



NSW GOVERNMENT
Planning

Issued under the Environmental Planning and Assessment Act 1979

Approved Section 75W Modification Application

No. 172-7-2005 MOD2 granted on the 14 Sep 2012

in respect to MP DA 172-7-2005

Signed [Signature]

Sheet No. 1 of 4

NOTES:

MINIMUM LOT SIZE: 1500m²

ALL AREAS AND DIMENSIONS ARE APPROXIMATE
AND SUBJECT TO SURVEY



DENOTES AMENDMENT TO
LOT BOUNDARY AND AREA

SCALE 1:3000
0 50m 100m 150m 200m 250m 300m

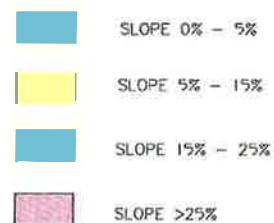
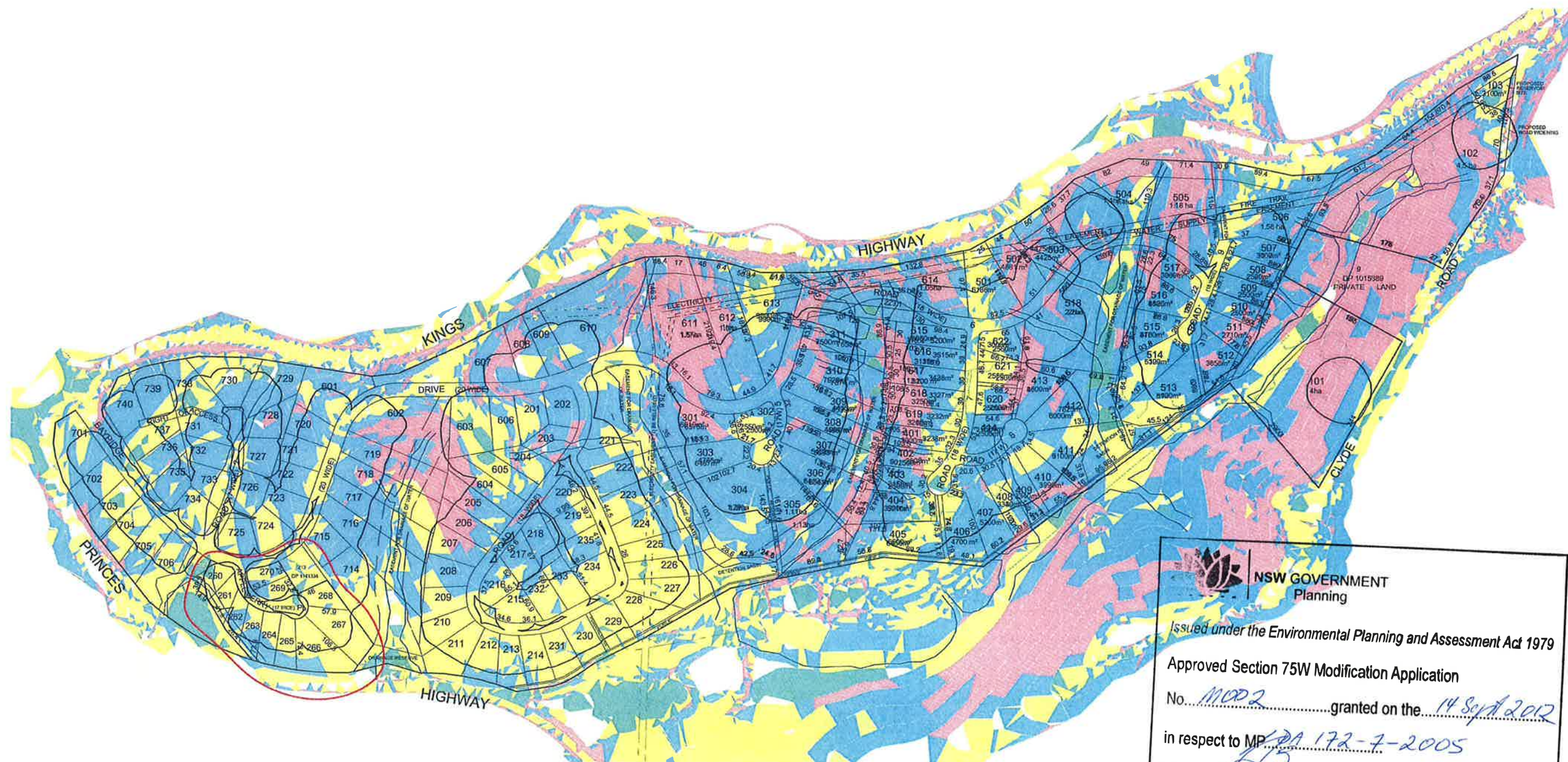
ISSUE	AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE


Canberra Investment
Corporation Limited


Conway Burrows
+ ancock
Consulting Surveys

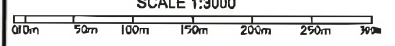
PROJECT
BAY RIDGE ESTATE
BATEMANS BAY
RURAL RESIDENTIAL SUBDIVISION
LOT 2 DP 865527
LOT 10 DP 1015889

DRAWING AMENDED SUBDIVISION LAYOUT			
DATE 30-07-2012	DRAWN ADB	CHECKED ADB	SCALE 1:3000@A1
PROJECT No 10703	DRAWING No 10703B-1A	ISSUE A	




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 Sheet No. 2 of 4


 DENOTES AMENDMENT TO
 LOT BOUNDARY AND AREA

CONTOUR INTERVAL: 5 metres SCALE 1:3000 	ISSUE	AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	CLIENT  Canberra Investment Corporation Limited	CONSULTANT  Conway Burrows + ancock Consulting Surveyors	PROJECT BAY RIDGE ESTATE BATEMANS BAY RURAL RESIDENTIAL SUBDIVISION LOT 2 DP 865527 LOT 10 DP 1015889	DRAWING SUBDIVISION LAYOUT SLOPE ANALYSIS <table><tr><td>DATE</td><td>DRAWN</td><td>CHECKED</td><td>SCALE</td></tr><tr><td>30-07-2012</td><td>ADB</td><td>ADB</td><td>1:3000@A1</td></tr><tr><td>PROJECT No</td><td>DRAWING No</td><td colspan="2">ISSUE</td></tr><tr><td>10703</td><td>10703B-2A</td><td colspan="2">A</td></tr></table>	DATE	DRAWN	CHECKED	SCALE	30-07-2012	ADB	ADB	1:3000@A1	PROJECT No	DRAWING No	ISSUE		10703	10703B-2A	A	
	DATE	DRAWN	CHECKED	SCALE																						
	30-07-2012	ADB	ADB	1:3000@A1																						
	PROJECT No	DRAWING No	ISSUE																							
	10703	10703B-2A	A																							

No	Revision	Notes: * Indicates signatures on original issue of drawing or that revision of drawing	Drawn	Job Project	Project Director	Date
K	LOT BOUNDRIES 288 - 270 REVISED, LOT 271 DELETED		DP	JW*	JH*	08.08.12
J	REVISED 280 - 271 ENV/LOP/OPS DELETED		DP	JW*	JH*	12.08.12
I	REVISED BLOCKS FOR DA APPROVAL		DP	JW*	JH*	17.05.12
H	REVISED DA (AREAS FOR CLEARING REMOVED)		SR	JW	JW	11/02/08
G	REVISED DA REISSUE		SR	JW*	JW*	20/12/07



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DO NOT SCALE Drawn SFR Drafting JWF Approved J.W.FARNE Date (DD/MM/YY) 11/02/2008 Scale NTS	Conditions of Use This document may only be used by GIN's design team and any other person who has agreed on this document. It may not be used for any other purpose, and must not be used by any other person or for any other purpose. Copyright © 2008 GIN
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CANBERRA INVESTMENT CORPORATION
BAY RIDGE ESTATE
SITE PLAN
APZ, CONTOURS, TREES WITH HOLLOW
Drawing No: 23-11848-C001

Rev: K



 HIGHWAY

ISSUED UNDER THE ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979

APPROVED SECTION 75W MODIFICATION APPLICATION

No. MOP 2 granted on the 14 Sept-2002

Signed _____
in respect to MP SP4 172-7-2005

Sheet No. 3 of 4

LEGEND

- W --- W --- WATER MAIN Ø 150mm PN16 UPVC (UNLESS OTHERWISE SHOWN)
- RM --- RM --- WATER RISING MAIN DN 160 PN12.5 PE80 HDPE
- W --- W --- FIRE HYDRANT
- W --- W --- PRV ON WATER MAIN
- W --- W --- WATER CONNECTION
- SW --- SW --- CONCEPT STORMWATER
- S --- S --- LOW PRESSURE SEWERAGE SYSTEM
- S --- S --- PN16 PE80 PRESSURE SEWER - DN AS MARKED
- S --- S --- PRESSURE SEWER AIR RELIEF VALVE
- S --- S --- PRESSURE SEWER FLUSHING POINT
- S --- S --- SEWER CONNECTIONS - EXISTING
- S --- S --- SEWER CONNECTION - PROPOSED



HIGH ZONE WATER AREA (HZA) > 40M

NOTES

- SUPPLY CONNECTION POINTS FOR POWER AND COMMUNICATIONS TO BE CONFIRMED BY COUNTRY ENERGY AND TELSTRA RESPECTIVELY.
- REFER TO STORM WATER MANAGEMENT PLAN FOR PROPOSED STORM WATER SERVICES.
- REFER DRAWING NO'S 23-10955-070A AND 23-10955-080A FOR COMBINED ELECTRICAL/TELECOMMUNICATIONS TRENCH ARRANGEMENT NOT SHOWN FOR CLARITY.
- FOR LPSS COMPONENT DETAILS REFER DRAWING 23-10955-180A.

WATER SUPPLY NOTES:

- ALLOTMENT WATER SERVICES:
 - INTERNAL USE ONLY OF POTABLE WATER. TANKS CONNECTED FOR TOILETS, SHOWERS, LAUNDRY ETC. WITH MAINS TOP-UP AND FIRST FLUSH TREATMENT.
 - NO CONNECTION OF TOWN WATER TO TANKS FOR EXTERNAL USE.
 - WATER SENSITIVE DEVICES TO BE INSTALLED FOR TOILETS, SHOWERS ETC.
 - THE FOLLOWING EXTERNAL WATER TANKS TO BE PROVIDED:
 - a. 10,000 LITRE TANK FOR INTERNAL USE;
 - b. 5,000 LITRE TANK FOR BUSHFIRE USE;
 - c. SEPARATE PROVISION FOR EXTERNAL USE;
- TELEMETRY TO BE PROVIDED TO RESERVOIR AND PUMP STATION TO ESC REQUIREMENTS.

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Sheet No. 4 of 4

OPEN SPACE

BATEMANS BAY PUBLIC SCHOOL

FOUR DEPENDABLES
CHILD CARE
CLASSROOMS
SHEDS
CLASSROOMS AND LIBRARY
CLASSROOMS

0 10 20 30 40 50m
SCALE 1:1000 AT ORIGINAL SIZE



DO NOT SCALE

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Drawn SR
Check J.W.
Approved J. WEARNE
(Project Director)
Date 20.12.2007
Scale AS SHOWN

Designer SOB
Design Check J.W.
This drawing must not be used for construction unless signed as Approved

Client **CANBERRA INVESTMENT CORPORATION**
Project **BAY RIDGE ESTATE**
Title **SERVICES PLAN**
PROPOSED SERVICES SHEET 1 OF 4
Original Size **A1**
Drawing No: **23-11848-C200**
Rev: **1**

PRELIMINARY