

NOTE:
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NOTE:
AGRICULTURAL DRAINS ARE TO BE LOCATED AT BACK OF KERB & CHANNEL, WITH THE EXCEPTION OF WHERE A STORMWATER PIPE IS TO BE LOCATED. REFER IDN STANDARD DRAWING SD 145

NOTE:
ALTERNATIVE PIPE MATERIAL CAN BE UTILISED PROVIDING THEY MEET THE REQUIRED LOAD, SPECIFICATIONS & AUTHORITY REQUIREMENTS.

NOTE:
THE ORIENTATION OF ALL STORMWATER DRAINAGE ACCESS COVERS & GRATES ARE SHOWN INDICATIVELY AND ARE TO BE MANUFACTURED & INSTALLED IN ACCORDANCE WITH AS3996-2006.

NOTE:
THE CONTRACTOR IS TO CONFIRM INVERT LEVELS OF THE EXISTING END PIPE AT EX. 15-1E PRIOR TO ANY DRAINAGE WORKS COMMENCING.

NOTE:
ALL KERB & CHANNEL IS CITY OF BALLARAT TYPE BCC2 UNLESS OTHERWISE NOTED.

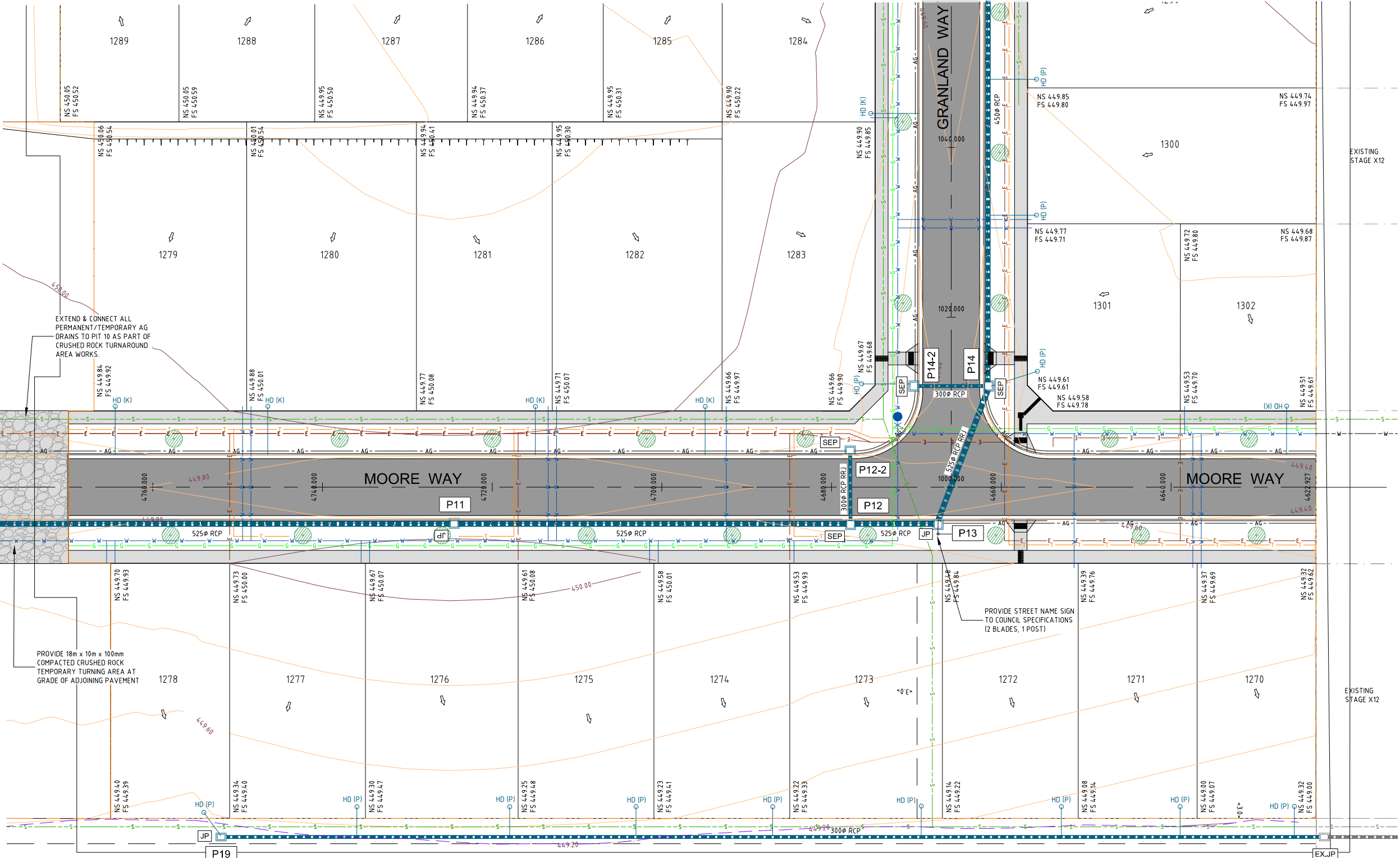
NOTE:
CONTRACTOR TO CONFIRM EXISTING PAVEMENT LEVELS PRIOR TO COMMENCEMENT OF WORKS. ANY DISCREPANCIES TO BE REPORTED TO THE ENGINEER. ALL KERB SETOUT TO BE INSPECTED AND APPROVED BY THE COUNCIL OFFICER PRIOR TO PLACEMENT OF KERB & CHANNEL.

NOTE:
TACTILE GROUND SURFACE INDICATORS FOR ALL PEDESTRIAN ROUTES TO BE INSTALLED TO AUSTRALIAN STANDARDS, DISABILITY DISCRIMINATION ACT, VICROADS AND CITY OF BALLARAT REQUIREMENTS.

NOTE:
ALL SIGNS & LINEMARKING TO BE INSTALLED IN ACCORDANCE WITH VICROADS TRAFFIC ENGINEERING MANUAL VOLUME 2 - SIGNS & MARKINGS.

NOTE:
THE LOCATION OF EXISTING UNDERGROUND SERVICES ARE SHOWN INDICATIVELY ONLY. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING ALL AUTHORITIES TO DETERMINE THE LOCATION OF UNDERGROUND SERVICES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION WORK. ANY CLASH OF WORKS WITH A SERVICE IS TO BE REPORTED TO THE ENGINEER IMMEDIATELY. THE CONTRACTOR SHALL ENSURE THAT ALL SERVICES ARE FULLY PROTECTED DURING CONSTRUCTION. ANY SERVICES DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.

NOTE:
HOUSE DRAINS TO BE LAID AT 1in100 FROM KERB INVERT INTO LOT WITH RISER TO ALLOW FOR SERVICE OF REAR OF LOTS.



PLAN
SCALE 1:250

LEGEND

	DESIGN SURFACE CONTOURS		PROPOSED ROAD KERB & CHANNEL (BALLARAT TYPE BCC2)
	PROPOSED STORMWATER DRAINAGE PIPE		PROPOSED ROAD CENTRELINE
	EXISTING STORMWATER DRAINAGE PIPE & PIT		PROPOSED JUNCTION PIT
	PROPOSED TELSTRA		PROPOSED SIDE ENTRY PIT
	PROPOSED POWER		PROPOSED HOUSE DRAIN CONNECTION & PROPERTY INLET PIT. (P) PIPE-(K) KERB
	PROPOSED WATER MAIN		LOT NUMBER & DIRECTION OF NATURAL SURFACE FALL
	PROPOSED GAS MAIN		PROPOSED FOOTPATH
	PROPOSED SEWER MAIN		EXTENT OF PROPOSED ROAD PAVEMENT
	EXISTING SEWER MAIN ALIGNMENT & PIT		PROPOSED LINEMARKING
	EXISTING TELSTRA		PROPOSED TREE LOCATION
	EXISTING WATER MAIN		
	EXISTING GAS MAIN		
	EXISTING KERB & CHANNEL		
	PROPOSED TITLE BOUNDARY		

SUGGESTED SERVICES OFFSET TABLE

STREET NAME	TELECOMMS	ELEC	GAS	WATER	SEWER
GRANLAN WAY	2.00 (E)	2.70 (E)	2.10 (W)	2.70 (W)	1.00 (E)
MOORE WAY	2.20 (N)	2.70 (N)	2.10 (S)	2.70 (S)	1.00 (N)
GRAINGER PARADE	2.20 (S)	2.70 (S)	2.10 (N)	2.70 (N)	1.00 (S)

THE CONTRACTOR IS TO CONFIRM ALL EXISTING & PROPOSED SERVICE OFFSETS, DEPTHS & CLEARANCES TO ANY EXISTING & PROPOSED INFRASTRUCTURE WITH THE RESPONSIBLE AUTHORITY PRIOR TO CONSTRUCTION.

FOR APPROVAL

ISSUE	ISSUED FOR	DATE	DRAWN	APPROVED	ISSUE	ISSUED FOR	DATE	DRAWN	APPROVED	DESIGNED	M. HALILOVIC	DATE	NOV. 2018	CLIENT:	LUCAS ESTATE RESIDENTIAL SUBDIVISION STAGE F1	PROJECT:	CIVIL DRAWING
01	PRELIMINARY	26/11/18	M.H.							DRAWN	M. HALILOVIC	SCALE	AS SHOWN				DRAWING TITLE:
02	PRELIMINARY	11/01/19	M.B.							SURVEY	TGM GROUP	SHEET SIZE	A1				ROAD & DRAINAGE LAYOUT PLAN
03	APPROVAL	15/01/19	M.B.							CHECKED	M. HALLETT	APPROVED					SHEET 1 OF 3
										DATE	20/11/18	DATE	20/11/2018				TGM REF. No. 18775-201
																	SHEET C02 OF 11 REV. 03

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This plan is provided for marketing and information purposes only, it shows design levels only which may change during construction. Builders should check all information prior to the building process. Where discrepancies exist between the plan of subdivision and this plan, the plan of subdivision shall be taken as correct. It is the responsibility of the prospective purchaser to confirm prior to purchase, all lot levels, fill depth and all service locations are correct.

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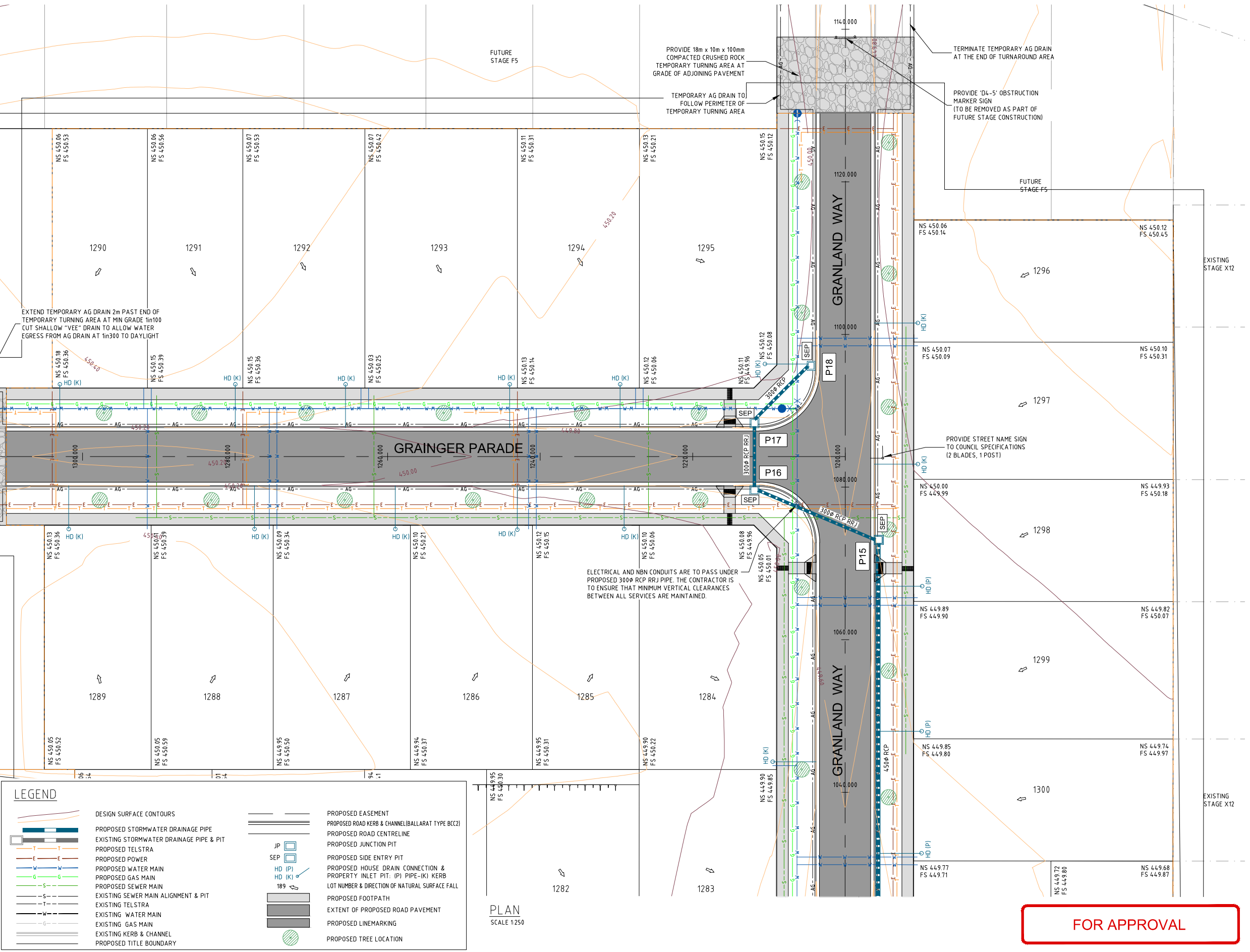
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LEGEND

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	PROPOSED GAS MAIN		LOT NUMBER & DIRECTION OF NATURAL SURFACE FALL
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	EXISTING TELSTRA		PROPOSED LINEMARKING
	EXISTING WATER MAIN		PROPOSED TREE LOCATION
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PLAN
SCALE 1:250

FOR APPROVAL

ISSUE	ISSUED FOR	DATE	DRAWN	APPROVED	ISSUE	ISSUED FOR	DATE	DRAWN	APPROVED	DESIGNED	DATE	NOV. 2018	CLIENT:	PROJECT:	DRAWING TITLE:	SHEET	REV.	
01	PRELIMINARY	26/11/18	M.H.							M. HALILOVIC		AS SHOWN	 	LUCAS ESTATE RESIDENTIAL SUBDIVISION STAGE F1	CIVIL DRAWING ROAD & DRAINAGE LAYOUT PLAN SHEET 2 OF 3	18775-201	C03 11 03	
02	PRELIMINARY	11/01/19	M.B.						M. HALILOVIC									
03	APPROVAL	15/01/19	M.B.						M. HALLETT									
											DATE:	20/11/18	DATE:	20/11/2018				
											<small>TGM Group 1315 Short Street Ballarat Vic 3350 T 03 5330 8888 F 03 5333 3815 PO Box 563W Ballarat West Vic 3350 ABN 11 125 568 461 www.tgmgroup.com</small>		<small>Ballarat Melbourne Geelong</small> 					
											<small>JKS/ANZ Accredited: Quality ISO 9001 - OH&S AS/NZS 4801 - Environment ISO 14001</small>							
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