



NOTE: FENCING
VEHICLE EXCLUSION MEASURES WHERE ROADS ABOUT A RESERVE ARE TO FORM PART OF THE LANDSCAPE WORKS.

NOTE: OPEN DRAINS
EXISTING OPEN DRAINS TO BE EXCAVATED TO A SOUND BASE AND FILLED AS SPECIFIED.

NOTE: TREES
TREES SHOWN THUS TO BE REMOVED.

NOTE: EXISTING DAM
THE EXISTING DAM IS TO BE DEWATERED, EXCAVATED TO A SOUND BASE, LEVELS TAKEN AND FILLED AS SPECIFIED.

NOTE: DRIVEWAYS
1. DOUBLE DRIVEWAY TO LOTS 501 & 502 TO BE 8.0m WIDE.
2. DRIVEWAYS TO LOTS 543 TO 566 ARE TO BE 6.0m WIDE.
3. CINNABAR LANE ENTRANCE TO BE A 6.0m WIDE HEAVY DUTY DRIVEWAY WITH THICKENED PATH 1.5m EITHER SIDE.

NOTE: HOUSE DRAINS
1. HOUSE DRAINS TO LOTS 543 TO 566 TO BE OFFSET 1.2m FROM SIDE BOUNDARY.
2. HOUSE DRAINS TO LOTS 527 & 528 TO BE CONNECTED TO EXISTING DRAINAGE.

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.

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.
DIAL 1100 BEFORE YOU DIG
www.1100.com.au

Rev	Amendment	Des/Drt	App'd	Date	Legend
A	Initial Issue	GP/AW	MG	26/08/16	Existing Drain — Ex D — Drain & Property Inlet — Existing Surface Level at Title 135.12
B	Sewer alignment amended	GP	MG	11/10/16	Existing House Drain — H — House Drain — Finished Surface at Title FS135.12
C	Council amendments	GP/AW	MG	22/11/16	Existing Sewer — Ex S — Sewer — Level at Top/Toe of Batter/Ridge FT135.12
1	Approved for construction	GP/AW	MG	23/11/16	Existing Gas — Ex G — Swale Drain — Centreline Chainage CH150.37
2	Future lots near lot 513 amended	GP/AW	MG	13/01/17	Existing Electricity U/G — Ex E — Gas & Water Conduits — Retaining Wall
					Existing Electricity OH — OH E — Direction of Lot Fall — PSM / TBM
					Existing Communications — Ex T — Direction of Overland Flow — Pavement Treatment
					Existing Drinking Water — Ex DW — Allotment to be Evenly Graded — Structural Fill > 200mm
					Existing Swale Drain — Swale Drain — Vehicle Crossings — Concrete Infill

Principal

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Council City of Casey

Project **Acacia, Botanic Ridge Stage 5**

Title **Layout Plan Sheet 1 of 2**

Designed: G.Pratt
Drafted: A.Wilkins

Authorised: M.Graham
Date: August 2016

Scale @ A1: 1:500

Drawing No. **0055-05-R02**

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Rev **2**



- NOTE: FENCING**
VEHICLE EXCLUSION MEASURES WHERE ROADS ABOUT A RESERVE ARE TO FORM PART OF THE LANDSCAPE WORKS.
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 2. HOUSE DRAINS TO LOTS 527 & 528 TO BE CONNECTED TO EXISTING DRAINAGE.

SERVICES OFFSET SCHEDULE

STREET NAME	ROAD RESERVE	BACK OF KERB	SEWER	GAS	NON DRINKING WATER	DRINKING WATER	COMMUNICATIONS	ELECTRICITY	LIGHT POLES	TREES
BOTTLETREE ROAD	18.00	5.20	0.80 N	2.25 S	2.70 S	3.20 S	1.85 N	2.60 N	4.40 N	3.70
CINNABAR LANE	8.00	1.00	2.20 W					0.50 W	0.20 W	
CORNFLOWER RISE	18.00	5.20	1.00 N	2.25 S	2.70 S	3.20 S	1.85 N	2.60 N	4.40 N	3.70
DAISYBANK TERRACE (LOT 542-538)	15.00	5.20 N / 2.20 S		2.25 N	2.70 N	3.20 N	0.50 S	1.00 S	1.40 S	3.70 N
DAISYBANK TERRACE (LOT 537-535)	18.00	5.20		2.25 N	2.70 N	3.20 N	1.85 S	2.60 S	4.40 S	3.70
RESERVE (LOT 554-566)				1.10 W	1.60 W	2.10 W	0.60 W			
RINGTAIL CLOSE	18.00	5.20		2.25 S	2.70 S	3.20 S	1.85 N	2.60 N	4.40 N	3.70
RIVERWOOD DRIVE	27.00	5.850	1.00 W	2.25 E	3.00 E	3.80 E	2.05 W	2.80 W	5.05 W	4.30

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C	Council amendments	GP/AW	MG	22/11/16	Existing Sewer — Ex S — Sewer — Level at Top/Toe of Batter/Ridge FT135.12
1	Approved for construction	GP/AW	MG	23/11/16	Existing Gas — Ex G — Swale Drain — Centreline Chainage CH50.37
2	Lots 543 to 566 amended	GP/AW	MG	13/01/17	Existing Electricity U/G — Ex E — Gas & Water Conduits — Retaining Wall
3	Applegreen Walk & lots 554 to 566 amended	GP/AW	MG	13/02/17	Existing Electricity OH — OH E — Direction of Lot Fall — PSM / TBM
					Existing Communications — Ex T — Direction of Overland Flow — Pavement Treatment
					Existing Drinking Water — Ex DW — Allotment to be Evenly Graded — Structural Fill > 200mm
					Existing Swale Drain — Swale Drain — Vehicle Crossings — Concrete Infill

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Project **Acacia, Botanic Ridge Stage 5**

Title **Layout Plan Sheet 2 of 2**

Designed: G.Pratt
Drafted: A.Wilkins

Authorised: M.Graham
Date: August 2016

Scale @ A1: 1:500

Drawing No. **0055-05-R03**

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Rev **3**