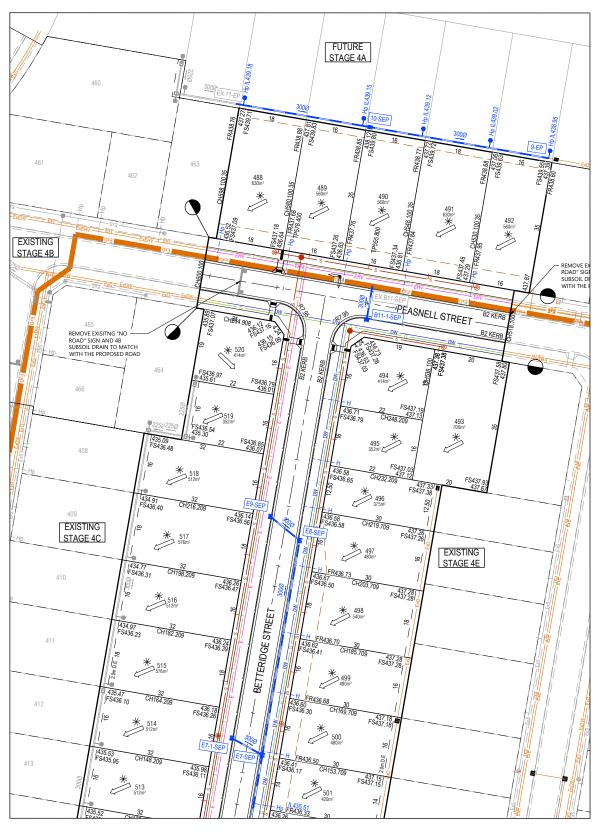


Road Width (m)

Inv to Inv

7.60

Back to Back



SERVICE OFFSET TABLE

Verge V	Vidth (m)	Location
/est	Sth/East	
5	6.05	PEASNELL STREET
5	5.05	BETTERIDGE STRE

	Gas		Water		Electricity		Telecommunication		Sewer	
Location	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)
PEASNELL STREET	S	2.10	S	2.70	N	3.50	N	2.85	N/S	1.00
BETTERIDGE STREET	Е	2.10	Е	2.70	W	2.7	W	2.1	E/W	1.00

NOTE: STREET TREES ARE TO BE PLANTED IN THE CENTRE OF ALL NATURE STRIPS

WARNING

LEGEND - LAYOUT PLAN

STORMWATER DRAIN, PIT & PROPERTY INLET MELBOURNE WATER DRAIN & PIT
SWALE DRAIN ● S SEWER & MAINTENANCE STRUCTURES - Hk HOUSE DRAIN TO KERB ---- Hp HOUSE DRAIN TO PIPE
---- SERVICE CONDUITS

TACTILE PAVERS (INDICATIVE ONLY)

- TELECOMMUNICATIONS

RECYCLED WATER

EXISTING GAS
 EXISTING OPTIC FIBRE

- EXISTING WATER

- EXISTING SEWER

141 34 EXISTING SURFACE LEVEL FINISHED BUILDING LINE LEVEL

> - ZERO LOT LINES PAVEMENT TREATMENT STRUCTURAL FILL > 200mm DEEP

OVERLAND FLOW

EXISTING HOUSE DRAIN ---> ---> EXISTING SWALE DRAIN

> FINISHED RIDGE LINE LEVEL TOP OF RETAINING WALL

BOTTOM OF RETAINING WALL RIDGE LINE RETAINING WALL

EX. STRUCTURAL FILL > 200mm DEEP DIRECTION OF FALL

ALLOTMENT TO BE GRADED EVENLY IN DIRECTION OF FALL TO LEVELS INDICATED

EXISTING TREE TO BE REMOVED

TREE PROTECTION ZONE (TPZ)

PERMANENT SURVEY MARK

PROPOSED AG DRAIN

TEMPORARY BENCH MARK PROPOSED DRIVEWAY

CONCRETE EDGE STRIP WITH SUBSOIL DRAIN "NO ROAD" SIGN & BARRIER → LIMIT OF WORKS

EXNOW — EXISTING RECYCLED WATER EXISTING STORMWATER DRAIN

OPTIC FIBRE

— G — GAS — DW — WATER — NDW — RECYCLI

FR157.40

BW159.30

ELECTRICITY (UNDERGROUND) - ELECTRICITY (OVERHEAD)

EXISTING ELECTRICITY (UNDERGROUND)
 EXISTING ELECTRICITY (OVERHEAD)

- EXISTING TELECOMMUNICATIONS

CONTRACTOR TO NOTE PRESENCE OF EXISTING UNDERGROUND SERVICES IN THE WORKS AREA AND UNDERTAKE ALL NECESSARY PRECAUTIONS AND INVESTIGATIONS TO THAT THESE ARE PROTECTED FOR THE DURATION OF THE WORKS. CONTRACTOR TO ENSURE SAFE WORK PRACTICES ARE USED WHILE WORKING AROUND SAME.

WARNING

BEWARE OF UNDERGROUND SERVICES ne locations of underground services are approximate only a their exact position should be proven on site. No guarantee is given that all existing services are shown.

DIAL 1100 BEFORE YOU DIG

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Road Classification

ACCESS

ACCESS

Reserve Width (m)

Lip to Lip

ROAD LAYOUT TABLE

Road Name

PEASNELL STREET

BETTERIDGE STREET

							Date
	5	10	20	30	40	50	Drawn
							Approvi
							Date

Nth/West

5.05

5.05

Kerb Type

Sth/East

B2 KERE

B2 KERB

Nth/West

B2 KERE

B2 KERB



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Project Details	LUCAS GRANGE ESTATE STAGE 4D
	CITY OF BALLARAT
Drawing Title	LAYOUT PLAN

Sheet	03 of	12	
Scale			
1:500 @	Δ1		
1.000 @	/ \ I		_
Project Ref	Stage No	Drawing No	Rev
1900846	4D	010	P2