

These plans are design plans and are indicative only and parties must not make any objection, requisition or claim for compensation in relation to the plans. The final condition of lots upon completion may vary from the condition described in the plans. The Property may have been filled, raised, levelled, compacted or cut prior to the Vendor becoming registered proprietor of the Property and the condition of the Property may change after completion of works due to circumstances beyond the Vendor's control. No warranty or representation is given or to be construed in respect of such works or changes in condition. Parties should review the plans carefully, make their own inquiries and obtain independent advice before taking any action in relation to the Property.

SERVICE OFFSET TABLE										
STREET NAME	GAS		NDW		WATER		TELECOMMS.	ELECTRICITY		
CHAMPION PARADE	2.10	W	2.50	W	3.00	W	1.95	E	3.00	E
ESTEEM ROAD	2.10	W	2.50	W	3.00	W	1.85	E	2.65	E
SCENERY DRIVE (WEST OF CHAMPION)	2.10	N	2.60	N	3.10	N	2.85	S	3.65	S
SCENERY DRIVE (EAST OF CHAMPION)	2.10	N	2.60	N	3.10	N	1.00	N	2.65	S
EDGEWATER ROAD	2.10	N	2.50	N	3.00	N	1.85	S	2.65	S
ROAD A	2.10	E	2.50	E	3.00	E	1.85	W	2.65	W

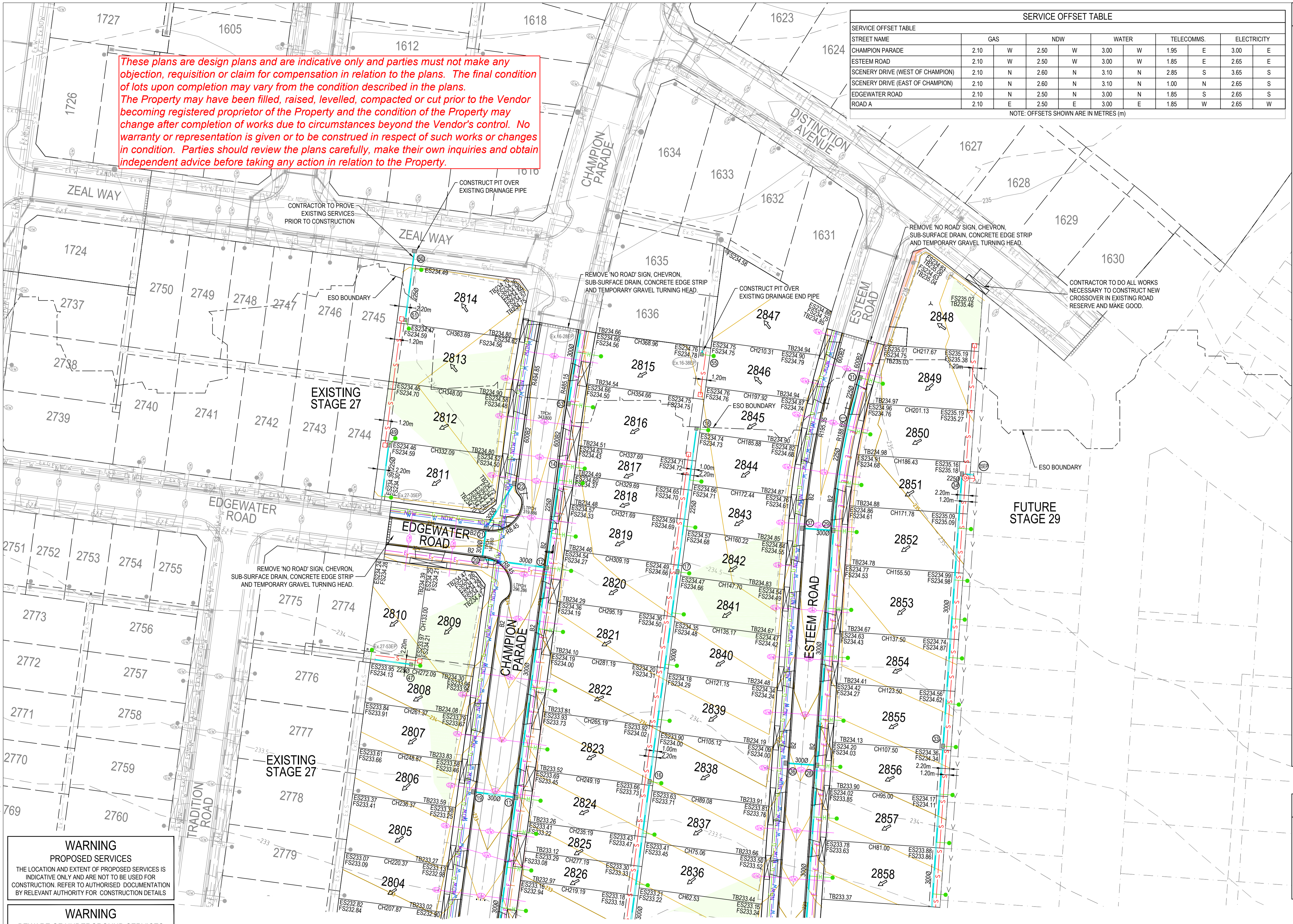
NOTE: OFFSETS SHOWN ARE IN METRES (m)

ROADWORKS LEGEND

- B2 KERB & CHANNEL - (AS NOTED)
- TRANSITION KERB
- PROPOSED DRIVEWAY CROSSING
- EXISTING CONSTRUCTION TO BE REMOVED
- NEW BATTER
- EXISTING STORMWATER DRAIN, PIT AND PROPERTY INLET
- OR
- STORMWATER DRAIN, PIT AND PROPERTY INLET
- SEWER, MAINTENANCE STRUCTURES AND PROPERTY CONNECTION
- SWALE DRAIN INVERT AND DIRECTION OF FLOW
- RIDGELINE / ESO LINE
- PERMANENT SURVEY MARK (PSM)
- TEMPORARY BENCH MARK (TBM)
- EXISTING SURFACE LEVEL
- FINISHED SURFACE LEVEL
- TOP OR TOE OF BATTER LEVEL
- BOTTOM OF RETAINING WALL LEVEL
- TOP OF RETAINING WALL LEVEL
- RIDGELINE SURFACE LEVEL
- BUILDING LINE LEVEL
- STORMWATER PIT NO.
- TACTILE PAVERS
- UTILITIES CONDUIT
- STREET SIGN
- CONCRETE EDGE STRIP WITH SUBSOIL DRAIN
- 'NO ROAD' SIGN & BARRIER
- PROPOSED RETAINING WALL
- NEW FINISHED SURFACE CONTOUR
- EXISTING SURFACE CONTOUR
- LIMIT OF WORKS
- PROPOSED ELECTRICITY
- PROPOSED GAS
- PROPOSED SEWER
- BRANCH SEWER
- PROPOSED TELECOMMUNICATIONS
- PROPOSED WATER
- PROPOSED NON-DRINKING WATER
- EXISTING ELECTRICITY
- EXISTING GAS
- EXISTING SEWER
- EXISTING TELECOMMUNICATIONS
- EXISTING WATER
- EXISTING NON-DRINKING WATER
- EXISTING TREE
- EXISTING TREE TO BE REMOVED

EARTHWORKS LEGEND

- DIRECTION OF FALL (LOT)
- LOT FILL (FILL GREATER THAN 200mm DEEP)
- LOT CUT (CUT GREATER THAN 200mm DEEP)

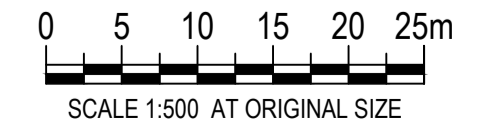


WARNING PROPOSED SERVICES
THE LOCATION AND EXTENT OF PROPOSED SERVICES IS INDICATIVE ONLY AND ARE NOT TO BE USED FOR CONSTRUCTION. REFER TO AUTHORISED DOCUMENTATION BY RELEVANT AUTHORITY FOR CONSTRUCTION DETAILS

WARNING BEWARE OF UNDERGROUND SERVICES
THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.



REV	DESCRIPTION	BY	APP	DATE
A	PRELIMINARY ISSUE	AJB	LG	08.11.15
B	DRIVEWAYS RELOCATED FOR LOTS 2816 & 2815	DC	LG	13.01.17
C	PRELIMINARY ISSUE - COUNCIL COMMENTS	AJB	LG	07.04.17



FOR CONTINUATION REFER TO DRAWING 102419-28-C101

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TITLE
LAYOUT PLAN
SHEET 1 OF 2

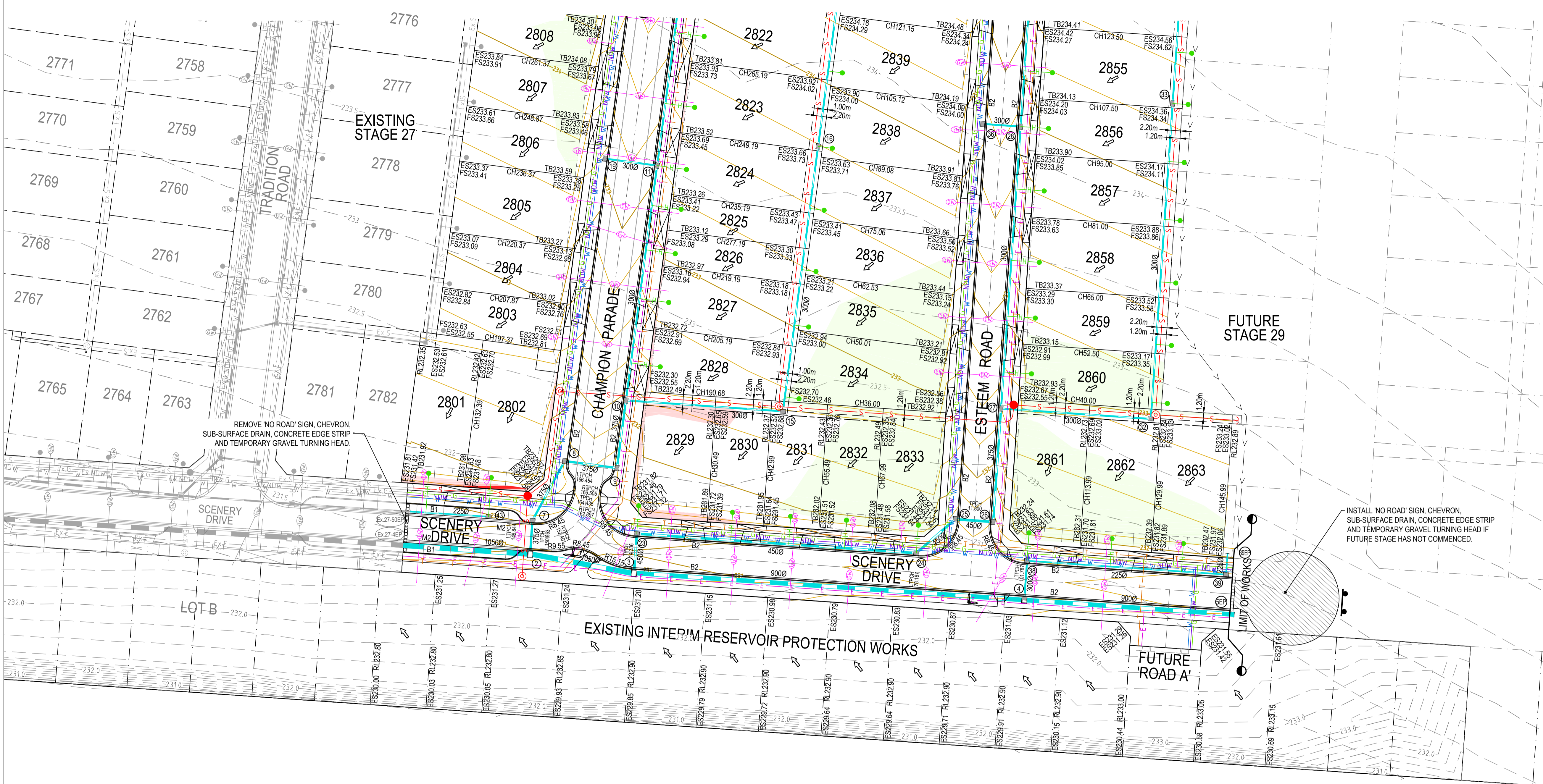
PROJECT
ASTON ESTATE
STAGE 28
HUME CITY COUNCIL

STATUS
PRELIMINARY
NOT FOR CONSTRUCTION

DESIGNED	DRAWN	APPROVED	SCALE @ A1	SHEET
LG	AB	AC	SHOWN	6 of 25
PROJECT No	DRAWING No	REV		
102419-28	C100	C		



FOR CONTINUATION REFER TO DRAWING 102419-28-C100

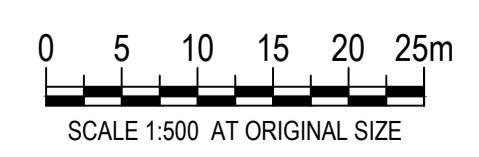


ROADWORKS LEGEND

- B2 KERB & CHANNEL - (AS NOTED)
- TRANSITION KERB
- PROPOSED DRIVEWAY CROSSING
- EXISTING CONSTRUCTION TO BE REMOVED
- NEW BATTER
- EXISTING STORMWATER DRAIN, PIT AND PROPERTY INLET
- OR
- STORMWATER DRAIN, PIT AND PROPERTY INLET
- SEWER, MAINTENANCE STRUCTURES AND PROPERTY CONNECTION
- SWALE DRAIN INVERT AND DIRECTION OF FLOW
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- PERMANENT SURVEY MARK (PSM)
- TEMPORARY BENCH MARK (TBM)
- ES00.000 EXISTING SURFACE LEVEL
- FS00.000 FINISHED SURFACE LEVEL
- TB00.000 TOP OR TOE OF BATTER LEVEL
- BM00.000 BOTTOM OF RETAINING WALL LEVEL
- TW00.000 TOP OF RETAINING WALL LEVEL
- RL00.000 RIDGELINE SURFACE LEVEL
- BL00.000 BUILDING LINE LEVEL
- STORMWATER PIT NO.
- TACTILE PAVERS
- UTILITIES CONDUIT
- STREET SIGN
- CONCRETE EDGE STRIP WITH SUBSOIL DRAIN
- 'NO ROAD' SIGN & BARRIER
- PROPOSED RETAINING WALL
- 57.0 NEW FINISHED SURFACE CONTOUR
- 55.2 EXISTING SURFACE CONTOUR
- LIMIT OF WORKS
- E PROPOSED ELECTRICITY
- G PROPOSED GAS
- S PROPOSED SEWER
- Br-S BRANCH SEWER
- T PROPOSED TELECOMMUNICATIONS
- W PROPOSED WATER
- NDW PROPOSED NON-DRINKING WATER
- Ex.E EXISTING ELECTRICITY
- Ex.G EXISTING GAS
- Ex.S EXISTING SEWER
- Ex.T EXISTING TELECOMMUNICATIONS
- Ex.W EXISTING WATER
- Ex.NDW EXISTING NON-DRINKING WATER
- EXISTING TREE
- EXISTING TREE TO BE REMOVED

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EARTHWORKS LEGEND

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A	PRELIMINARY ISSUE	AB	LG	08.11.15
B	PRELIMINARY ISSUE - COUNCIL COMMENTS	AJB	LG	07.04.17

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TITLE
LAYOUT PLAN
SHEET 2 OF 2

PROJECT
ASTON ESTATE
STAGE 28
HUME CITY COUNCIL

STATUS
PRELIMINARY
NOT FOR CONSTRUCTION

DESIGNED LG	DRAWN AB	APPROVED AC	SCALE @ A1 SHOWN	SHEET 7 of 25
PROJECT No 102419-28	DRAWING No C101	REV B		

DWG FILE: 102419 - Barr Property Craigieburn West Road C100 3.1M11 (E) LOTS STAGE 28 102419-28-C100-101.DWG - MH PLOT TIME: 07 Apr 2017, 3:24pm