

LEGEND - LAYOUT PLAN

- S — STORMWATER DRAIN, PIT & PROPERTY INLET
- SW — SWALE DRAIN
- S — SEWER & MAINTENANCE STRUCTURES
- H — HOUSE DRAIN
- E — ELECTRICITY (U.GROUND) (INDICATIVE ONLY)
- O/H — ELECTRICITY (O.HEAD) (INDICATIVE ONLY)
- G — GAS (INDICATIVE ONLY)
- T — TELSTRA (INDICATIVE ONLY)
- W — WATER (INDICATIVE ONLY)
- RW — RECYCLED WATER (INDICATIVE ONLY)
- AG — AG. DRAIN (INDICATIVE ONLY)
- OF — OPTIC FIBRE (INDICATIVE ONLY)
- SC — SERVICE CONDUITS
- TP — TACTILE PAVERS
- Ex — EXISTING ELECTRICITY (UNDERGROUND) (INDICATIVE ONLY)
- O/H — EXISTING ELECTRICITY (OVERHEAD) (INDICATIVE ONLY)
- Ex — EXISTING GAS (INDICATIVE ONLY)
- Ex — EXISTING TELSTRA (INDICATIVE ONLY)
- Ex — EXISTING OPTIC FIBRE (INDICATIVE ONLY)
- Ex — EXISTING WATER (INDICATIVE ONLY)
- Ex — EXISTING RECYCLED WATER (INDICATIVE ONLY)
- Ex — EXISTING STORMWATER DRAIN (INDICATIVE ONLY)
- Ex — EXISTING SEWER (INDICATIVE ONLY)
- Ex — EXISTING HOUSE DRAIN
- Ex — EXISTING SWALE DRAIN
- Fut — FUTURE AG DRAIN (INDICATIVE ONLY)
- Fut — FUTURE ELECTRICITY (UNDERGROUND) (INDICATIVE ONLY)
- Fut/O/H — FUTURE ELECTRICITY (OVERHEAD) (INDICATIVE ONLY)
- Fut — FUTURE GAS (INDICATIVE ONLY)
- Fut — FUTURE TELSTRA (INDICATIVE ONLY)
- Fut — FUTURE OPTIC FIBRE (INDICATIVE ONLY)
- Fut — FUTURE WATER (INDICATIVE ONLY)
- Fut — FUTURE RECYCLED WATER (INDICATIVE ONLY)
- Fut — FUTURE STORMWATER DRAIN (INDICATIVE ONLY)
- Fut — FUTURE SEWER (INDICATIVE ONLY)
- Fut — FUTURE HOUSE DRAIN
- FS14.34 — EXISTING SURFACE LEVEL
- FS14.35 — FINISHED BUILDING LINE LEVEL
- FR157.40 — FINISHED RIDGE LINE LEVEL
- TW159.30 — TOP OF RETAINING WALL
- BW159.30 — BOTTOM OF RETAINING WALL
- — RETAINING WALL
- — ZERO LOT LINES
- — PAVEMENT TREATMENT
- — STRUCTURAL FILL > 300mm DEEP
- — EX. STRUCTURAL FILL > 300mm DEEP
- — DIRECTION OF FALL
- — OVERLAND FLOW
- — ALLOTMENT TO BE GRADED EVENLY IN DIRECTION OF FALL TO LEVELS INDICATED
- — CONCRETE EDGE STRIP WITH SUBSOIL DRAIN, "NO ROAD" SIGN & BARRIER
- — LIMIT OF WORKS

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.

- NOTES FOR WORKS UNDER OVERHEAD ELECTRICAL POWERLINES**
1. MAINTENANCE AND REFUELLING OF VEHICLES AND EQUIPMENT MUST NOT BE CARRIED OUT UNDER POWERLINES
 2. THE STORAGE OR HANDLING OF FLAMMABLE LIQUIDS OR GASSES IS NOT PERMITTED UNDER POWERLINES
 3. THE PARKING OF LARGE VEHICLES OR CARAVANS, SITE HUTS OR SIMILAR IS NOT PERMITTED UNDER POWERLINES
 4. STOCKPILING OF EXCAVATED MATERIAL IS NOT PERMITTED UNDER POWERLINES
 5. VEHICLES AND EQUIPMENT EXCEEDING 3 METRES MAXIMUM OPERATING HEIGHT ARE NORMALLY NOT PERMITTED UNDER AUSNET'S POWERLINES. A HIGHER OPERATING HEIGHT LIMIT IS SUBJECT TO SUFFICIENT CLEARANCE TO THE CONDUCTORS AND WRITTEN APPROVAL
 6. SP AUSNET'S LINES CONTRACT SUPERVISOR MUST BE NOTIFIED AT LEAST 10 WORKING DAYS PRIOR TO THE WORKS COMMENCING SO THAT APPROPRIATE PERMITS CAN BE ARRANGED. ADDITIONAL SAFETY PRECAUTIONS DEEMED NECESSARY WILL BE ADVISED AT THIS TIME. ALL PERSONS COMMENCING WORK ON THE SITE MUST BE MADE AWARE OF PERMIT CONDITIONS AND SAFETY PRECAUTIONS
 7. ALL WORK IN THE VICINITY MUST BE IN ACCORDANCE WITH THE INDUSTRIES NO GO ZONE REQUIREMENTS AND SP AUSNET MUST BE SATISFIED THAT ALL SUB CONTRACTORS WORKING IN THE AREA IN THE VICINITY OF THE OVERHEAD LINES WORK WITHIN THESE GUIDELINES, INCLUDING THE PROVISION OF A SPOTTER AS REQUIRED.

ROAD LAYOUT TABLE

ROAD NAME	RESERVE WIDTH (m)	ROAD WIDTH (m)			KERB TYPE		VERGE WIDTH (m)	
		LIP to LIP	INV to INV	BACK to BACK	NTH/WEST	STH/EAST	NTH/WEST	STH/EAST
CALLAWAY AVENUE	17.00	6.40	7.00	7.60	SM2	SM2	5.20	4.20
CHANCELLOR DRIVE	14.00	6.40	7.00	7.60	SM2	SM2	5.20	1.20
CHAUCER COURT	10.00	5.50	-	-	ES	ES	3.75	0.75
WATFORD AVENUE	16.00	6.40	7.00	7.60	SM2	SM2	4.20	4.20

SERVICES OFFSET SCHEDULE

ROAD NAME	GAS		RECYCLED WATER		WATER		ELECTRICITY		OPTIC FIBRE	
	SIDE	OFFSET (m)	SIDE	OFFSET (m)	SIDE	OFFSET (m)	SIDE	OFFSET (m)	SIDE	OFFSET (m)
CALLAWAY AVENUE	SOUTH	1.85	SOUTH	2.30	SOUTH	2.80	NORTH	2.50	NORTH	1.85
CHANCELLOR DRIVE	WEST	2.05	WEST	2.60 (EX.)	WEST	3.20	WEST	3.85	WEST	0.80
CHAUCER COURT	-	-	-	-	-	-	-	1.60	-	-
WATFORD AVENUE	NORTH	2.25	NORTH	2.70	NORTH	3.20	SOUTH	2.60	SOUTH	1.85

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. Locate all underground services before commencement of works

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REVISION	DATE	RES/DFT	APPD
F	15.10.13	LP	DD
E	08.11.12	LP/SS	DD
D	24.09.12	AC	DD
C	16.05.12	LP/NS	DD
B	08.05.12	LV/SS	DD
A	24.04.12	LV/SS	DD

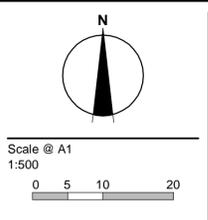
Quarters Cranbourne

PEET

Principal
Peet Cranbourne Syndicate Limited
Level 3, 492 St. Kilda Road
Melbourne, 3004, VIC

All setting out should be carried out in accordance with Council's standard drawings or as nominated on hard copy plans provided by SMEC Urban. Any digital information supplied by this office is for information only. Any discrepancies should be discussed with the superintendent.

Designed
L.Vieyra
Drawn
S.Sathasivam
Checked
L.Phan
Authorised
D.Dakin
Date
Apr-12



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Quarters, Cranbourne
Stage 5B
City of Casey
Roadworks and Drainage
Layout Plan

Drawing No. 0069E-05B-02 **Rev F**

Sheet No. 02 of 16

Subject to Approval

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