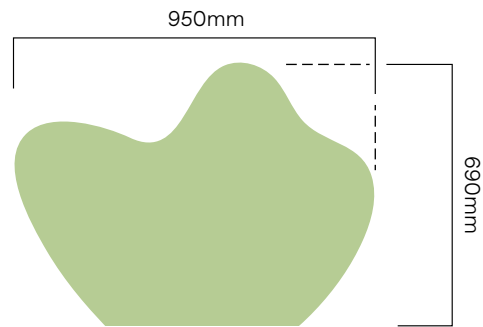
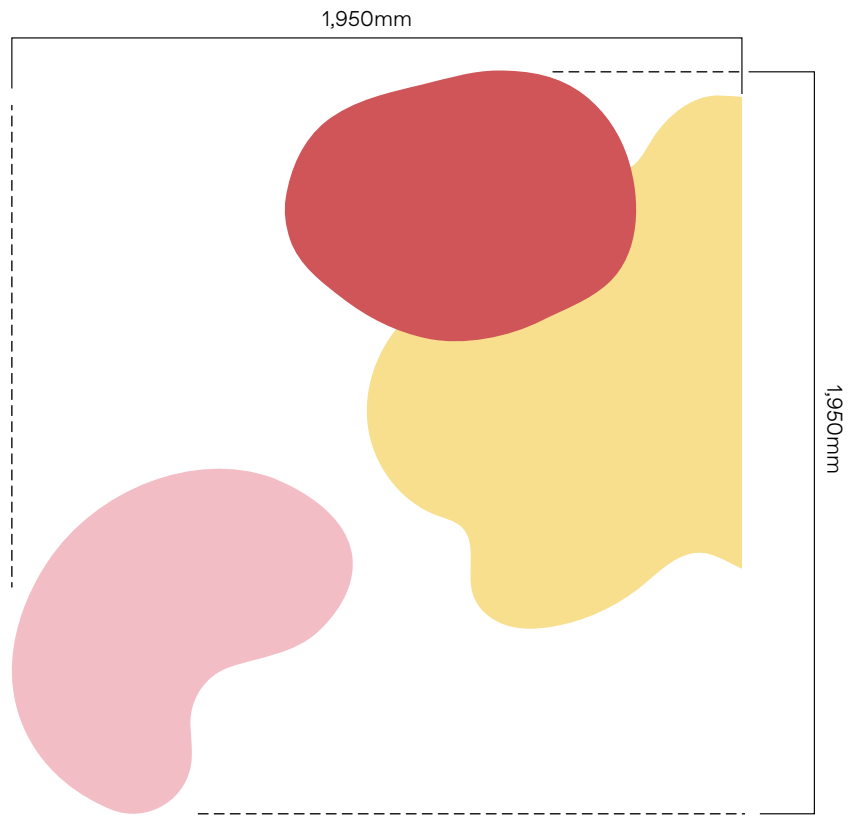


03 Montage
Road 24

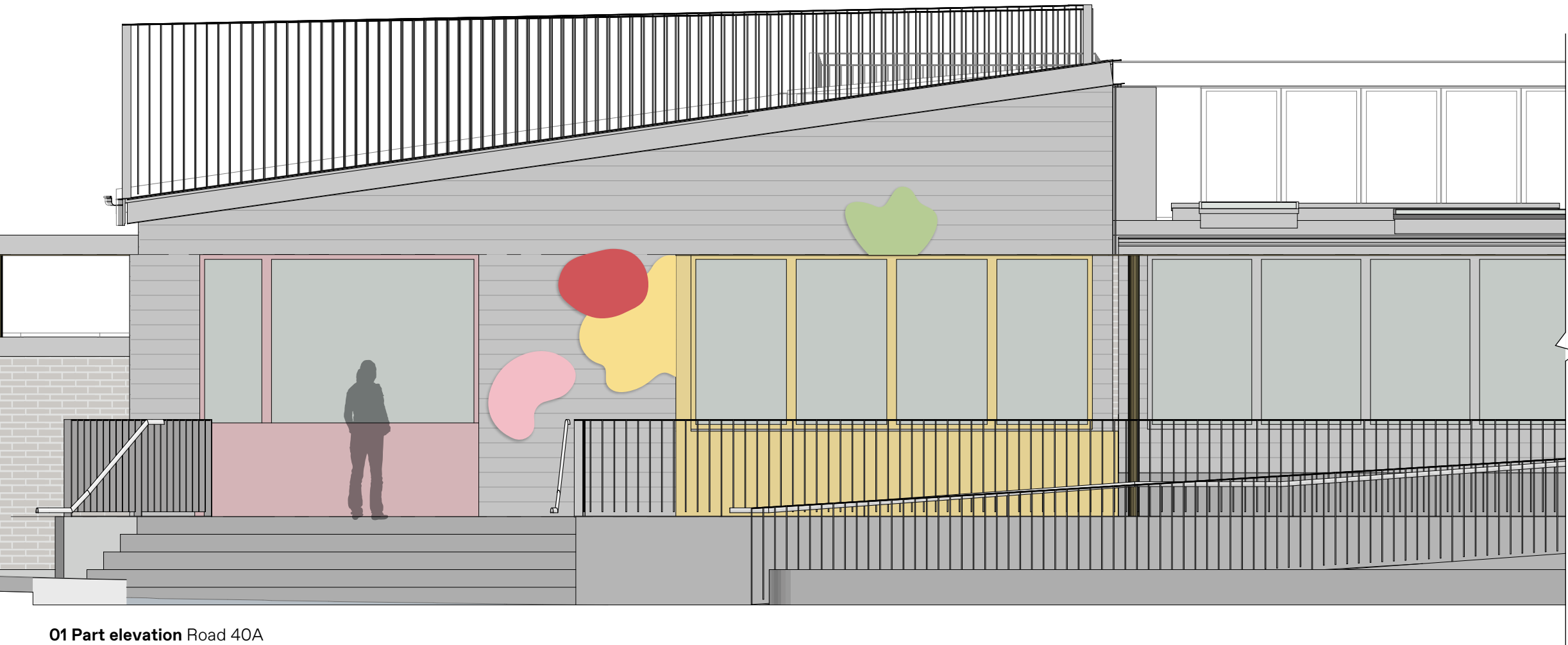


01 Section Through driveway
Scale 1:100

- NOTES**
- GENERAL**
The signs/graphics are located to provide directional information to arriving visitors, confirming the entry to the facilities carpark. The signs/graphics are located in an external public environment, as such all materials, fabrication and fixing to suit expected conditions.
- MATERIALITY**
Graphic to be by hand signwriting direct to masonry driveway walls using external grade paint system.
- FABRICATION**
Prepare driveway walls, preparing and finishing to ensure permanent adhesion of graphics.
- FINISHES/COLOUR**
To be DULUX 2-pak paint external grade paint system
Text and graphics to be as per artwork
- For colour specification refer Graphic standards
- Anti-graffiti satin finish 25% gloss level to all exposed surfaces
- GRAPHICS**
Signwriting by hand
- LOCATING PRINCIPLES**
As illustrated on elevation, confirm final setout on site with client.
- CONTENT**
As documented



02 Graphic details
Scale 1:20



01 Part elevation Road 40A
Scale 1:50

Notes

GENERAL

The signs/graphics are located in an external public environment exposed to wind & rain, as such all materials, fabrication and fixing to suit expected conditions.

MATERIALITY

2mm painted fabricated Aluminium or material thickness to ensure flat even panel, over entire form. To be satin finish.

FABRICATION

Fabricated flat sign form. All edges to be smoothed slightly rounded to ensure no sharp edges. All joints to be neatly welded, to be continuous, grind smooth and flush all surfaces. To be painted on all exposed surfaces. To align along straight edge of window frame, 2mm off set to allow expansion & contraction of frame, where aligned to the horizontal/vertical window frame.

FIXING

Signform to be permanent conceal fix to base building shiplap wall. Signform to be tight to outer edge of shiplap, provide standoff or pin fixing to ensure flat even fixing to cladding. Utilise suitable adhesive & mechanical fixings to suit surface, prepared and installed to manufacturers specifications. Ensure secure permanent fixing of panel to wall.

FINISHES/COLOUR

As illustrated. For colour specification refer Graphic standards

To be two pack polyurethane, external grade paint system. Anti-graffiti satin finish 25% gloss level to all exposed surfaces.

LOCATING PRINCIPLES

As noted on elevation and setout notes.

Final setout to be reviewed and agreed on site with client.

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Supergraphics:
Facade

Date
21.10.24

Project
Futuro
Cobbitty

Drawn/Checked
BA/JM

Signtype
P.1.1

Drawing number
JEK2411-P11-001

Revision
B

P.1.1

02 Montage
Entry - view
from ramp



- NOTES**
- GENERAL**
Painted graphics are applied directly to the brick wall at the pedestrian entry. The graphics are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions.
- MATERIALITY**
Graphic shape to be by hand signwriting direct to wall & ground surface, using external grade paint system. Prepare wall & ground plane, apply white undercoat to ensure solid colour, preparing and finishing to ensure permanent adhesion of graphics.
- FABRICATION**
Prepare wall & ground, preparing and finishing to ensure permanent adhesion of graphics.
- FINISHES/COLOUR**
To be DULUX 2-pak paint external grade paint system. Paint system to suit location, ie wall & ground. Ground paint system to have non-slip clear coat over all painted surfaces.
- Graphics to be as per artwork
- For colour specification refer Graphic standards
- Anti-graffiti satin finish 25% gloss level to all exposed surfaces on wall.
- Ground paint system to have non-slip, ie trafficable, clear coat over all painted surfaces.
- GRAPHICS**
Signwriting by hand



01 Part elevation Road 40A
Scale 1:50

Refer drawing JEK2411-P4-001
for street address

Refer drawing JEK2411-I1-001
for facade ID

Refer drawing JEK2411-I3-001
for entry ID

Refer drawing JEK2411-P11-004
for fence supergraphics

B

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Supergraphics:
Entry

Date
21.10.24

Project
Futuro
Cobbitty

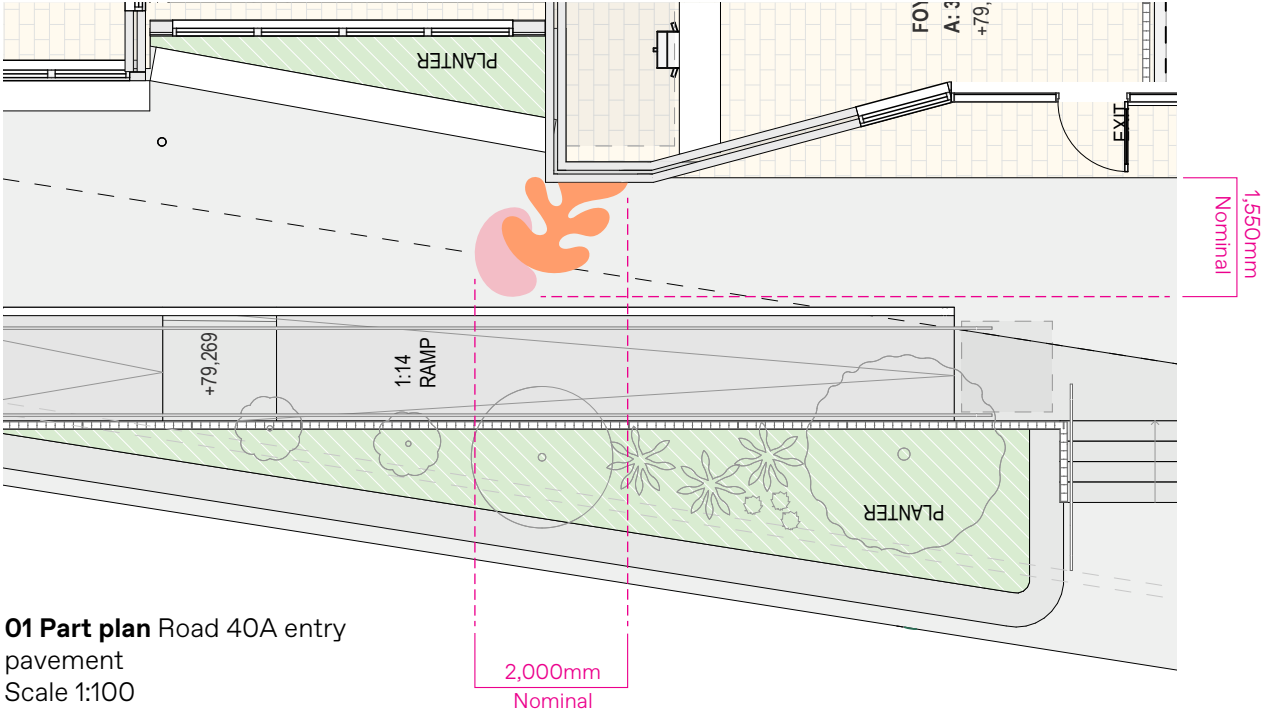
Drawn/Checked
BA/JM

Signtype
P.1.1

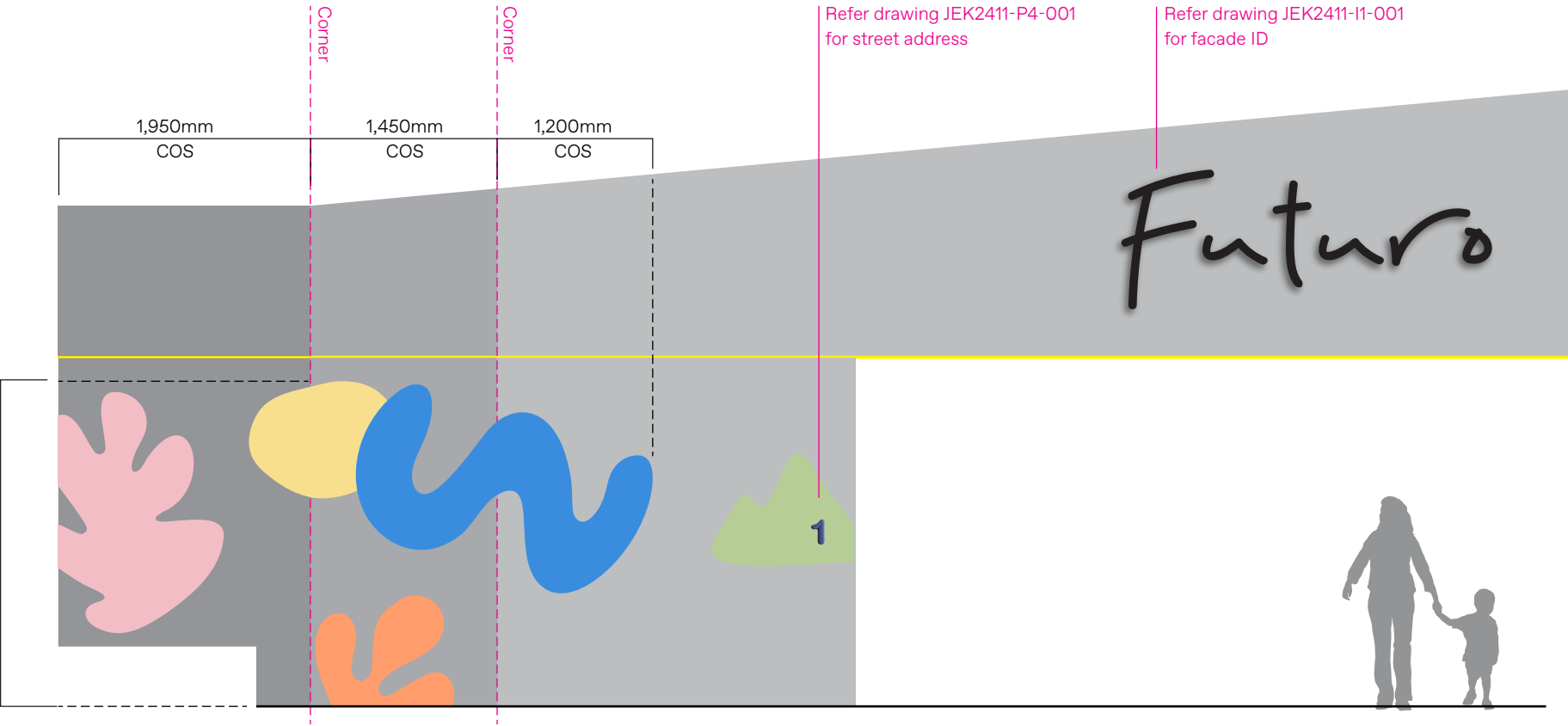
Drawing number
JEK2411-P11-002

Revision
B

P.1.1



01 Part plan Road 40A entry
pavement
Scale 1:100



02 Unfolded elevation Graphic detail
Scale 1:50

NOTES
Refer drawing JEK2411-P11-002

B

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Supergraphics:
Entry

Date
21.10.24

Project
Futuro
Cobbitty

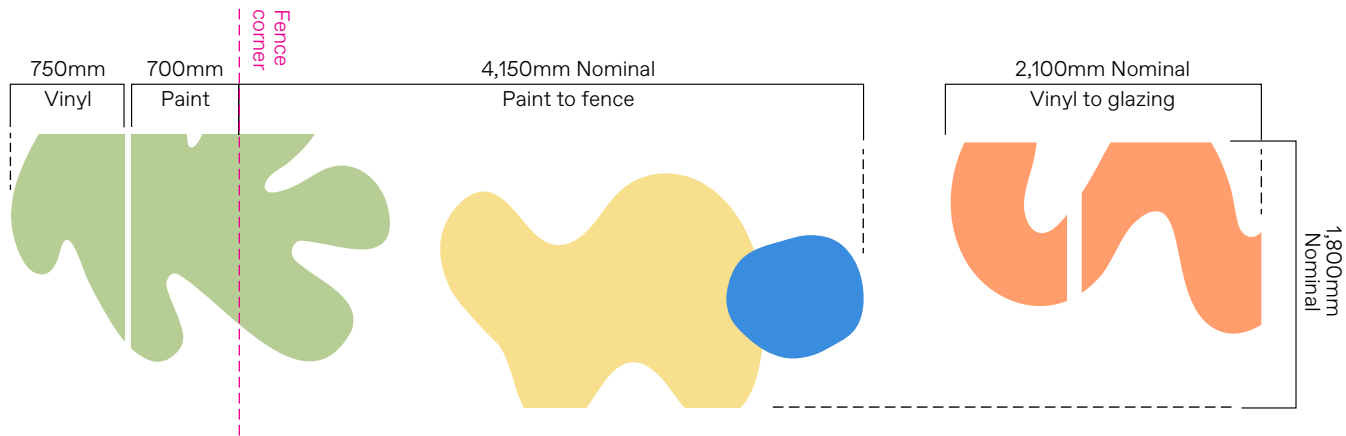
Drawn/Checked
BA/JM

Signtype
P.1.1

Drawing number
JEK2411-P11-003

Revision
B

P.1.1



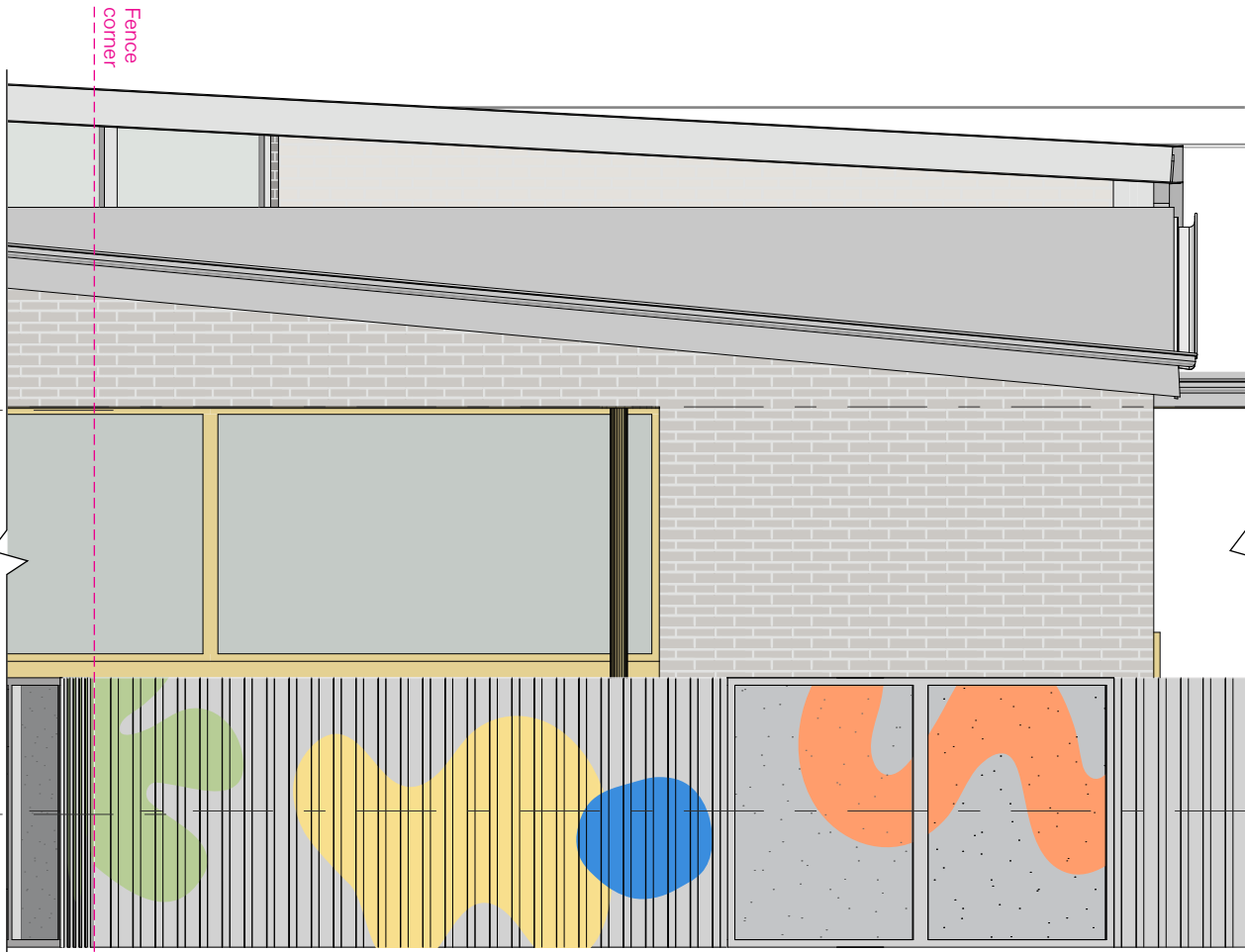
03 Graphic detail
Scale 1:50



04 Montage
Charles MacIntosh
Parkway



01 Part elevation Road 40A
Scale 1:50



02 Part elevation Charles MacIntosh Parkway
Scale 1:50

NOTES

GENERAL
The graphics are applied directly to the timber & glazing fence to the boundary, creating a colourful and engaging feature to the vehicular & pedestrian journey around the site. The graphics are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions.

TIMBER FENCE MATERIALITY

Graphic pattern to be by hand signwriting direct to wall surface, using external grade paint system.

FABRICATION
Prepare timber wall, preparing and finishing to ensure permanent adhesion of graphics.

FINISHES/COLOUR
Paint to be DULUX 2-pak paint external grade paint system. Graphics to be as per artwork For colour specification refer Graphic standards. Anti-graffiti satin finish 25% gloss level to all exposed surfaces

GRAPHICS
Signwriting by hand

GLAZED FENCE MATERIALITY
To be digital print direct to external grade self adhesive ultra clear vinyl installed to manufacturers specifications. To match brand colour, refer Graphic standards. To be satin.

Vinyl to be applied to inside face of glazing.

FABRICATION
Electronically cut self adhesive vinyl film. Ensure all corners/edges are sharp and true to the artwork. Ensure cut edges are not overheated and are cut slowly to achieve a clean cut.

GRAPHICS
Digital print direct to vinyl as illustrated on elevation and noted in documentation. Ensure ink application is solid, no see through. Double hit of colours if required to ensure intensity and solid colour, no banding. All forms shall be sharp and true to the artwork.

LOCATING PRINCIPLES
As noted on elevation, to inside face of glazing.

C

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Supergraphics:
Fence

Date
21.10.24

Project
Futuro
Cobbitty

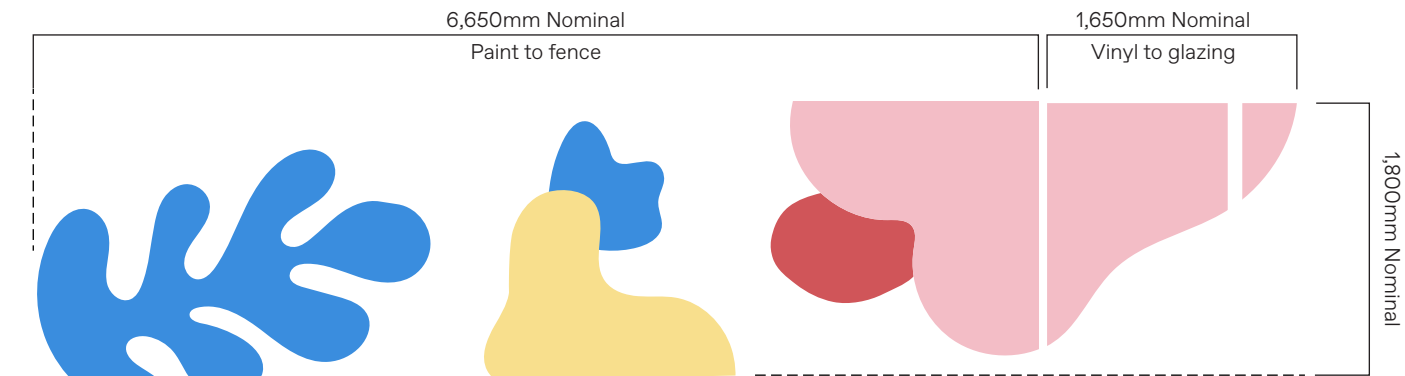
Drawn/Checked
BA/JM

Signtype
P.1.1

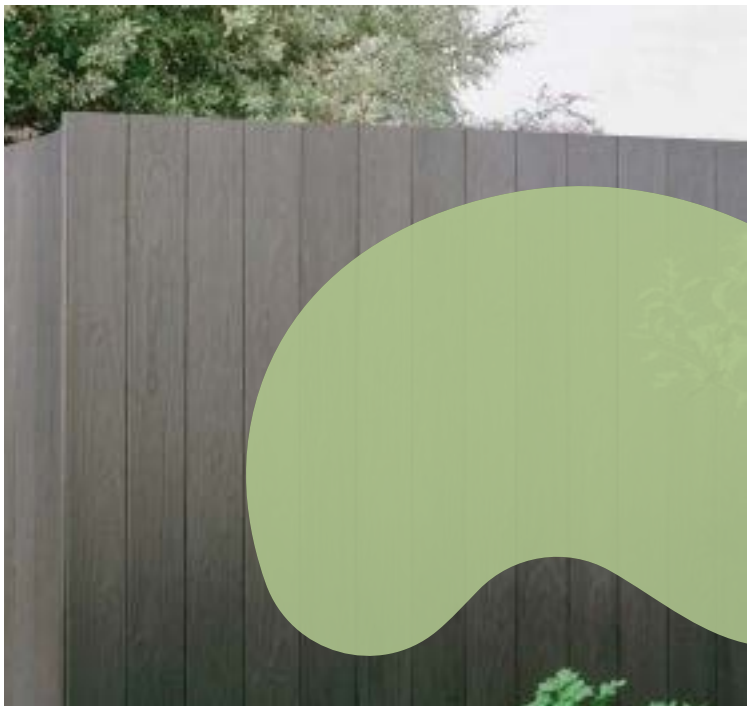
Drawing number
JEK2411-P11-004

Revision
B

P.1.1



02 Graphic details
Scale 1:50



03 Montage
Indicative graphic to timber fence



01 Part elevation Charles MacIntosh Parkway
Scale 1:50

NOTES

GENERAL
The graphics are applied directly to the timber & glazing fence to the boundary, creating a colourful and engaging feature to the vehicular & pedestrian journey around the site. The graphics are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions.

TIMBER FENCE
MATERIALITY
Graphic pattern to be by hand signwriting direct to wall surface, using external grade paint system.

FABRICATION
Prepare timber wall, preparing and finishing to ensure permanent adhesion of graphics.

FINISHES/COLOUR
Paint to be DULUX 2-pak paint external grade paint system. Graphics to be as per artwork For colour specification refer Graphic standards. Anti-graffiti satin finish 25% gloss level to all exposed surfaces

GRAPHICS
Signwriting by hand

GLAZED FENCE
MATERIALITY
To be digital print direct to external grade self adhesive ultra clear vinyl installed to manufacturers specifications. To match brand colour, refer Graphic standards. To be satin.

Vinyl to be applied to inside face of glazing.

FABRICATION
Electronically cut self adhesive vinyl film. Ensure all corners/edges are sharp and true to the artwork.

Ensure cut edges are not overheated and are cut slowly to achieve a clean cut.

GRAPHICS
Digital print direct to vinyl as illustrated on elevation and noted in documentation. Ensure ink application is solid, no see through. Double hit of colours if required to ensure intensity and solid colour, no banding. All forms shall be sharp and true to the artwork.

LOCATING PRINCIPLES
As noted on elevation, to inside face of glazing.

D

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Scale
As shown at A3

Issue
Issue for DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawn/Checked
BA/JM

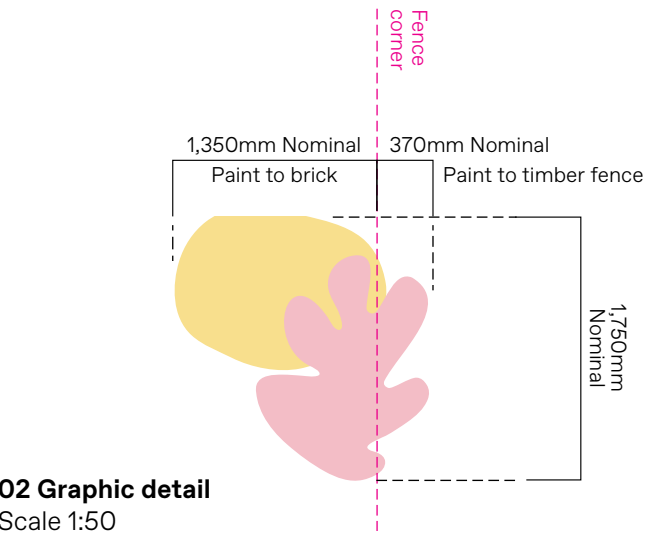
Date
21.10.24

Project
Futuro Cobbitty

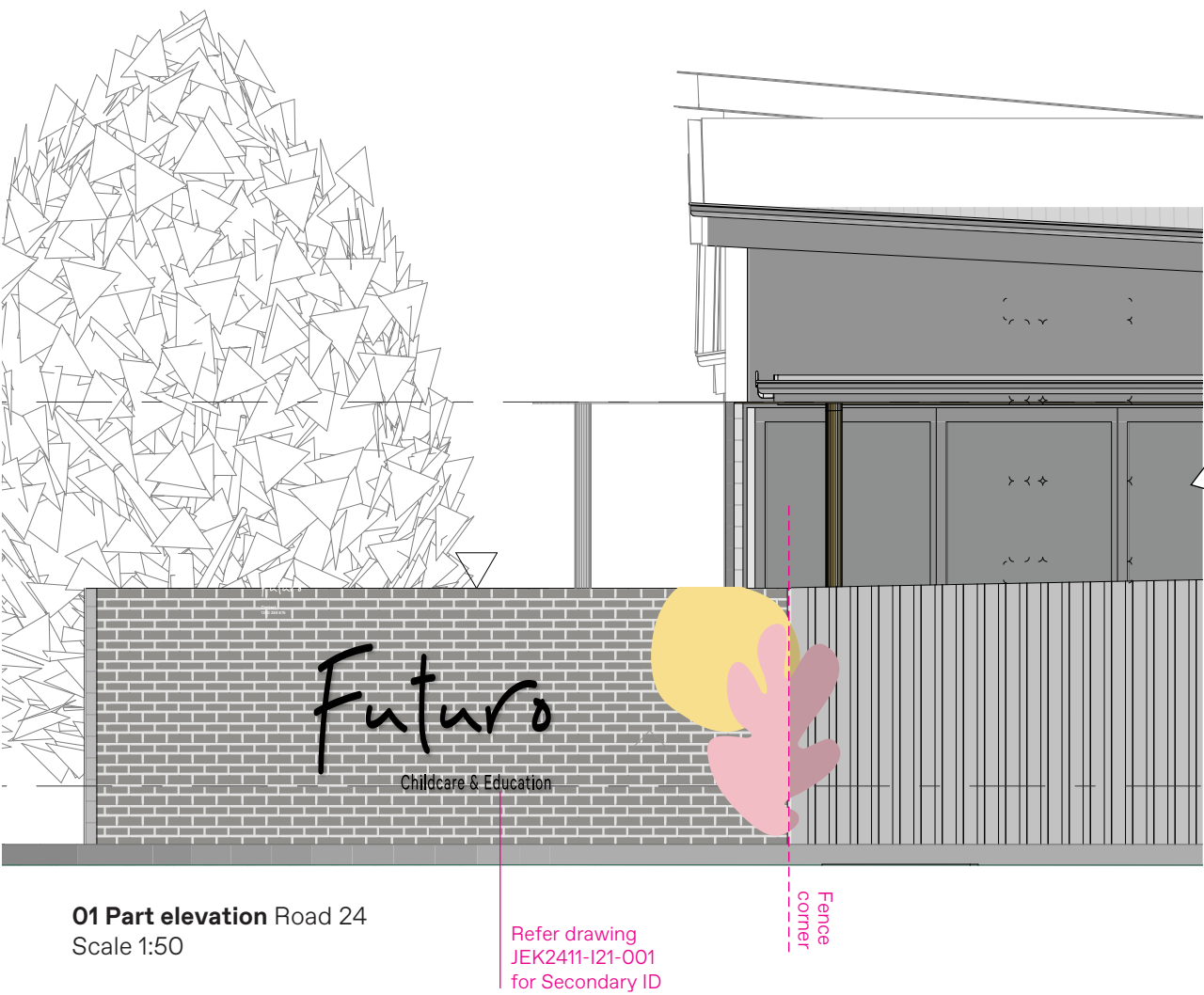
Signtype
P.1.1

Drawing number
JEK2411-P11-005

Revision
B



02 Graphic detail
Scale 1:50



01 Part elevation Road 24
Scale 1:50



03 3D
Corner Charles MacIntosh Parkway & Road 24

NOTES

- GENERAL**
The graphics are applied directly to the timber & brick fence to the boundary, creating a colourful and engaging feature to the vehicular & pedestrian journey around the site. The graphics are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions.
- MATERIALITY**
Graphic pattern to be by hand signwriting direct to wall surface, using external grade paint system.
- FABRICATION**
Prepare wall, preparing and finishing to ensure permanent adhesion of graphics.
- FINISHES/COLOUR**
To be DULUX 2-pak paint external grade paint system
- Text and graphics to be as per artwork
- For colour specification refer Graphic standards
- Anti-graffiti satin finish 25% gloss level to all exposed surfaces
- GRAPHICS**
Signwriting by hand

E

M A
T

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Scale
As shown at A3

Issue
Issue for DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawn/Checked
BA/JM

Date
21.10.24

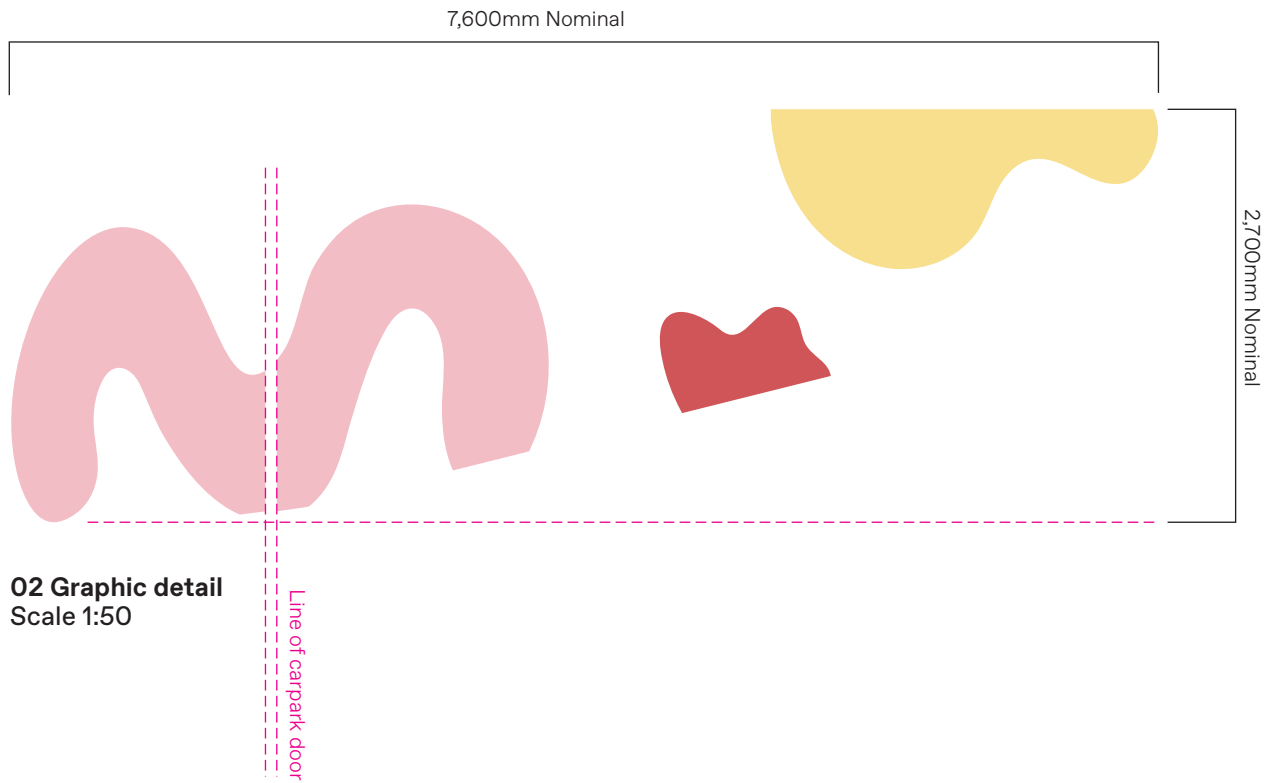
Signtype
P.1.1

Project
Futuro
Cobbitty

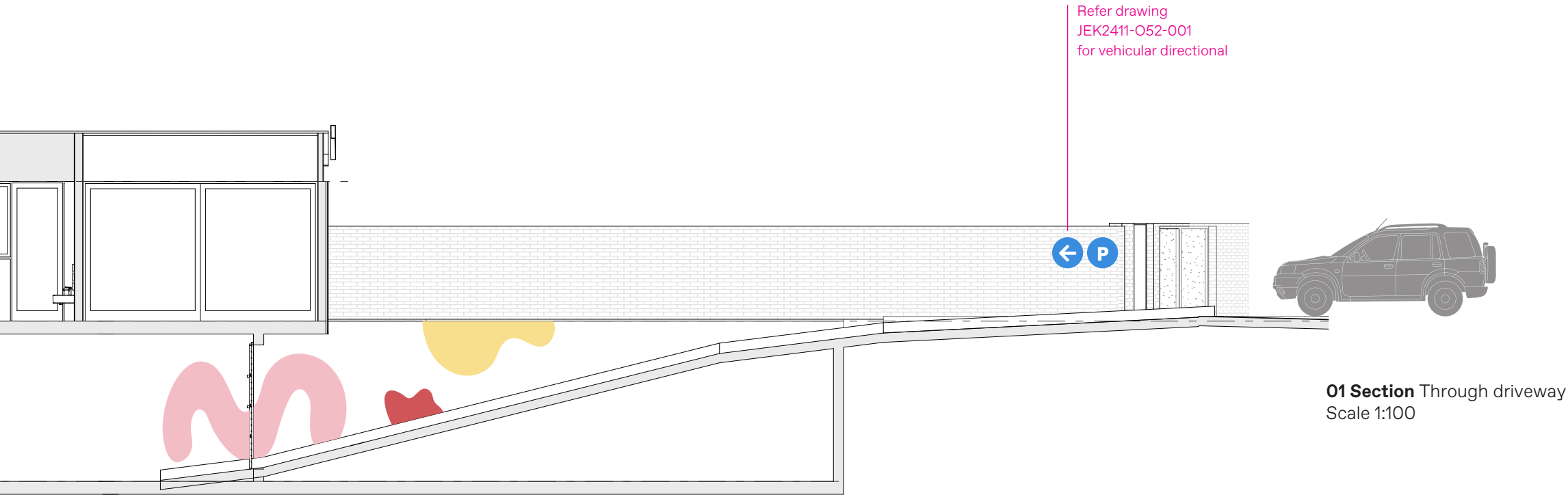
Drawing number
JEK2411-P11-006

Revision
B

P.1.1



02 Graphic detail
Scale 1:50



01 Section Through driveway
Scale 1:100

Notes

GENERAL

The signs/graphics are located in an external public environment exposed to wind & rain, as such all materials, fabrication and fixing to suit expected conditions.

MATERIALITY

2mm painted fabricated Aluminium or material thickness to ensure flat even panel, over entire form. To be satin finish.

FABRICATION

Fabricated sign form, all edges to be smoothed slightly rounded to ensure no sharp edges. All joints to be neatly welded, to be continuous, grind smooth and flush all surfaces. To be painted on all exposed surfaces.

FIXING

Signform to be permanent conceal fix to base building driveway wall. Utilise suitable adhesive & mechanical fixings to suit surface, prepared and installed to manufacturers specifications. Ensure secure permanent fixing of panel to wall.

FINISHES/COLOUR

As illustrated. For colour specification refer Graphic standards

To be two pack polyurethane, external grade paint system. Anti-graffiti satin finish 25% gloss level to all exposed surfaces.

LOCATING PRINCIPLES

As noted on elevation and setout notes.
Final setout to be reviewed and agreed on site with client.

F

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 23.10.24 Issue for DA
B 23.01.25 Issue for DA

NOT FOR CONSTRUCTION

Project no.
JEK2411

Drawing
Supergraphics:
Driveway

Date
21.10.24

Project
Futuro
Cobbitty

Drawn/Checked
BA/JM

Signtype
P.1.1

Drawing number
JEK2411-P11-007

Revision
B

P.1.1

2.850mm COS

Architectural section drawing of a building and its basement carpark. The building features a staff room, cot room, two 0-1 classrooms, a 2-3 classroom, and two WCs. A mezzanine platform is located above the first WC. The basement carpark contains several cars and colorful abstract shapes. A sewer line is shown on the left. A ramp leads from the carpark to the right. Two pink callout lines point to the right side of the drawing with text: "Refer drawing JEK2411-P11-007 for driveway supergraphics" and "Refer drawing JEK2411-O52-001 for vehicular directional".

M A
A T

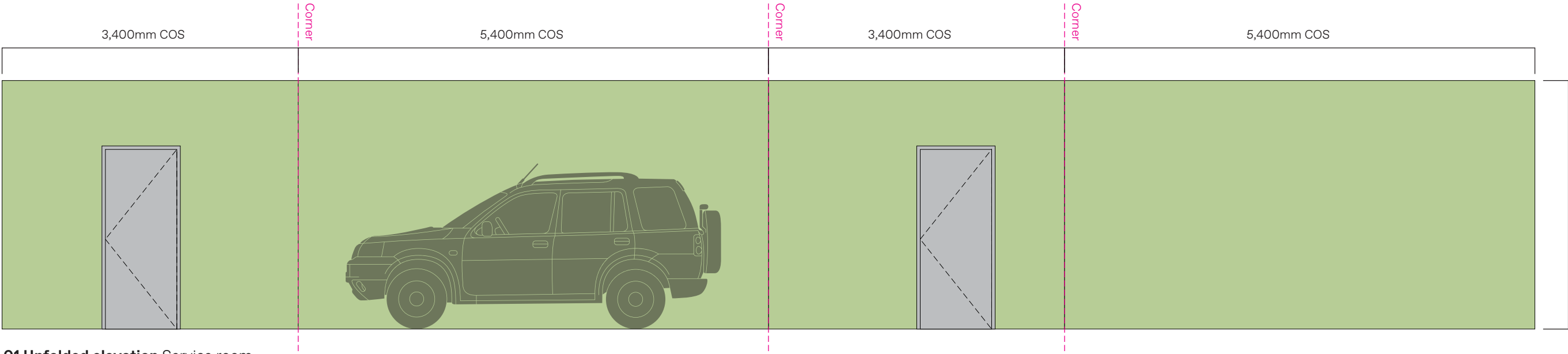
P.1.1

LOCATING PRINCIPLES
As noted on elevation and setout notes.
Final setout to be reviewed and agreed on site with client.

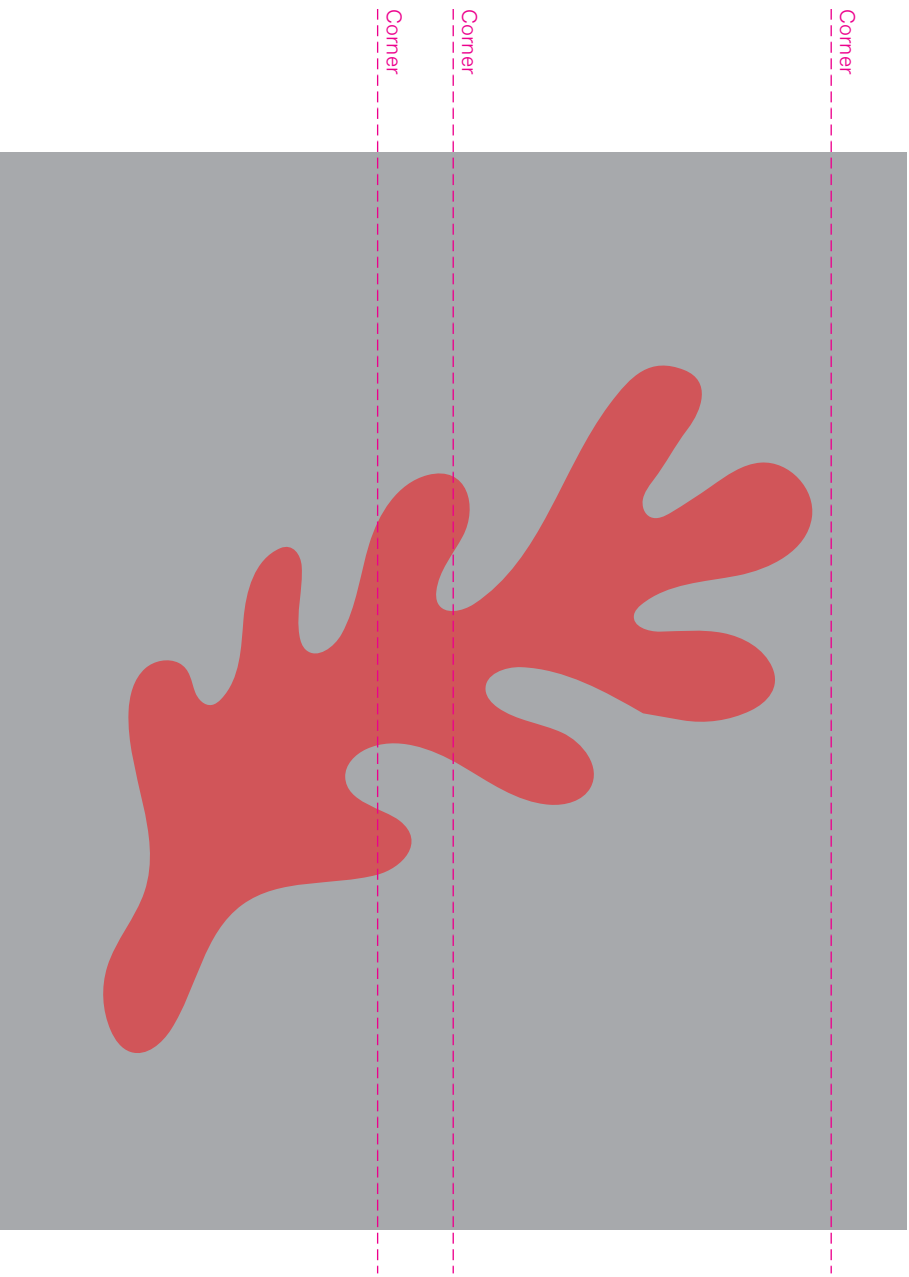
G

Notes
Refer drawing JEK2411-P13-001 for similar

H



01 Unfolded elevation Service room
Scale 1:50



01 Unfolded elevation
Typical carpark column
Scale 1:20



02 3D
NTS

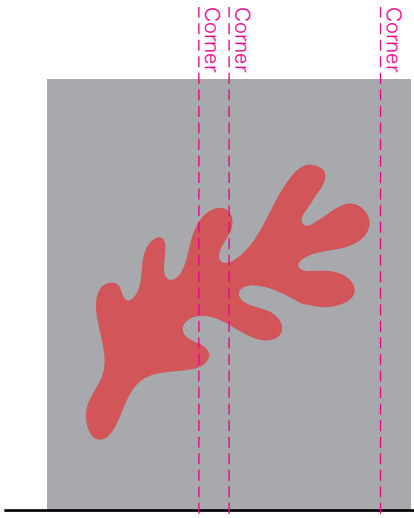
03 Montage
NTS



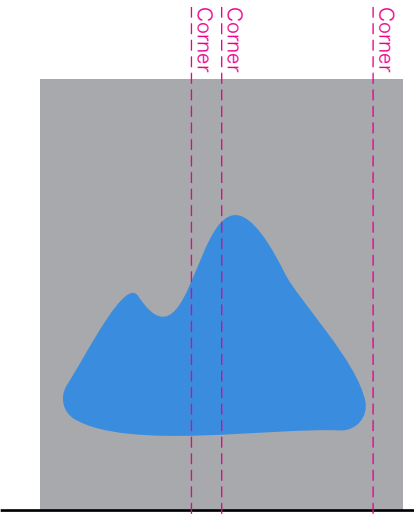
Notes

- GENERAL**
The signs/graphics are located in a covered carpark public environment, as such all materials, fabrication and fixing to suit expected conditions.
- MATERIALITY**
Graphics to be mask & spray painted with DULUX 2-pak external grade paint system, or similar appropriate for location
- FINISHES/COLOUR**
As illustrated
- For colour specification refer Graphic standards
- To be two pack polyurethane, external grade paint system. Anti-graffiti satin clear coat spray finish 25% gloss level to all exposed surfaces.
- GRAPHICS**
Graphic to be mask & spray via vinyl cut template and spray painted directly to wall surface.

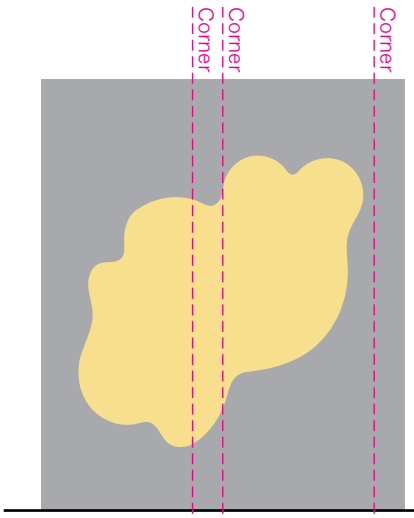
Note
Folded graphic to thin edge of column, to face vehicular approach (not perimeter walls).
Refer Detail 03 for design intent



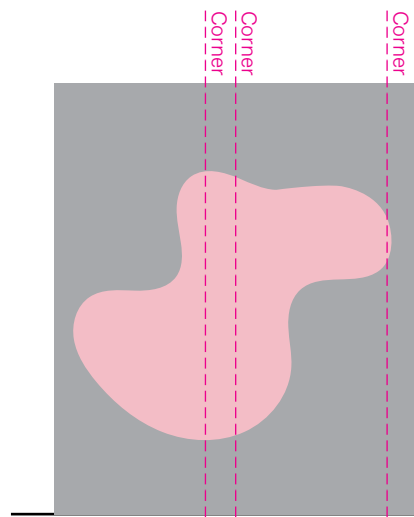
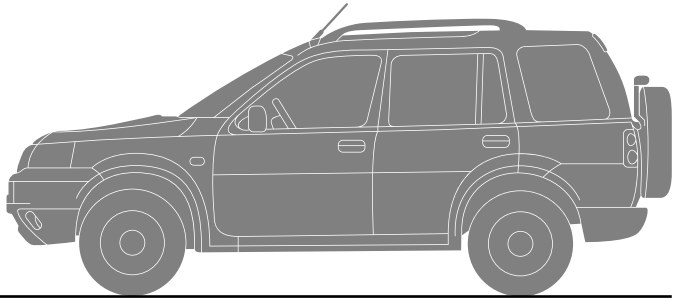
01 Unfolded elevation
Carpark column
Scale 1:50



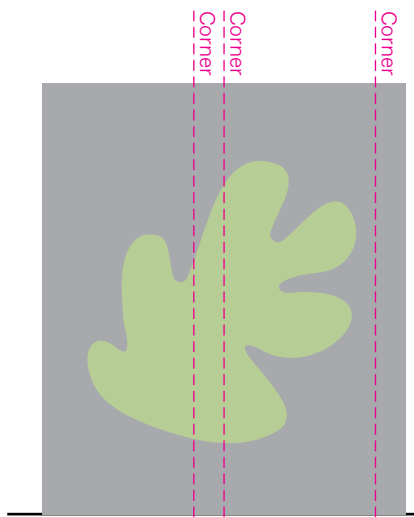
02 Unfolded elevation
Carpark column
Scale 1:50



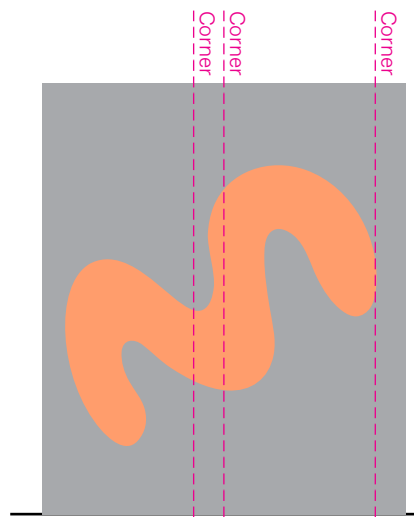
03 Unfolded elevation
Carpark column
Scale 1:50



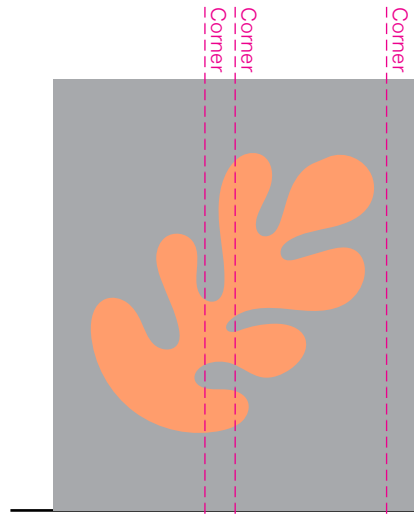
04 Unfolded elevation
Carpark column
Scale 1:50



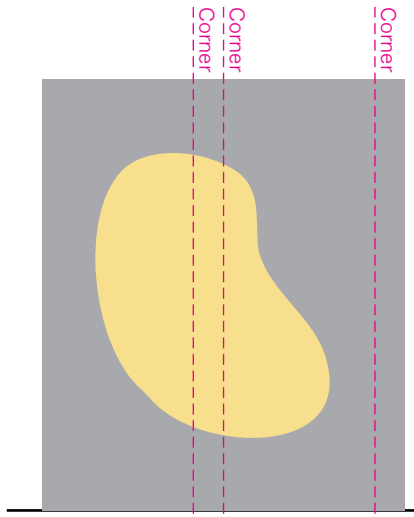
05 Unfolded elevation
Carpark column
Scale 1:50



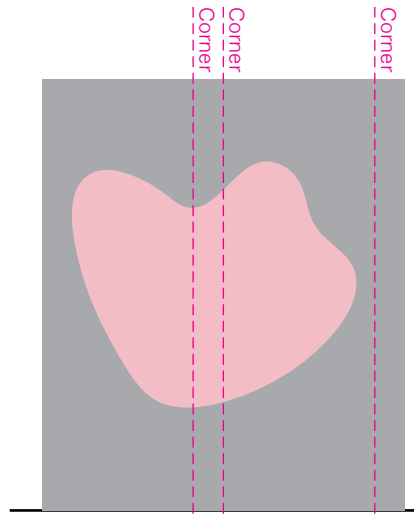
06 Unfolded elevation
Carpark column
Scale 1:50



07 Unfolded elevation
Carpark column
Scale 1:50



08 Unfolded elevation
Carpark column
Scale 1:50



09 Unfolded elevation
Carpark column
Scale 1:50

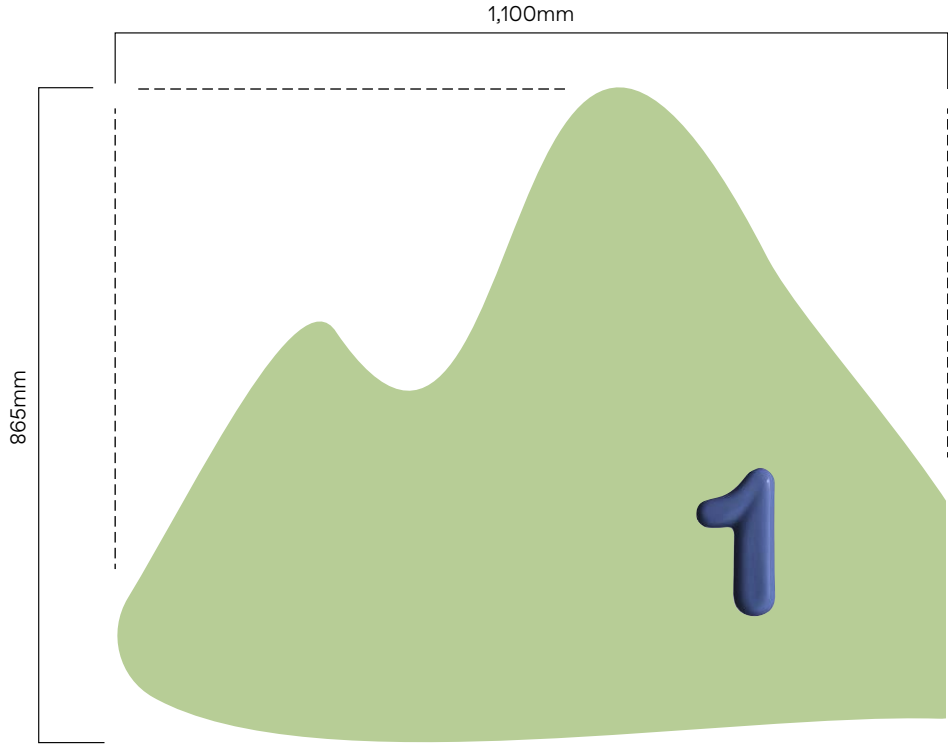
Notes
Refer drawing JEK2163B-P13-001



O3 Reference
Green brand shape to be paint direct to brick.
Street number pin-fixed.



O4 Reference
Street number supplied by client.
Colour: Ink.
Refer <https://mudaustralia.com/shop/numbers-large-1/> for install instructions



O2 Unfolded elevation Address painted shape
Scale 1:10

Green shape to be paint finish direct to brickwork

Blue number to be pin-fix as per manufacturers recommendations.



O1 Part elevation Road 40A
Scale 1:50

Refer drawing JEK2411-I1-001 for facade ID

Refer drawing JEK2411-I3-001 for entry ID

Refer drawing JEK2411-P11-004 for fence supergraphics

NOTES

GENERAL

The Address painted graphic is applied directly to the brick wall at the pedestrian entry, top of stairs & ramp. The graphics are located in a public environment, as such all materials, fabrication and fixing to suit expected conditions. With off-the-shelf numbers fixed as specified.

MATERIALITY

Graphic shape to be by hand signwriting direct to wall surface, using external grade paint system. Prepare wall, apply white undercoat to ensure solid colour, preparing and finishing to ensure permanent adhesion of graphics.

FABRICATION

Prepare wall, preparing and finishing to ensure permanent adhesion of graphics.

FINISHES/COLOUR

To be DULUX 2-pak paint external grade paint system

Graphics to be as per artwork

For colour specification refer Graphic standards

Anti-graffiti satin finish 25% gloss level to all exposed surfaces

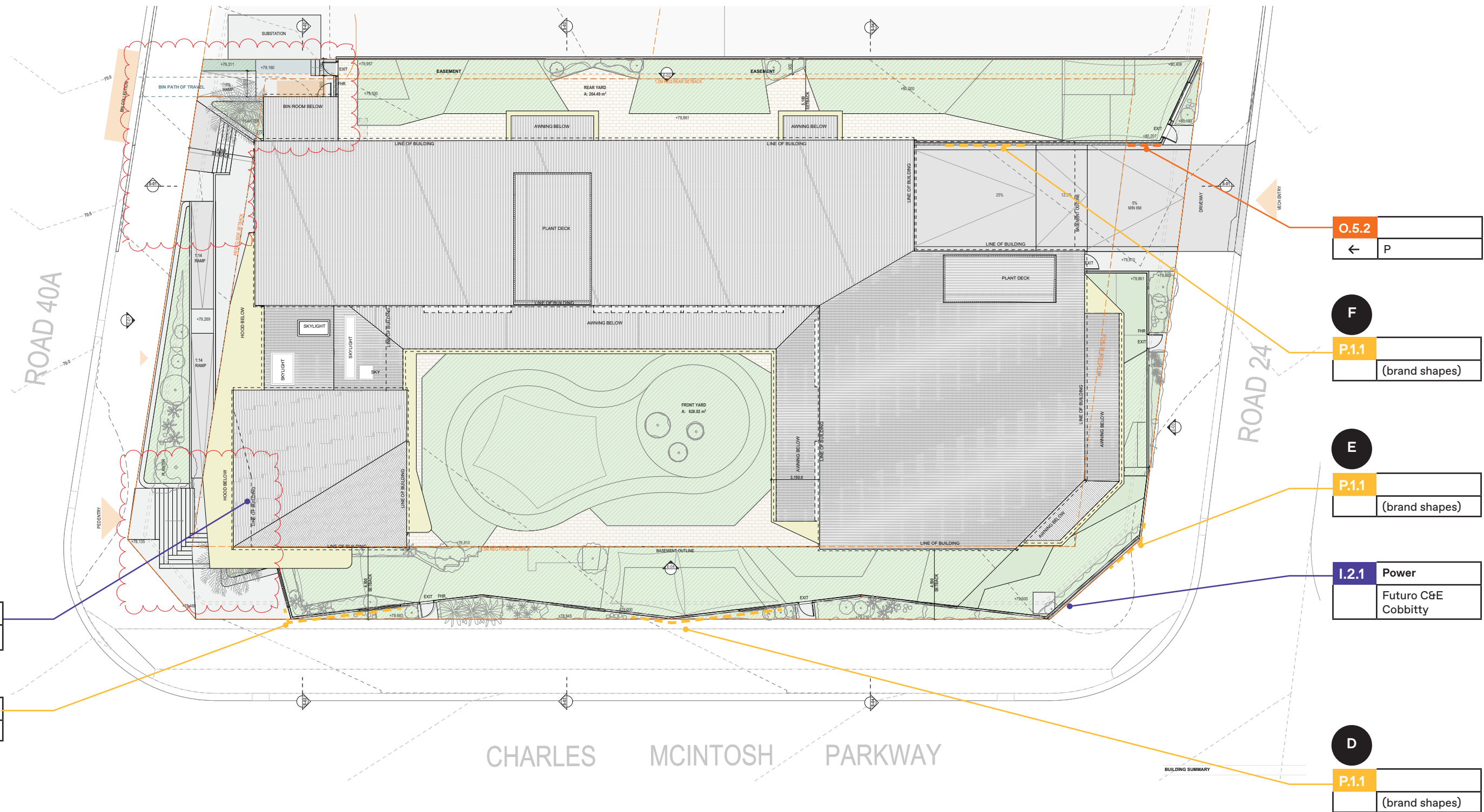
GRAPHICS

Signwriting by hand

NUMBERS

Number (1) to be supplied by client. Signage Contractor to fix supplied number mount to painted brick wall with a 13mm standoff, in location as illustrated. Refer <https://mudaustralia.com/shop/numbers-large-1/>

Utilise specified wall plugs and screws to achieve 13mm standoff.



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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 16.10.2024 Issue for Review
B 23.10.2024 Issue for DA
C 23.01.2025 Issue for DA

Project no.
JEK2411

Drawing
Site Plan

Date
26.09.24

Project
Futuro
Cobbitty

Drawn/Checked
JM/BA

Signtype
-

Drawing number
JEK2411-MPN-001

Revision
C

MPN

A

P.1.1
(brand shapes)

B

P.1.1
(brand shapes)

P.4

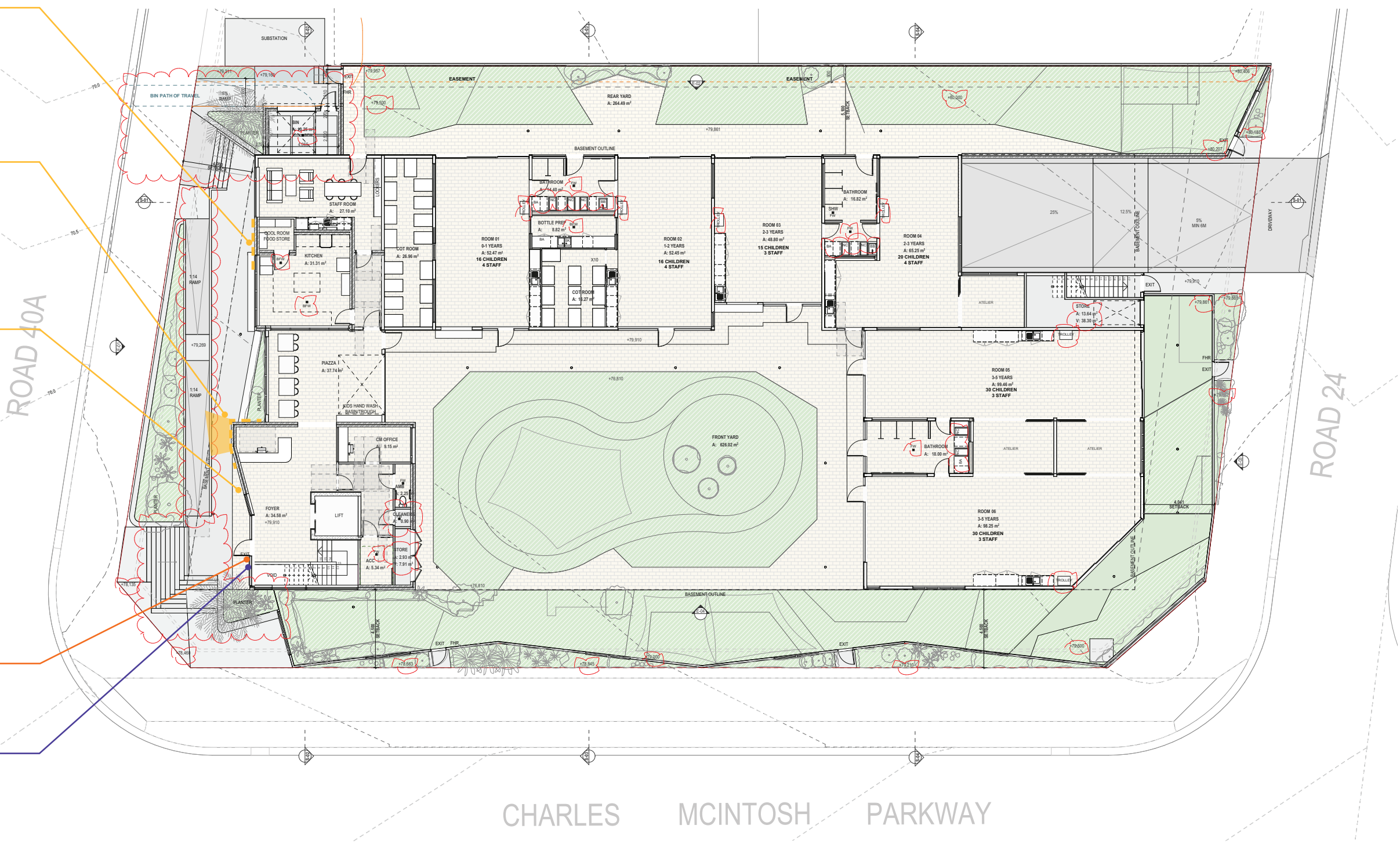
1

O.3.1

-contact number

I.3

Futuro



M
A
T

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Scale
As shown at A3

Issue
Issue for
DA

Revisions
A 16.10.2024 Issue for Review
B 23.10.2024 Issue for DA
C 23.01.2025 Issue for DA

Project no.
JEK2411

Drawing
Ground

Date
26.09.24

Project
Futuro
Cobbitty

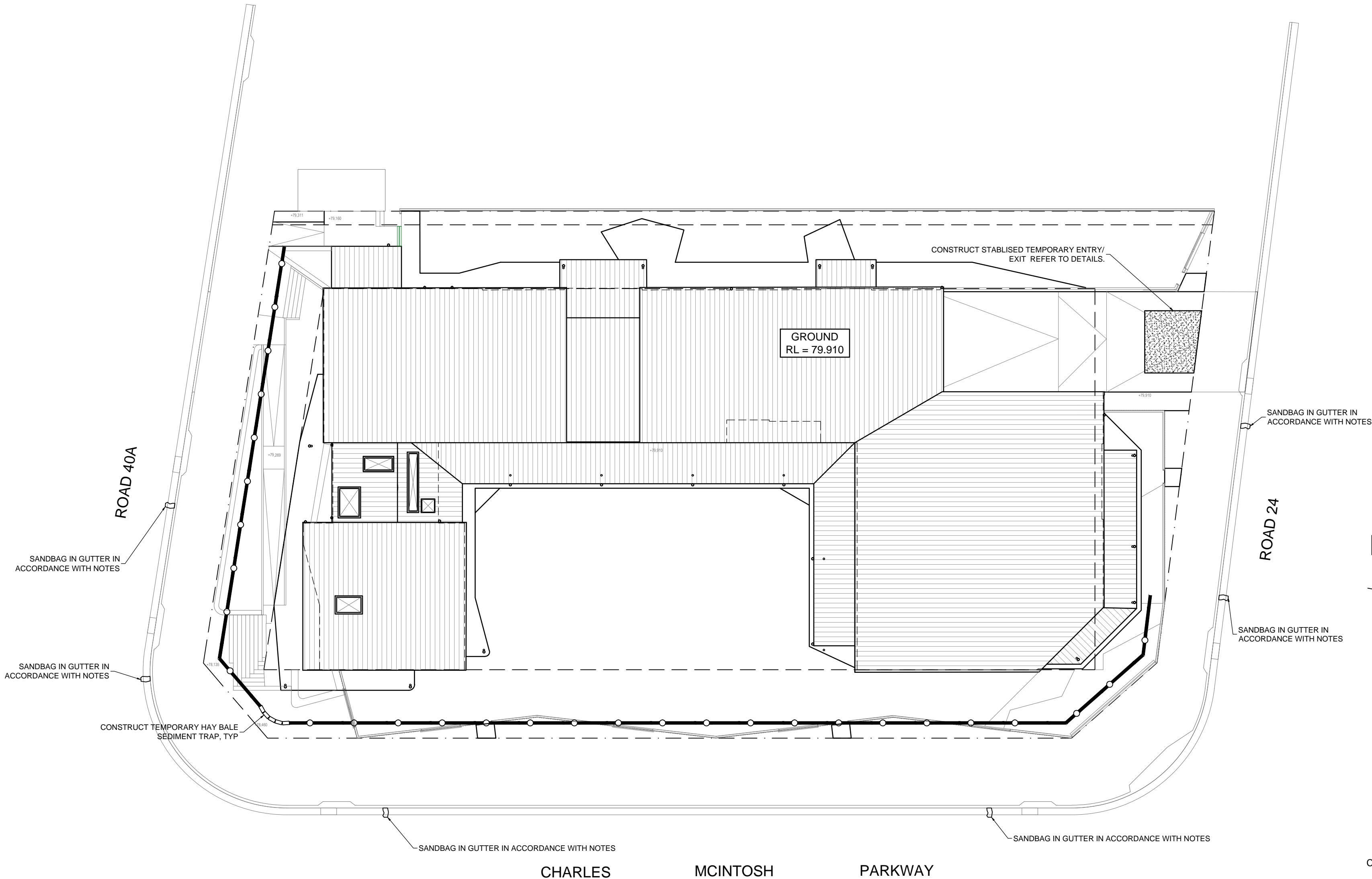
Drawn/Checked
JM/BA

Signtype
-

Drawing number
JEK2411-MPN-002

Revision
C





SEDIMENT & EROSION CONTROL PLAN

1:200
- DENOTES SEDIMENT FENCE

COMMENCEMENT OF WORKS

THE CONTRACTOR SHALL ENSURE THAT NO SPOIL OR FILL ENCROACHES UPON ADJACENT AREAS FOR THE DURATION OF WORKS.

THE CONTRACTOR SHALL ENSURE THAT KERB INLETS AND DRAINS RECEIVING STORMWATER SHALL BE PROTECTED AT ALL TIMES DURING DEVELOPMENT. KERB INLET SEDIMENT TRAPS SHALL BE INSTALLED ALONG THE IMMEDIATE VICINITY ALONG THE STREET FRONTAGE.

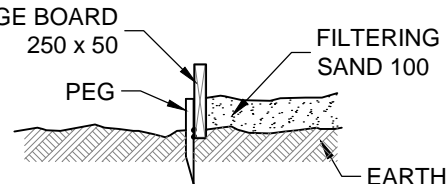
SEDIMENT FENCING SHALL BE SECURED BY POST (WHERE METAL STAR PICKETS ARE USED PLASTIC SAFETY CAPS SHALL BE USED) AT 2000 INTERVALS WITH GEOTEXTILE FABRIC EMBEDDED 200 IN SOIL.

ALL TOPSOIL, STRIPPED FROM THE SITE AND STOCKPILED DOES NOT INTERFERE WITH DRAINAGE LINES AND STORMWATER INLETS AND WILL BE SUITABLY COVERED WITH AN IMPERVIOUS MEMBRANE MATERIAL AND SCREENED BY SEDIMENT FENCING.

SEDIMENT TRAP

1000 x 1000 WIDE 500 DEEP PIT, LOCATED AT THE LOWEST POINT TO THE TRAP SEDIMENT.

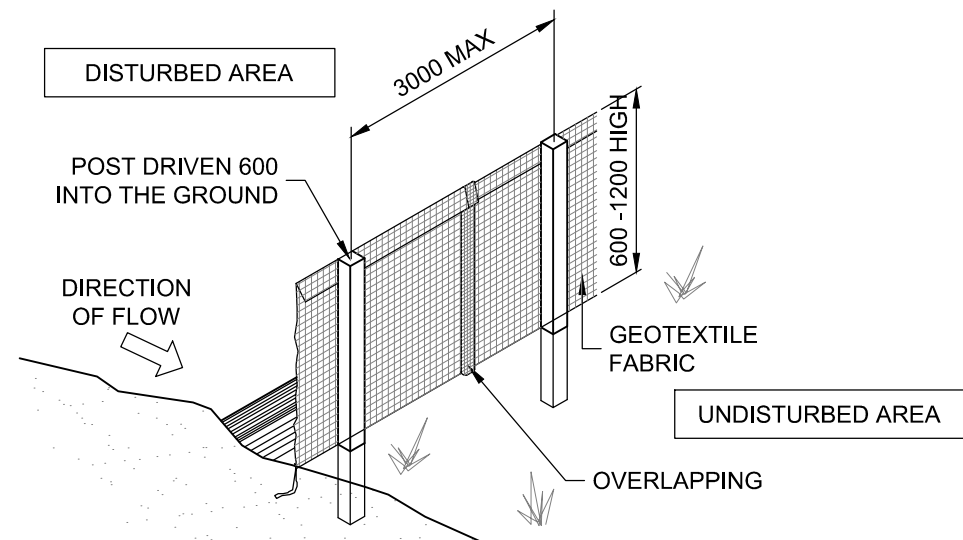
WASHOUT AREA TO BE 1800 x 1800 ALLOCATED FOR THE WASHING OF TOOL & EQUIPMENT.



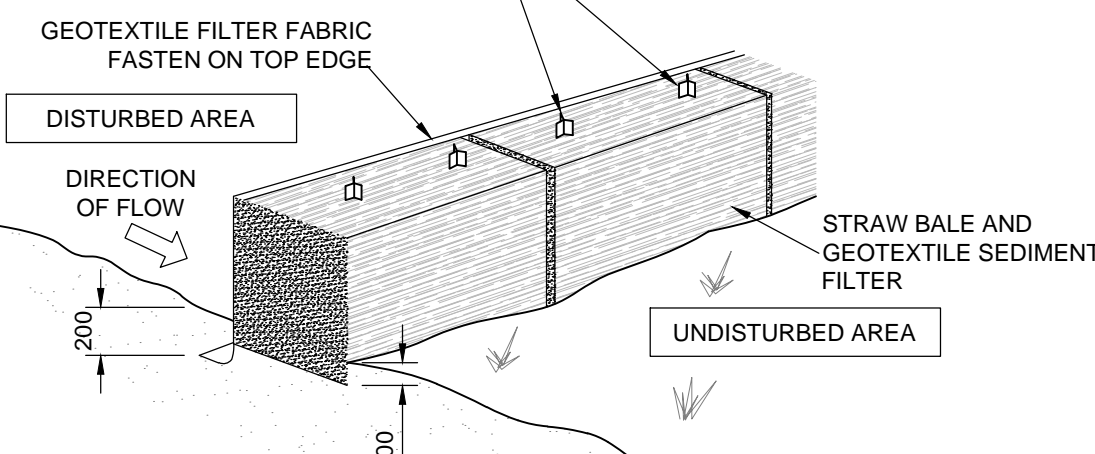
SEDIMENT FENCE

PROVIDE 'SEDIMENT FENCE ON DOWN SLOPE BOUNDARY AS SHOWN ON PLAN.

FABRIC TO BE BURIED BELOW GROUND AT LOWER EDGE.



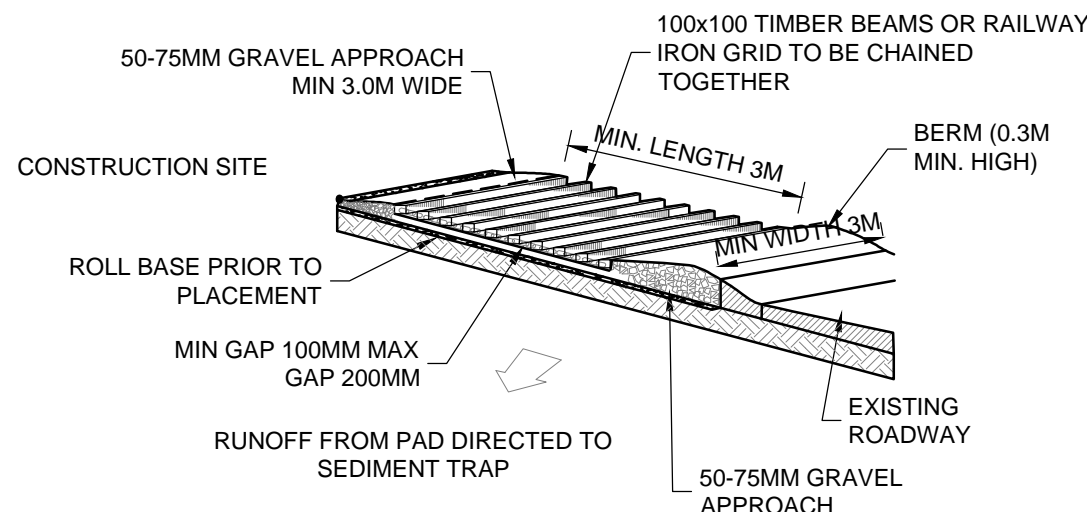
STAKES DRIVEN 600 INTO GROUND WITH FIRST STAKE ANGLED TOWARDS PREVIOUSLY LAID BALE



DRAINAGE AREA 0.5 HA. MAX. SLOPE GRADIENT 1:2 MAX. SLOPE LENGTH 50m.

TEMPORARY CONSTRUCTION ENTRY/EXIT

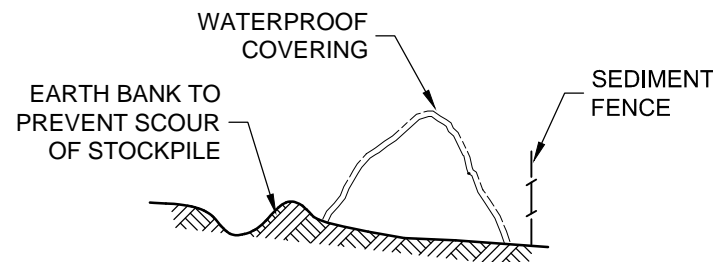
VEHICLE ACCESS TO THE BUILDING SITE SHOULD BE RESTRICTED TO A SINGLE POINT SO AS TO REDUCE THE AMOUNT OF SOIL DEPOSITED ON THE STREET PAVEMENT.



BUILDING MATERIAL STOCKPILE

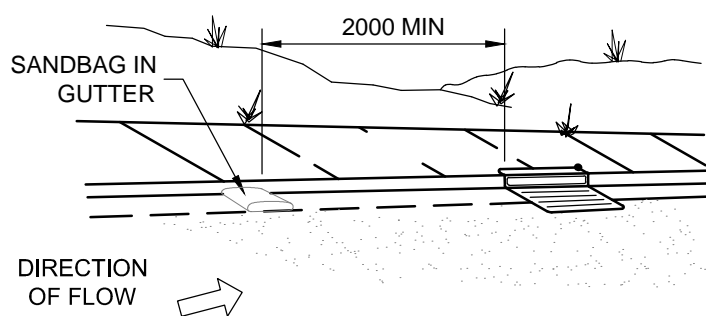
ALL STOCKPILES OF BUILDING MATERIAL SUCH AS SAND AND SOIL MUST BE PROTECTED TO PREVENT SCOUR AND EROSION.

THEY SHOULD NEVER BE PLACED IN THE STREET GUTTER WHERE THEY WILL WASH AWAY WITH THE FIRST RAINSTORM.



SANDBAG KERB SEDIMENT TRAP

IN CERTAIN CIRCUMSTANCES EXTRA SEDIMENT TRAPPING MAY BE NEEDED IN THE STREET GUTTER.



GENERAL NOTES

THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH OTHER CONSULTANTS' DRAWINGS AND SPECIFICATIONS AND WITH OTHER SUCH WRITTEN INSTRUCTIONS AS MAY BE ISSUED DURING THE COURSE OF THE CONTRACT. ANY DISCREPANCY SHALL BE REFERRED TO THE ENGINEER BEFORE PROCEEDING WITH THE WORK.

ALL DIMENSIONS ARE IN MILLIMETRES & ALL LEVELS ARE IN METRES, UNO (UNLESS NOTED OTHERWISE). NO DIMENSION SHALL BE OBTAINED BY SCALING THE DRAWINGS.

ALL LEVELS AND SETTING OUT DIMENSIONS SHOWN ON THE DRAWINGS SHALL BE CHECKED ON SITE PRIOR TO THE COMMENCEMENT OF THE WORK.

DURING EXCAVATION WORK THE STRUCTURE SHALL BE MAINTAINED IN A STABLE AND NO PART SHALL BE OVERSTRESSED.

ALL WORK IS TO BE UNDERTAKEN IN ACCORDANCE WITH THE DETAILS SHOWN ON THE DRAWINGS & THE SPECIFICATION.

EXISTING SERVICES WHERE SHOWN HAVE BEEN PLOTTED FROM SUPPLIED DATA AND SUCH THEIR ACCURACY CAN NOT BE GUARANTEED. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH THE LEVEL OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORK.

ALL SERVICE TRENCHES UNDER VEHICULAR PAVEMENTS SHALL BE BACK FILLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE LOCAL COUNCIL.

ALL TRENCH BACK FILL MATERIAL SHALL BE COMPACTED TO THE SAME DENSITY AS THE ADJACENT MATERIAL.

ON COMPLETION OF STORMWATER INSTALLATION, ALL DISTURBED AREAS MUST BE RESTORED TO ORIGINAL CONDITION, INCLUDING KERBS, FOOTPATHS, CONCRETE AREAS, GRAVEL AND GRASSED AREAS AND ROAD PAVEMENTS, UNLESS DIRECTED OTHERWISE.

CONTRACTOR TO OBTAIN ALL AUTHORITY APPROVALS UNLESS DIRECTED OTHERWISE.

STORMWATER DRAINAGE

THE STORMWATER DRAINAGE DESIGN HAS BEEN CARRIED OUT IN ACCORDANCE WITH AS/NZS 3500.3 - 1990 'STORMWATER DRAINAGE' & AS/NZS 3500.3.2-1998 'STORMWATER DRAINAGE - ACCEPTABLE SOLUTIONS'.

ANY VARIATIONS TO THE NOMINATED LEVELS SHALL BE REFERRED TO ENGINEER IMMEDIATELY.

ANY VARIATIONS TO SPECIFIED PRODUCTS OR DETAILS SHALL BE REFERRED TO THE ENGINEER FOR APPROVAL.

DOWN PIPES SHALL BE A MINIMUM OF DN100 SW GRADE uPVC OR 100 X 100 COLORBOND OR ZINCALUME STEEL, UNO.

BOX COLORBOND OR ZINCALUME STEEL. GUTTERS SHALL BE A MINIMUM OF 450 WIDE X 150 DEEP.

EAVES GUTTERS SHALL BE A MINIMUM OF 125 WIDE X 100 DEEP (OR OF EQUIVALENT AREA) COLORBOND OR ZINCALUME STEEL.

SUBSOIL DRAINAGE SHALL BE PROVIDED TO ALL RETAINING WALLS & EMBANKMENTS, WITH THE LINES FEEDING INTO THE STORMWATER DRAINAGE SYSTEM.

SEDIMENT AND EROSION CONTROL NOTES

SEDIMENT AND EROSION CONTROL SHALL BE EFFECTIVELY MAINTAINED AT ALL TIMES DURING THE COURSE OF CONSTRUCTION AND SHALL NOT BE REMOVED UNTIL THE SITE HAS BEEN STABILISED OR LANDSCAPED TO THE SUPERINTENDENT'S SATISFACTION

A SINGLE ALL WEATHER ACCESS WAY WILL BE PROVIDED AT THE FRONT OF THE PROPERTY CONSISTING OF 50-75 AGGREGATE OR SIMILAR MATERIAL AT A MINIMUM THICKNESS OF 150 LAID OVER NEEDLE-PUNCHED GEOTEXTILE FABRIC AND CONSTRUCTED PRIOR TO COMMENCEMENT OF WORKS.

SOIL CONSERVATION NOTE

PRIOR TO COMMENCEMENT OF CONSTRUCTION PROVIDE 'SEDIMENT FENCE,' 'SEDIMENT TRAP' AND WASHOUT AREA TO ENSURE THE CAPTURE OF WATER BORNE MATERIAL GENERATED FROM THE SITE.

MAINTAIN THE ABOVE DURING THE COURSE OF CONSTRUCTION, AND CLEAR THE 'SEDIMENT TRAP AFTER EACH STORM.

NOTE: DO NOT SCALE OFF DRAWINGS. REFER TO ARCHITECTURAL PLANS. VERIFY DIMENSIONS ON SITE

REV	DATE	DESCRIPTION	BY
B	20.03.25	REVISED TO SUIT ARCHITECTURALS	B.D.C.
A	25.10.24	ISSUED FOR APPROVAL	F.I.
P1	16.10.24	ISSUED FOR COORDINATION	S.R.

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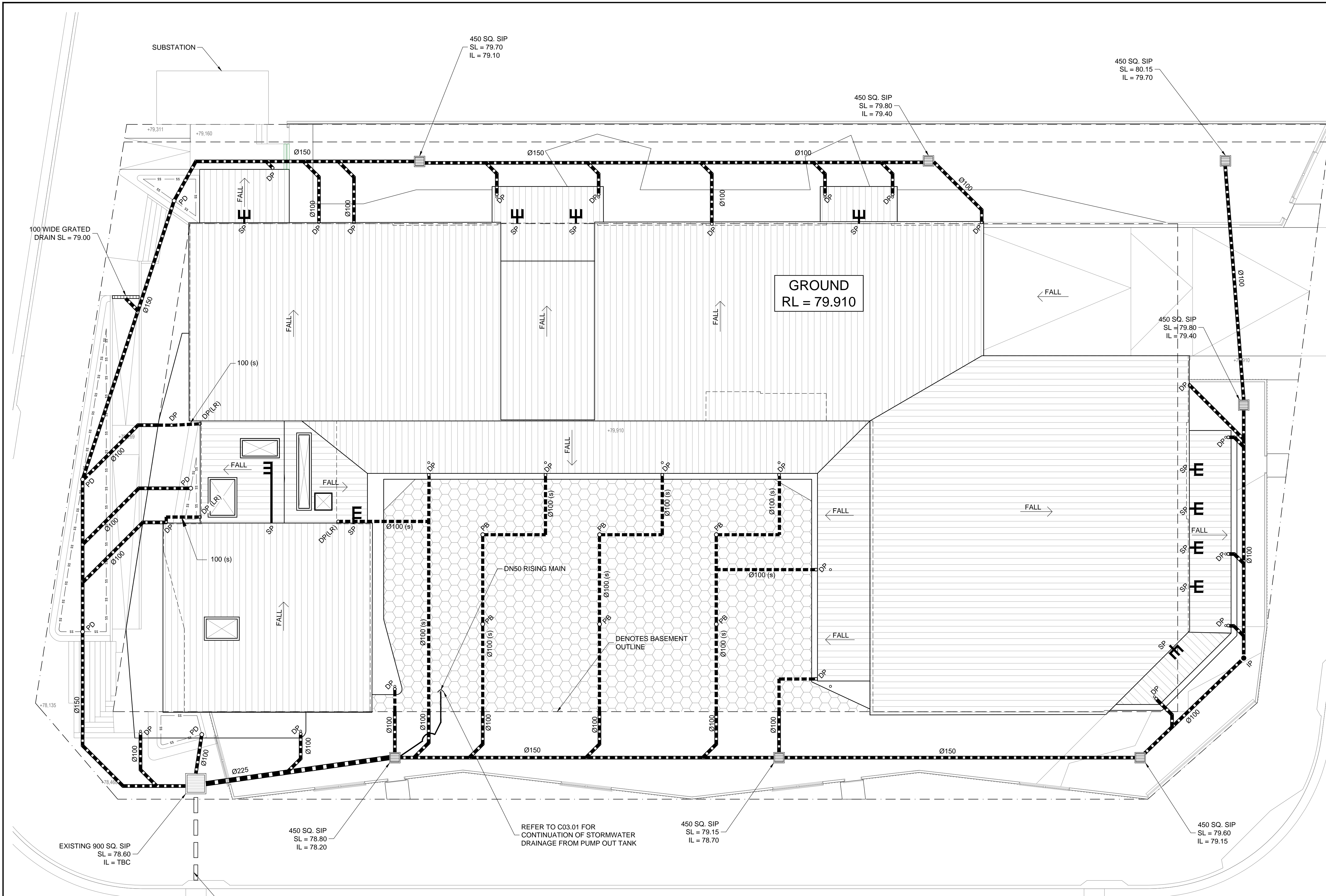
Phone: (02) 8020 2960
Email: info@engineeringstudio.com.au
Web: www.engineeringstudio.com.au

Postal Address
Suite 215-216, 25-27 Solent Cct,
Norwest NSW 2153

PROPOSED CHILDCARE CENTRE LOT 141, 1 FRESHWATER DRIVE, COBBITTY FOR JECKRA

SEDIMENT & EROSION CONTROL PLAN

JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:
240520	C01.01	A1
DESIGNED BY:	DATE:	
S.R.	OCTOBER 2024	
DRAWN BY:	SCALE:	
S.S.	1:200 U.N.O.	



STORMWATER DESIGN SUMMARY

COUNCIL: CAMDEN COUNCIL
1% A.E.P. , 5 MIN STORM = 224 mm/hr
5% A.E.P. , 5 MIN STORM = 165 mm/hr
TOTAL SITE AREA = 2139.53 m²
PROPOSED ROOF AREA = 1074.81 m²
IMPERVIOUS PATHS & DRIVEWAYS = 623.58 m²
TOTAL IMPERVIOUS SITE AREA = 1698.39 m²
IMPERVIOUS SITE PERCENTAGE = 79.38%

100% ROOF AREA DIRECTED TO EXISTING SURFACE INLET PIT VIA GRAVITY. EXISTING SURFACE INLET PIT IS CONNECTED TO STREET KERB INLET PIT VIA GRAVITY.

WATER QUALITY DESIGN SUMMARY

SITE IS LOCATED IN CATCHMENT DIRECTED TO A BIO-FILTRATION BASIN IN ACCORDANCE WITH COUNCIL SPECIFICATIONS. WATER QUALITY CONTROLS NOT REQUIRED FOR PROPOSED DEVELOPMENT.

ON-SITE DETENTION DESIGN SUMMARY

SITE IS LOCATED IN CATCHMENT DIRECTED TO A REGIONAL LAKE/OSD IN ACCORDANCE WITH COUNCIL SPECIFICATIONS. ON-SITE DETENTION NOT REQUIRED FOR PROPOSED DEVELOPMENT.

STORMWATER DRAINAGE NOTES

- ALL DRAINAGE LINES SHALL BE uPVC (CLASS SH) STORMWATER DRAINAGE PIPE, U.N.O.
- ALL DRAINAGE LINES SHALL BE LAID @ 1% FALL MIN. U.N.O.
- FIRST FLUSH RAINWATER DEVICES TO BE FITTED TO DRAINAGE LINES TO BUILDER'S DETAIL, TYPICAL
- MINIMUM EFFECTIVE EAVES GUTTER SLOPE = 1:500 U.N.O.
- EAVES GUTTER TO BE "HALF ROUND 150" OR APPROVED EQUIVALENT WITH MINIMUM EFFECTIVE EAVES GUTTER SIZE OF 9200 mm²

LEGEND

- Ø100 OR 100 x 75 RECTANGULAR DOWN PIPE U.N.O.
- INSPECTION POINT
- RAINWATER SPREADER
- X 100.00 PROPOSED FINISHED SURFACE LEVEL
- PROPOSED BELOW GROUND PIPELINE
- (s) PROPOSED SUSPENDED PIPELINE
- SS SUBSOIL DRAINAGE LINE
- LANDSCAPED AREA SURFACE INLET PIT
- DENOTES EXTENT OF 50mm ATLANTIS "FLO-CELL" DRAINAGE CELL INSTALLED IN ACCORDANCE WITH MANUFACTURER'S SPEC.
- PB 200 SQ. PLANTER BOX DRAIN IN OUTDOOR AREAS
- PD 100 SQ. PLANTER BOX DRAIN IN PLANTER BOX

NOTE: DO NOT SCALE OFF DRAWINGS. REFER TO ARCHITECTURAL PLANS. VERIFY DIMENSIONS ON SITE

REV	DATE	DESCRIPTION	BY
B	20.03.25	REVISED TO SUIT ARCHITECTURALS	B.D.C.
A	25.10.24	ISSUED FOR APPROVAL	F.I.
P1	16.10.24	ISSUED FOR COORDINATION	S.R.

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PROPOSED CHILDCARE CENTRE
LOT 141, 1 FRESHWATER DRIVE, COBBITTY
FOR JECKRA

STORMWATER DRAINAGE PLAN

JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:
240520	C02.01	A1
DESIGNED BY:	DATE:	
S.R.	OCTOBER 2024	
DRAWN BY:	SCALE:	
S.S.	1:200 U.N.O.	

STORMWATER DRAINAGE PLAN

1:100

NOTE:
BUILDER TO VERIFY SIZE, & LOCATION
OF EXISTING SURFACE INLET PIT.

CHARLES MCINTOSH PARKWAY

BUILDER TO VERIFY
SIZE OF EXISTING
PIPELINE TO ENSURE
ADEQUATE CAPACITY

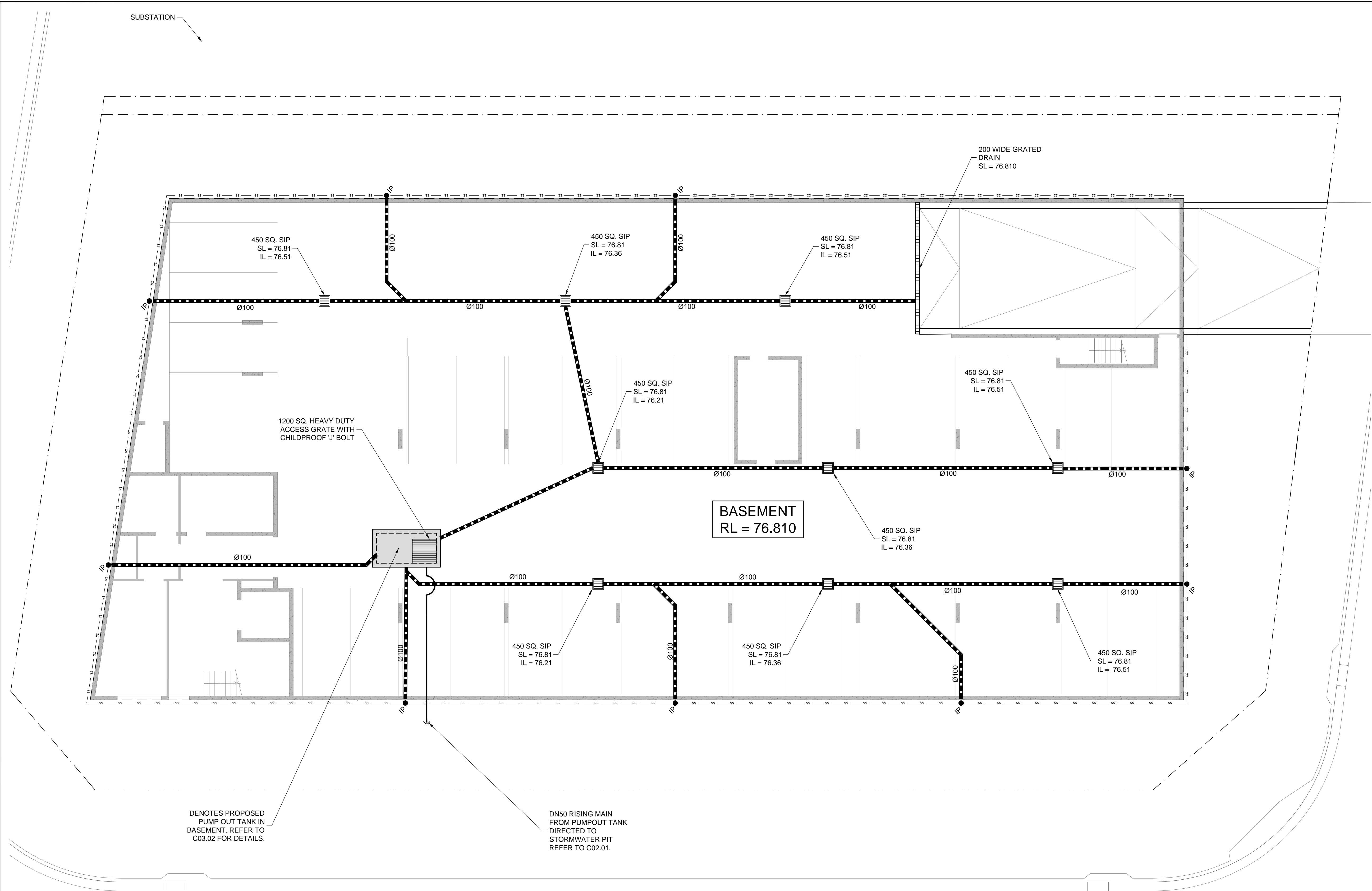
REFER TO C03.01 FOR
CONTINUATION OF STORMWATER
DRAINAGE FROM PUMP OUT TANK

EXISTING 900 SQ. SIP
SL = 78.60
IL = TBC

450 SQ. SIP
SL = 78.60
IL = 78.20

450 SQ. SIP
SL = 79.15
IL = 78.70

450 SQ. SIP
SL = 79.60
IL = 79.15



PUMP-OUT TANK DESIGN SUMMARY

DRIVEWAY AREA DIRECTED TO PUMP-OUT TANK = 56.0 m²

10% A.E.P. (2HR STORM EVENT) = 24.4 mm/hr x 2 = 48.8 mm/hr
DESIGN VOLUME REQUIRED = (48.8 mm/hr x 56m²) / 1000
= 2.73 m³

TOTAL VOLUME PROVIDED = 5.40 m³

RAINFALL INTENSITY (1% A.E.P., 5min) = 224mm/hr

RUNOFF COEFFICIENT = 1

RUNOFF PEAK FLOW = 224mm/hr x 0.0056 / 360 = 3.5 L/s

PUMP DESIGN SUMMARY

DESIGN PUMP RATE = 4L/s OR 240 L/min
PUMP CONDUIT = Ø50
PUMP CONDUIT AREA = 0.00196 m²
PUMP FLOW VELOCITY (V) = 2.04 m/s
PUMP HEAD LOSS (H_{Loss}) = kV²/2g
ASSUMED TOTAL HEAD LOSS COEFFICIENT, k = 3
H_{Loss} = 0.64 m

OUTLET RL = 79.91
PUMP RL = 75.61
H_{Loss} = 0.64 m

PUMP HEAD = 79.91 - 75.61 - 0.64 = 4.94 m

ADOPT 2 x DAVEY D75SA OR DT08S OR APPROVED EQUIVALENT

STORMWATER DRAINAGE NOTES

- ALL DRAINAGE LINES SHALL BE uPVC (CLASS SH)
- STORMWATER DRAINAGE PIPE, U.N.O.
- ALL DRAINAGE LINES SHALL BE LAID @ 1% FALL MIN, U.N.O.

LEGEND

- INSPECTION POINT
- PROPOSED BELOW GROUND PIPELINE
- SUBSOIL DRAINAGE LINE
- BASEMENT SURFACE INLET PIT
- 200 WIDE GRATED DRAIN

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LOT 141, 1 FRESHWATER DRIVE, COBBITTY
FOR JECKRA

BASEMENT STORMWATER DRAINAGE PLAN

JOB NUMBER:	DWG NUMBER:	ORIGINAL SIZE:
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DESIGNED BY:	DATE:	
S.R.	OCTOBER 2024	
DRAWN BY:	SCALE:	
S.S.	1:200 U.N.O.	

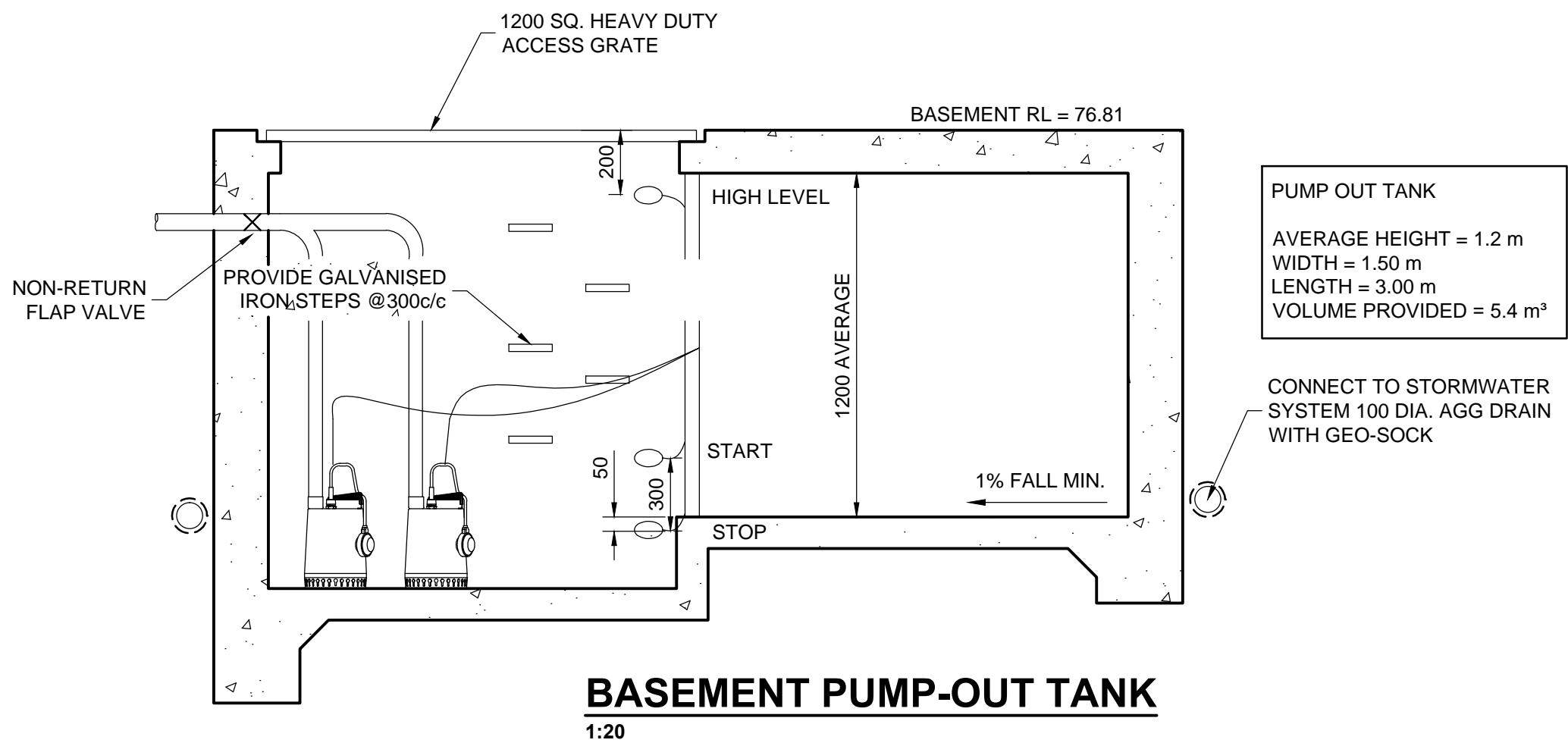
CHARLES

MCINTOSH

PARKWAY

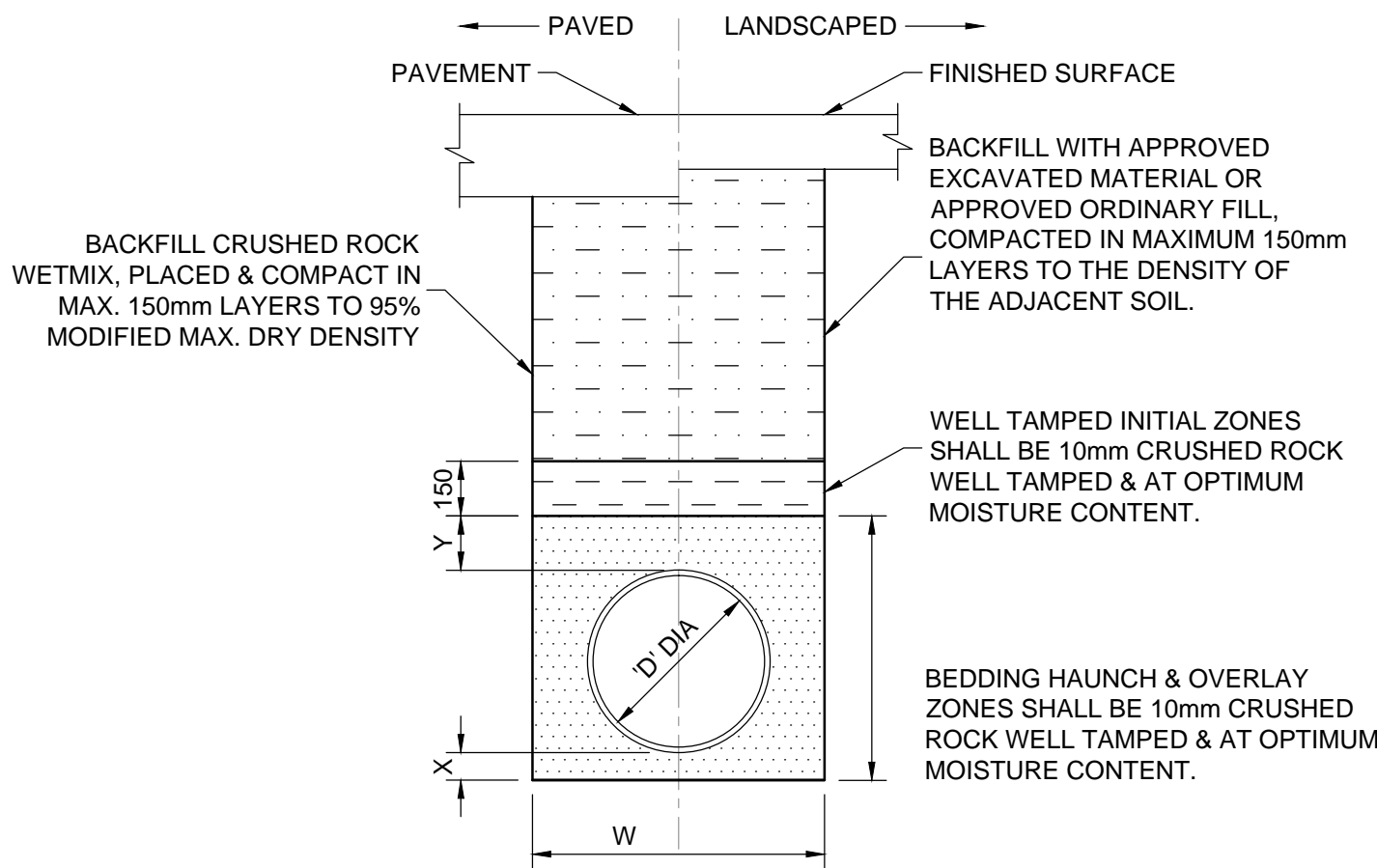
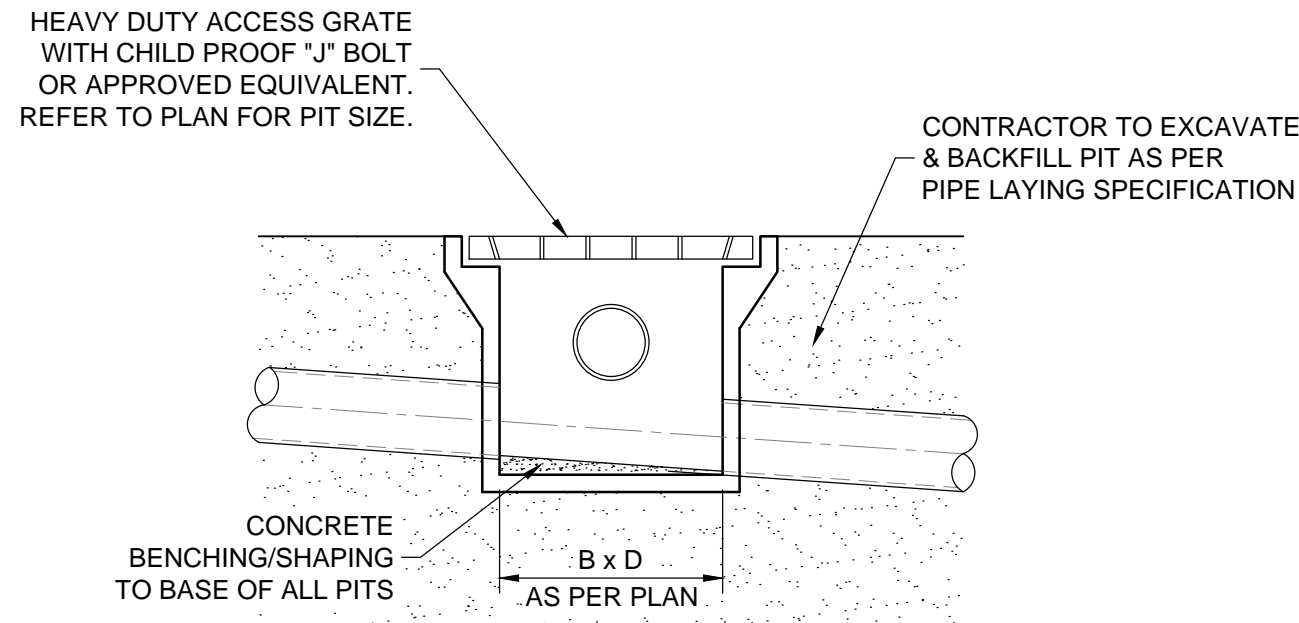
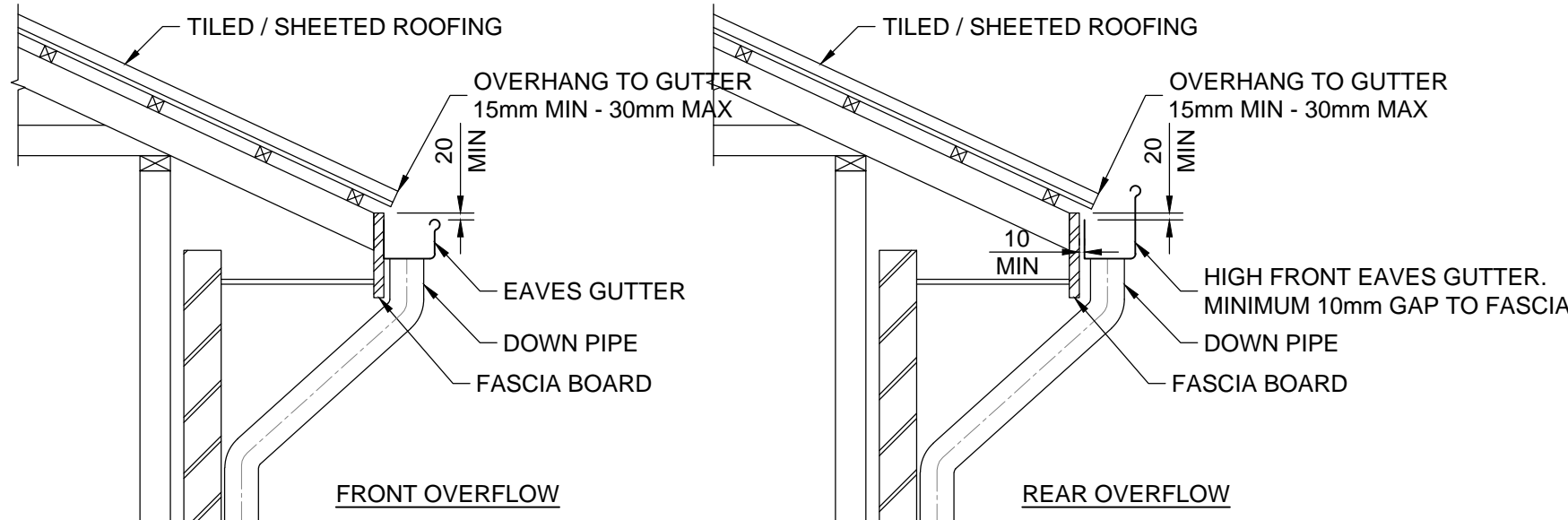
BASEMENT STORMWATER DRAINAGE PLAN

1:100



STANDARD PUMP OUT DESIGN NOTES
THE PUMP OUT SYSTEM SHALL BE DESIGNED TO BE OPERATED IN THE FOLLOWING MANNER:-

- > THE PUMPS SHALL BE PROGRAMMED TO WORK ALTERNATIVELY SO AS TO ALLOW BOTH PUMPS TO HAVE AN EQUAL OPERATION LOAD AND PUMP LIFE.
- > A LOW LEVEL FLOAT SHALL BE PROVIDED TO ENSURE THAT THE MINIMUM REQUIRED WATER LEVEL IS MAINTAINED WITHIN THE SUMP AREA OF THE BELOW GROUND TANK. IN THIS REGARD THIS FLOAT WILL FUNCTION AS AN OFF SWITCH FOR THE PUMPS.
- > A SECOND FLOAT SHALL BE PROVIDED AT A HIGHER LEVEL, APPROXIMATELY 300mm ABOVE THE MINIMUM WATER LEVEL, WHEREBY ONE OF THE PUMPS WILL OPERATE AND DRAIN THE TANK TO THE LEVEL OF THE LOW-LEVEL FLOAT.
- > A THIRD FLOAT SHALL BE PROVIDED AT A HIGH LEVEL, WHICH IS APPROXIMATELY THE ROOF LEVEL OF THE BELOW GROUND TANK. THIS FLOAT SHOULD START THE OTHER PUMP THAT IS NOT OPERATING AND ACTIVATE THE ALARM.



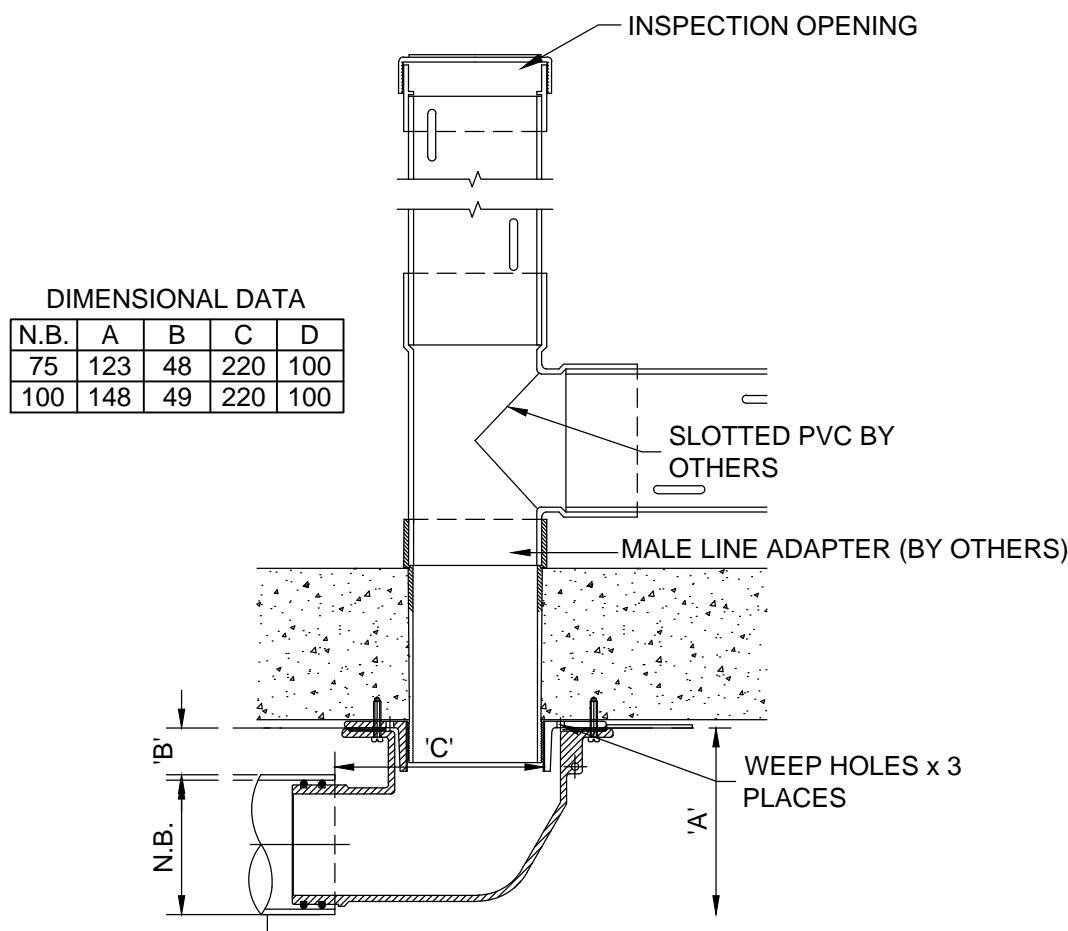
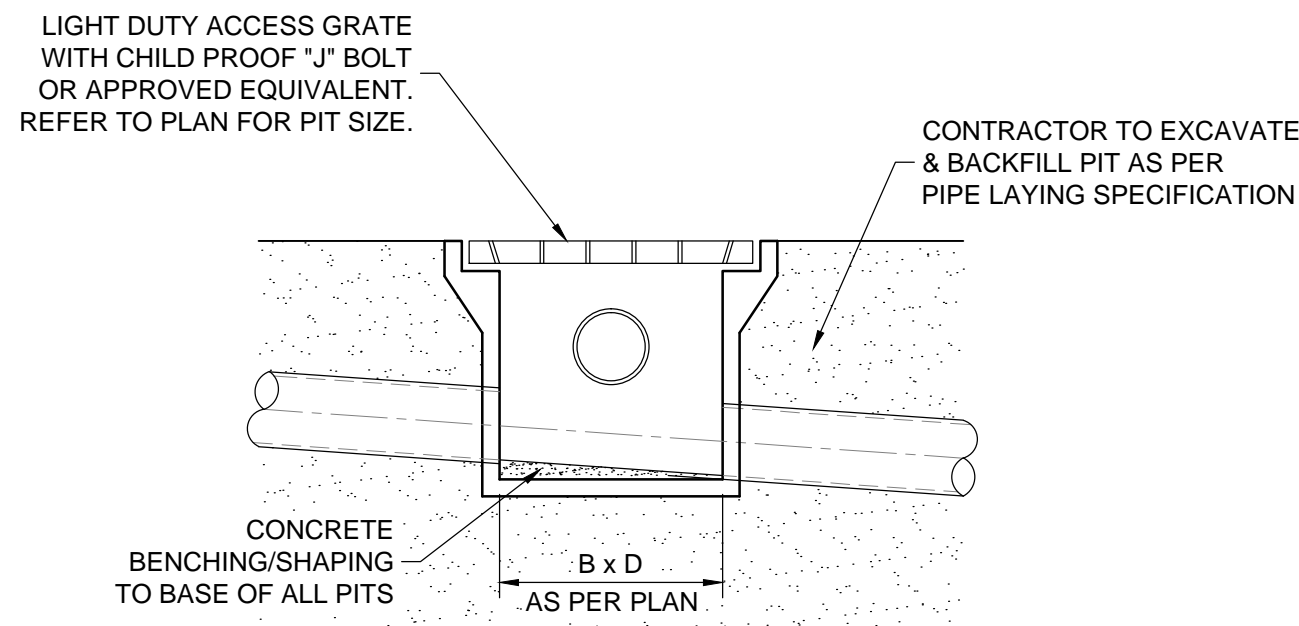
PIPE DIA 'D'	W	X MIN	Y
100-150	300	75	75
225-300	600	75	75

NOTE:
1 REFER TO PIPE LAYING SPECIFICATION FOR DETAILS.

UPVC PIPE

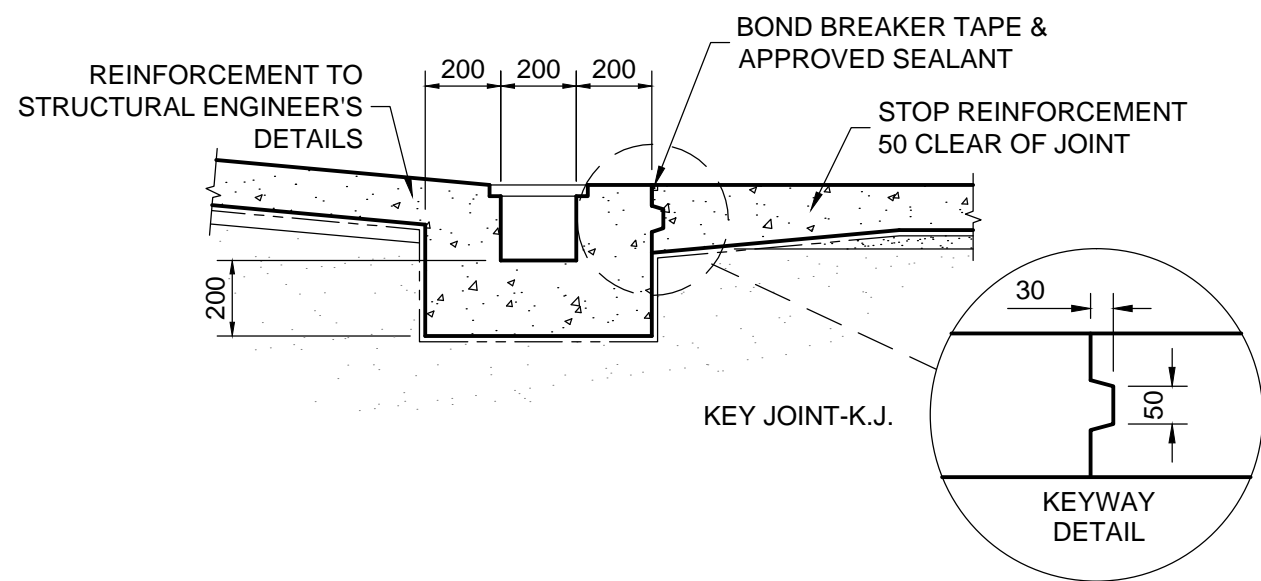
TYPICAL PIPE LAYING DETAIL

1:20



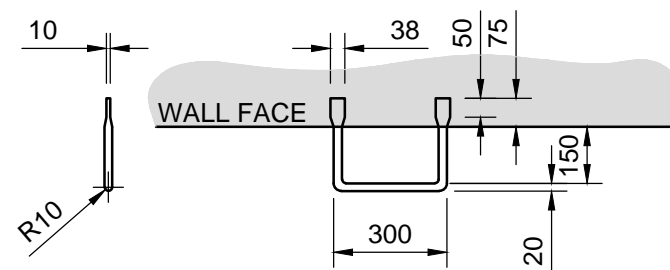
TYPICAL 100 SQ. PLANTER BOX DRAIN 'PD'

1:5
SPECIFICATION CODE:
C100/90 A 100mm SIDE OUTLET



TYPICAL GRATED DRAIN DETAIL

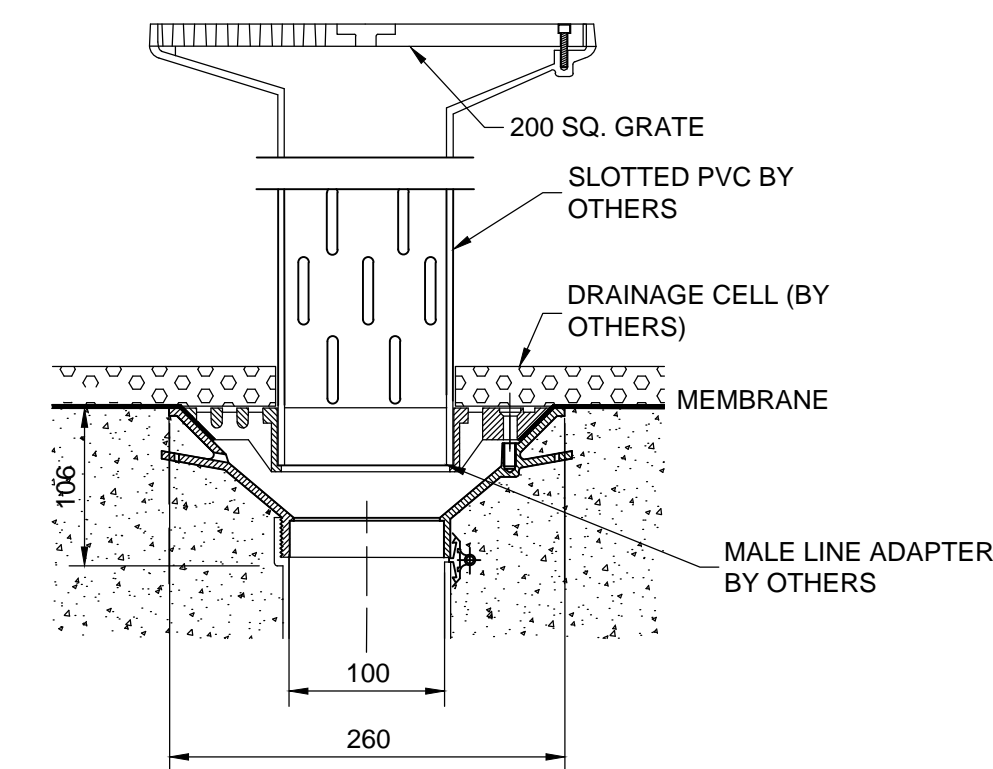
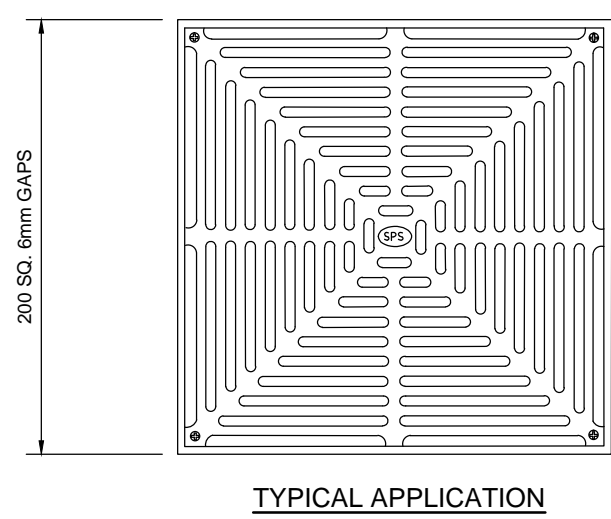
1:20



NOTE:
1. FIRST RUNG 150mm DOWN FROM TOP, THEN SPACED AT 300 CENTRES.
2. STEP IRON MATERIAL, 20m DIAMETER MILD STEEL, HEAVY GALVANISED.

STEP IRONS FOR DRAINAGE PITS

1:20



TYPICAL PLANTER BOX 'PB' DRAIN

1:5
SPECIFICATION CODE:
TIA100PB (100MM CI BODY WITH PLANTER BOX ADAPTER)
TIA150PB (150MM CI BODY WITH PLANTER BOX ADAPTER)

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PROPOSED CHILDCARE CENTRE LOT 141, 1 FRESHWATER DRIVE, COBBITTY FOR JECKRA

STORMWATER DETAILS SHEET

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240520	C03.02	A1
DESIGNED BY:	DATE:	
S.R.	OCTOBER 2024	
DRAWN BY:	SCALE:	
S.S.	1:20 U.N.O.	

BULK EXCAVATON SUMMARY

TOTAL CUT = 3750.6 m³
TOTAL FILL = 99.2 m³
BALANCE = 3651.4 m³

- NOTE:
1. NO ALLOWANCE FOR STRIPPING AND REPLACEMENT OF TOPSOIL.
 2. NO ALLOWANCE FOR EXCAVATION OF DRAINAGE TRENCHES, STRUCTURAL FOUNDATIONS AND DRIVEWAY/ EXTERNAL PAVEMENTS
 3. NO ALLOWANCE FOR ANY UNSUITABLE MATERIAL FOUND ANYWHERE ON SITE.
 4. BASEMENT PAVEMENT EXCAVATION ASSUMED TO BE 200mm BELOW FINISHED SURFACE LEVEL.

EARTHWORKS VOLUME TABLE

	LOWER VALUE	UPPER VALUE	CUT VOLUME (m³)	FILL VOLUME (m³)
	-3.50	-3.00	65.0	-
	-3.00	-2.50	372.1	-
	-2.50	-2.00	617.7	-
	-2.00	-1.50	663.9	-
	-1.50	-1.00	665.3	-
	-1.00	-0.50	666.7	-
	-0.50	0.00	699.9	-
	0.00	0.50	-	70.3
	0.50	1.00	-	24.9
	1.00	1.50	-	4.1

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CUT & FILL PLAN

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CUT & FILL PLAN
1:100

CHARLES MCINTOSH PARKWAY