68 - 80 BEAUCHAMP ROAD

HILLSDALE, NSW 2036

COVER SHEET AND DRAWING INDEX

DRAWING LIST

DRAWING NUMBER	DRAWING TITLE
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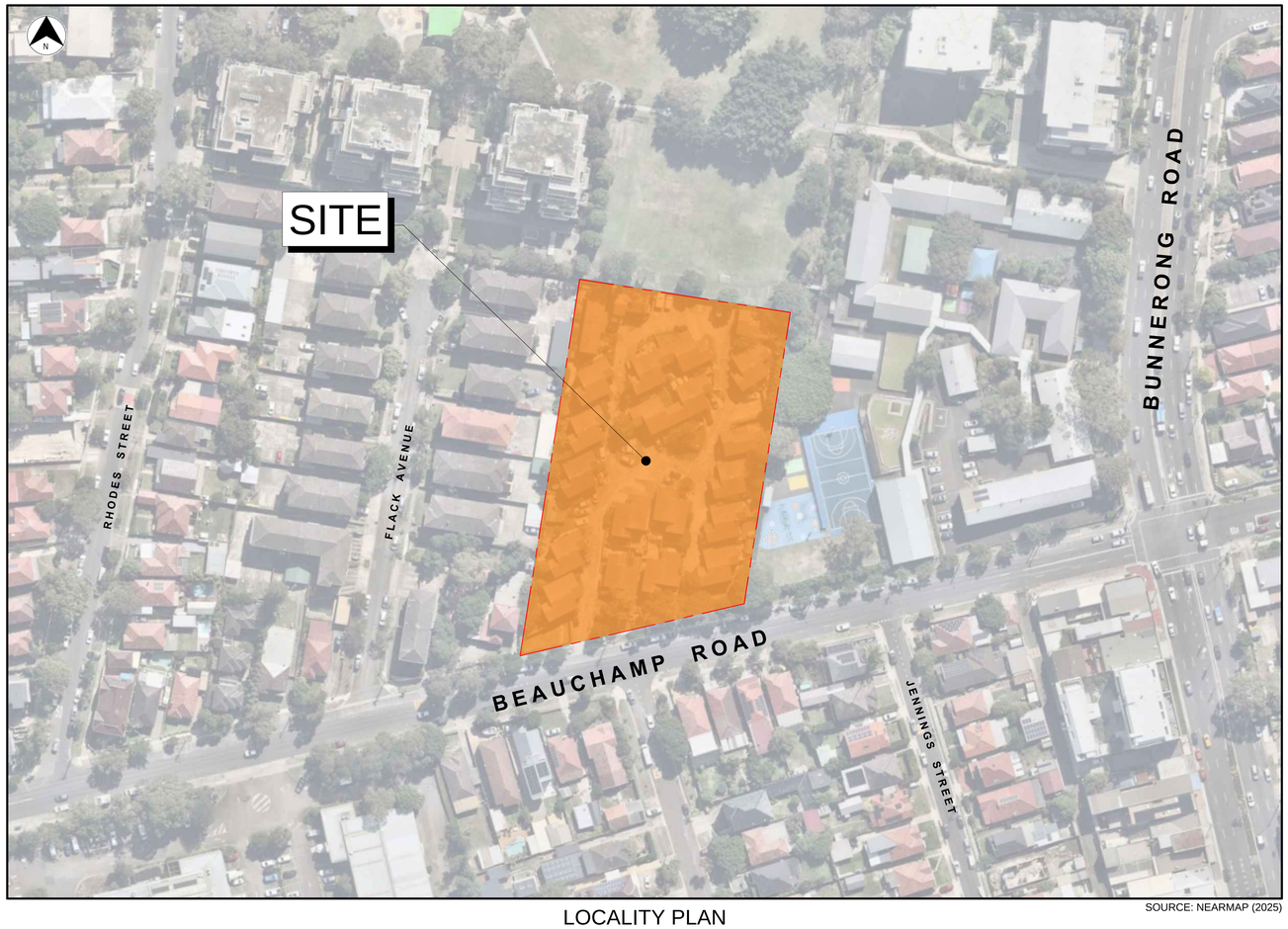
103419-MMD-HIL-XX-DR-C-0511	WATER QUANTITY CATCHMENT PLAN
103419-MMD-HIL-XX-DR-C-0512	WATER QUALITY CATCHMENT PLAN



LOCALITY PLAN

NTS

SOURCE: NEARMAP (2025)

NOT FOR CONSTRUCTION

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P2	07.11.25	ISSUED FOR SSDA	SS	AT
P1	05.11.25	ISSUED FOR INFORMATION	SS	AT

SCALE

CLIENT

NSW GOVERNMENT

Homes NSW

TITLE

68 - 80 BEAUCHAMP ROAD,
HILLSDALE, NSW 2036
COVER SHEET, DRAWING LIST
AND LOCALITY PLAN

DRAWING INFORMATION

Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -

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GENERAL NOTES

GN1 ALL WORKMANSHIP AND MATERIALS SHALL COMPLY WITH THE NATIONAL CONSTRUCTION CODE OF AUSTRALIA AND THE RELEVANT CURRENT AUSTRALIAN STANDARDS.

GN2 ANY DISCREPANCIES, OMISSIONS OR ERRORS SHALL BE REPORTED TO THE SUPERINTENDENT FOR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

GN3 DO NOT SCALE MEASUREMENTS FROM THE DRAWINGS.

STORMWATER NOTES

SW1 FOR RESIDENTIAL SUBDIVISIONS AND PUBLIC ROADS -

ALL Ø375mm TO Ø600mm DRAINAGE PIPES SHALL BE CLASS 4 APPROVED SPIGOT AND SOCKET REINFORCED CONCRETE PIPES WITH RUBBER RING JOINTS (UNO). ALL Ø675mm OR LARGER DRAINAGE PIPES SHALL BE CLASS 3 APPROVED SPIGOT AND SOCKET REINFORCED CONCRETE PIPES WITH RUBBER RING JOINTS (UNO).

ALL PVC-u DRAINAGE PIPES IN FOOTWAYS OR ACCESS WAYS SHALL BE DWV GRADE CLASS SN8 IN ACCORDANCE WITH AS/NZS 1260:2009 - PVC-u PIPES AND FITTINGS FOR DRAIN, WASTE AND VENT APPLICATION. HEAVY DUTY PVC-u PIPES TO BE IN ACCORDANCE WITH AS/NZS 1254 : 2010 - PVC PIPES AND FITTINGS FOR STORM AND SURFACE WATER APPLICATIONS MAY BE USED WITHIN ALLOTMENTS.

SW2 FOR COMMERCIAL OR INDUSTRIAL SITES -

ALL Ø300mm TO Ø600mm DRAINAGE PIPES SHALL BE CLASS 4 APPROVED SPIGOT AND SOCKET REINFORCED CONCRETE PIPES WITH RUBBER RING JOINTS (UNO). ALL Ø675mm OR LARGER DRAINAGE PIPES SHALL BE CLASS 3 APPROVED SPIGOT AND SOCKET REINFORCED CONCRETE PIPES WITH RUBBER RING JOINTS (UNO).

ALL DRAINAGE PIPES LESS THAN OR EQUAL TO Ø225mm SHALL BE PVC-u DWV GRADE CLASS SN8 IN ACCORDANCE WITH AS/NZS 1260 : 2009 - PVC-u PIPES AND FITTINGS FOR DRAIN, WASTE AND VENT APPLICATION WITH SOLVENT WELDED JOINTS.

SW3 EQUIVALENT STRENGTH FIBROUS REINFORCED CONCRETE (F.R.C.) AND / OR HIGH DENSITY POLYETHYLENE (H.D.P.E.) MAY BE USED SUBJECT TO APPROVAL BY THE SUPERINTENDENT.

SW4 ALL PIPE JUNCTIONS UP TO AND INCLUDING Ø450mm AND TAPERS, SHALL BE VIA PURPOSE MADE FITTINGS (UNO).

SW5 MINIMUM GRADE TO STORMWATER LINES TO BE 1% (UNO).

SW6 CONTRACTOR TO SUPPLY AND INSTALL ALL FITTINGS AND SPECIALS INCLUDING VARIOUS PIPE ADAPTORS TO ENSURE PROPER CONNECTION BETWEEN DISSIMILAR PIPEWORK.

SW7 ALL CONNECTIONS TO EXISTING DRAINAGE PITS SHALL BE MADE IN A TRADESMAN-LIKE MANNER AND THE INTERNAL WALL OF THE PIT AT THE POINT OF ENTRY SHALL BE CEMENT RENDERED TO ENSURE A SMOOTH FINISH WITH NO PROTRUSIONS.

SW8 ALL IN-SITU CONCRETE PITS TO BE 32Mpa MINIMUM AT 28 DAYS.

SW9 PITS AND PIPES IN AREAS OF SALINITY HAZARD SHALL HAVE INCREASED COVER TO ANY REINFORCEMENT.

SW10 PRECAST CONCRETE PITS MAY BE INSTALLED IN LIEU OF CAST IN-SITU PITS, WHEN PIPE JUNCTIONS ARE ACCOMMODATED WITHIN THE OVERALL DIMENSIONS OF THE PIT, AND APPROVED BY THE SUPERINTENDENT.

SW11 PITS DEEPER THAN 1000mm SHALL HAVE STEP IRONS INSTALLED IN ACCORDANCE WITH THE LOCAL OR STATUTORY AUTHORITY REQUIREMENTS.

SW12 BEDDING SHALL BE TYPE H2 (UNO) FOR PIPES NOT UNDER PAVEMENTS, AND TYPE HS2 FOR PIPES UNDER PAVEMENTS IN ACCORDANCE WITH AS/NZS 3725 : 2007 - DESIGN FOR INSTALLATION OF BURIED CONCRETE PIPES.

SW13 BACKFILL TRENCH WITH SAND OR APPROVED GRANULAR BACKFILL TO 300mm (MIN) ABOVE THE PIPE. WHERE THE PIPE IS UNDER PAVEMENTS BACKFILL REMAINDER OF TRENCH TO PAVEMENT SUBGRADE WITH SAND OR APPROVED GRAVEL SUB-BASE COMPACTED IN 150mm LAYERS TO 98% STANDARD MAXIMUM DRY DENSITY. THE CONTRACTOR IS TO ENSURE COMPACTION EQUIPMENT IS APPROPRIATE FOR THE PIPE CLASS USED.

SW14 WHERE STORMWATER LINES PASS UNDER FLOOR SLABS DWV GRADE PVC-U RUBBER RING JOINTS ARE TO BE USED (UNO).

SW15 WHERE SUBSOIL DRAINAGE LINES PASS UNDER FLOOR SLABS AND VEHICULAR PAVEMENTS, UNSLOTTED PVC-U DWV GRADE CLASS SN8 PIPE SHALL BE USED.

SW16 PROVIDE 3m LENGTH OF Ø100mm SUBSOIL DRAINAGE LINE OR 200 'NYLEX' STRIP DRAIN SURROUNDED WITH 150mm OF 20mm BLUE METAL OR GRAVEL, AND WRAPPED IN 'BIDIM' A24 GEOTEXTILE FILTER FABRIC OR APPROVED EQUIVALENT, AT INVERT OF INCOMING UPSTREAM PIPE ON EACH PIT.

SITEWORKS NOTES

SN1 DATUM : Australian Height Datum (AHD)
ORIGIN OF LEVELS : SSM133971, RL37.632 (AHD) SCIMS
ORIGIN OF CO-ORDINATES : Mapping Grid Of Australia (MGA)
SURVEY PREPARED BY : NORTON SURVEY PARTNERS
T: 02 9555 2744 | E: office@nspartners.com.au
W: www.nspartners.com.au

SN2 THE CONTRACTOR MUST VERIFY ALL DIMENSIONS AND EXISTING LEVELS ON SITE PRIOR TO COMMENCEMENT OF WORK, AND REPORT ANY DISCREPANCIES TO THE SUPERINTENDENT.

SN3 ALL EXISTING SERVICES (INCLUDING ANY NOT SHOWN ON THE PLANS) MUST BE ACCURATELY LOCATED IN POSITION AND LEVEL PRIOR TO ANY EXCAVATION. ANY DISCREPANCIES SHALL BE REPORTED TO THE SUPERINTENDENT. MINIMUM SERVICE CLEARANCES SHALL BE MAINTAINED FROM THE RELEVANT SERVICE AUTHORITY.

SN4 THE CONTRACTOR SHALL ARRANGE FOR ALL SETTING OUT BY A REGISTERED SURVEYOR.

SN5 IT IS THE CONTRACTORS RESPONSIBILITY TO NOTIFY THE DEPARTMENT OF LAND AND PROPERTY INFORMATION NSW, OF ANY SURVEY MARKS THAT WILL BE DESTROYED IN THE CONSTRUCTION OF WORKS.
CONTACT HEAD OFFICE ON 1300 052 637 www.lpi.nswgov.au AND http://scims.lpi.nsw.gov.au/status_report_frames.html

SN6 THE CONTRACTOR SHALL OBTAIN ALL REGULATORY AUTHORITY APPROVALS AT THEIR OWN EXPENSE.

SN7 WHERE NEW WORKS ABUT EXISTING, THE CONTRACTOR MUST ENSURE THAT A SMOOTH AND EVEN PROFILE, FREE FROM ABRUPT CHANGES IS OBTAINED.

SN8 ALL DISTURBED AREAS SHALL BE RESTORED TO THEIR ORIGINAL CONDITION, UNLESS SPECIFIED OTHERWISE.

SN9 EXCAVATED TRENCHES SHALL BE COMPACTED TO THE SAME DENSITY AS THE ADJACENT NATURAL MATERIAL. ANY SUBSIDENCE'S DURING THE PERIOD TO BE RECTIFIED AS DIRECTED BY THE SUPERINTENDENT.

SN10 ANY EXISTING TREES WHICH FORM PART OF THE FINAL LANDSCAPING PLAN WILL BE PROTECTED FROM CONSTRUCTION ACTIVITIES IN ACCORDANCE WITH THE LANDSCAPE ARCHITECT'S DETAILS AND / OR BY -

PROTECTING THEM WITH BARRIER FENCING OR SIMILAR MATERIALS INSTALLED OUTSIDE THE DRIP LINE, ENSURING THAT NOTHING IS NAILED TO THEM,
PROHIBITING PAVING, GRADING, SEDIMENT WASH OR PLACING OF STOCKPILES WITHIN THE DRIP LINE EXCEPT UNDER THE FOLLOWING CONDITIONS -
ENCROACHMENT ONLY OCCURS ON ONE SIDE AND NO CLOSER TO THE TRUNK THAN EITHER 1.5m OR HALF THE DISTANCE BETWEEN THE OUTER EDGE OF THE DRIP LINE AND THE TRUNK, WHICH EVER IS THE GREATER,
A DRAINAGE SYSTEM THAT ALLOWS AIR AND WATER TO CIRCULATE THROUGH THE ROOT ZONE (eg A GRAVEL BED) IS PLACED UNDER ALL FILL LAYERS OF MORE THAN 300mm CARE IS TAKEN NOT TO CUT ROOTS UNNECESSARILY NOR TO COMPACT THE SOIL AROUND THEM.

SN11 RECEPTORS FOR CONCRETE AND MORTAR SLURRIES, PAINTS, ACID WASHINGS, LIGHT-WEIGHT WASTE MATERIALS AND LITTER ARE TO BE EMPTIED AS NECESSARY. DISPOSAL OF WASTE SHALL BE IN A MANNER APPROVED BY THE SUPERINTENDENT OR AS SPECIFIED IN THE WORKS CONTRACT.

EXISTING SERVICES NOTES

ES1 EXISTING SERVICES HAVE BEEN PLOTTED FROM SUPPLIED DATA AND AS SUCH THEIR ACCURACY CANNOT BE GUARANTEED. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH THE LOCATION AND LEVEL OF ALL EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF ANY WORK. ANY DISCREPANCIES SHALL BE REPORTED TO THE SUPERINTENDENT.

ES2 THE CONTRACTOR SHALL ALLOW FOR THE CAPPING OFF, EXCAVATION AND REMOVAL IF REQUIRED OF ALL REDUNDANT EXISTING SERVICES IN AREAS AFFECTED BY WORKS WITHIN THE CONTRACT AREA, AS SHOWN ON THE DRAWINGS UNLESS DIRECTED OTHERWISE BY THE SUPERINTENDENT.

ES3 THE CONTRACTOR SHALL ENSURE THAT AT ALL TIMES SERVICES TO ALL BUILDINGS NOT AFFECTED BY THE WORKS ARE NOT DISRUPTED.

ES4 IF REQUIRED, THE CONTRACTOR SHALL CONSTRUCT TEMPORARY SERVICES TO MAINTAIN EXISTING SUPPLY TO BUILDINGS REMAINING IN OPERATION DURING WORKS TO THE SATISFACTION AND APPROVAL OF THE SUPERINTENDENT. ONCE DIVERSION IS COMPLETE AND COMMISSIONED THE CONTRACTOR SHALL REMOVE ALL SUCH TEMPORARY SERVICES AND MAKE GOOD TO THE SATISFACTION OF THE SUPERINTENDENT AND THE RELEVANT SERVICE AUTHORITY.

ES5 INTERRUPTION TO SUPPLY OF EXISTING SERVICES SHALL BE DONE SO AS NOT TO CAUSE ANY INCONVENIENCE TO THE PRINCIPAL. THE CONTRACTOR IS TO GAIN APPROVAL FROM THE SUPERINTENDENT FOR TIME OF INTERRUPTION - THE CONTRACTOR IS RESPONSIBLE FOR ALL LIAISON.

ES6 ALL BRANCH GAS AND WATER SERVICES UNDER DRIVEWAYS AND BRICK PAVING SHALL BE LOCATED IN Ø80mm uPVC SEWER GRADE CONDUITS EXTENDING A MINIMUM OF 500mm BEYOND THE EDGE OF PAVING.

ES7 CLEARANCE AND COVER REQUIREMENTS SHALL BE OBTAINED FROM THE RELEVANT SERVICE AUTHORITY BEFORE COMMENCEMENT OF WORKS AND SHALL BE ADHERED TO AT ALL TIMES.

ES8 CARE IS TO BE TAKEN WHEN EXCAVATING NEAR EXISTING SERVICES. NO MECHANICAL EXCAVATIONS ARE TO BE UNDERTAKEN OVER TELECOM OR ELECTRICAL SERVICES. HAND EXCAVATE IN THESE AREAS ONLY.

SOIL AND WATER MANAGEMENT NOTES

GENERAL INSTRUCTIONS

SWM01 THESE PLANS PRESENT A CONCEPTUAL SOIL AND WATER MANAGEMENT PLAN (SWMP) ONLY AND SHOWS A POSSIBLE WAY OF MANAGING SOIL AND EROSION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ESTABLISHMENT AND MANAGEMENT OF THE SITE AND PREPARING A DETAILED PLAN AND OBTAINING APPROVAL FROM THE RELEVANT AUTHORITY PRIOR TO THE COMMENCEMENT OF ANY WORKS.

SWM02 THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE ENGINEERING PLANS AND ANY OTHER PLANS, WRITTEN INSTRUCTIONS, SPECIFICATION OR DOCUMENTATION THAT MAY BE ISSUED AND RELATING TO DEVELOPMENT OF THE SUBJECT SITE.

SWM03 THE CONTRACTOR WILL ENSURE THAT ALL SOIL AND WATER MANAGEMENT WORKS ARE CONSISTENT WITH 'MANAGING URBAN STORMWATER - SOILS AND CONSTRUCTION' - ALSO KNOWN AS 'THE BLUE BOOK'.

SWM04 ALL BUILDERS AND SUB-CONTRACTORS SHALL BE INFORMED OF THEIR RESPONSIBILITIES IN MINIMISING THE POTENTIAL FOR SOIL EROSION AND POLLUTION TO DOWNSLOPE LANDS AND WATERWAYS.

EROSION CONTROL

SWM05 WATER SHALL BE PREVENTED FROM ENTERING THE PERMANENT DRAINAGE SYSTEM UNTIL SEDIMENT CONCENTRATION IS LESS THEN OR EQUAL TO 50mg/L, ie THE CATCHMENT AREA HAS BEEN PERMANENTLY LANDSCAPED AND / OR ANY LIKELY SEDIMENT HAS BEEN FILTERED THROUGH AN APPROVED STRUCTURE.

SWM06 ANY SAND USED IN THE CONCRETE CURING PROCESS (SPREAD OVER THE SURFACE) WILL BE REMOVED AS SOON AS POSSIBLE AND WITHIN 10 WORKING DAYS FROM PLACEMENT.

SWM07 ACCEPTABLE RECEPTORS WILL BE CONSTRUCTED FOR CONCRETE AND MORTAR SLURRIES, PAINTS, ACID WASHINGS, LIGHT-WEIGHT WASTE MATERIALS AND LITTER.

SWM08 'SEDIMENT' FENCING WILL BE INSTALLED AS INDICATED ON THE PLANS AND AT THE DIRECTION OF SITE SUPERINTENDENT TO ENSURE CONTAINMENT OF SEDIMENT. THE SEDIMENT FENCING WILL OUTLET OR OVERFLOW UNDER STABILISED CONDITIONS INTO THE SEDIMENT BASIN, TO SAFELY CONVEY WATER INTO A SUITABLE FILTERING SYSTEM SHOULD THE PORES IN THE FABRIC BLOCK.

SWM09 THE SEDIMENT BASINS WILL BE CONSTRUCTED WITH THE MINIMUM WET SEDIMENT CAPACITY OF N/A CUBIC METRES AND DESIGNED TO REMAIN STABLE IN AT LEAST THE 1 IN N/A YEAR CRITICAL DURATION STORM EVENT. ARTIFICIAL FLOCCULATION OF THE FINER PARTICLES MAY NOT BE NECESSARY IN THIS INSTANCE.

SWM10 STOCKPILES SHOULD NOT BE LOCATED WITHIN 5m OF TREES AND HAZARD AREAS, INCLUDING LIKELY AREAS OF CONCENTRATED OR HIGH VELOCITY FLOWS SUCH AS WATERWAYS, DRAINAGE LINES, PAVED AREAS AND DRIVEWAYS. WHERE THEY ARE WITHIN 5M FROM SUCH AREAS, SPECIAL SEDIMENT CONTROL MEASURES SHOULD BE TAKEN TO MINIMISE POSSIBLE POLLUTION TO DOWNSTREAM WATERS. MEASURES SHOULD ALSO BE APPLIED TO PREVENT THE EROSION OF THE STOCKPILE.

SWM11 ALL CUT AND FILL BATTERS ARE TO BE SEEDED AND MULCHED WITHIN 14 DAYS OF COMPLETION OF FORMATION.

SWM12 ANY EXISTING TREES WHICH FORM PART OF THE FINAL LANDSCAPING PLAN WILL BE PROTECTED FROM CONSTRUCTION ACTIVITIES BY-

a. PROTECTING THEM WITH BARRIER FENCING OR SIMILAR MATERIALS INSTALLED OUTSIDE THE DRIP LINE,
b. ENSURING THAT NOTHING IS NAILED TO THEM,
c. PROHIBITING PAVING, GRADING, SEDIMENT WASH OR PLACING OF STOCKPILES WITHIN THE DRIP LINE EXCEPT UNDER THE FOLLOWING CONDITIONS,

(i) ENCROACHMENT ONLY OCCURS ON ONE SIDE AND NO CLOSER TO THE TRUNK THAN EITHER 1.5 METRES OR HALF THE DISTANCE BETWEEN THE OUTER EDGE OF THE DRIP LINE AND THE TRUNK, WHICH EVER IS THE GREATER,

(ii) A DRAINAGE SYSTEM THAT ALLOWS AIR AND WATER TO CIRCULATE THROUGH THE ROOT ZONE (E.G. A GRAVEL BED) IS PLACED UNDER ALL FILL LAYERS OF MORE THAN 300 MILLIMETRES DEPTH

(iii) CARE IS TAKEN.

SWM13 DURING WINDY WEATHER, LARGE DISTURBED UNPROTECTED AREAS SHOULD BE KEPT MOIST (NOT WET) BY SPRINKLING WITH WATER TO KEEP DUST UNDER CONTROL.

SWM14 TEMPORARY PROTECTION FROM EROSIVE FORCES WILL BE UNDERTAKEN ON LANDS WHERE FINAL SHAPING HAS NOT BEEN COMPLETED BUT WORKS ARE UNLIKELY TO PROCEED FOR PERIODS OF TWO MONTHS OR MORE (EG. ON TOPSOIL STOCKPILES). THIS MAY BE ACHIEVED WITH A VEGETATIVE COVER. A RECOMMENDED LISTING OF PLANT SPECIES FOR TEMPORARY COVER IS -

i) AUTUMN / WINTER SOWING
- OATS / RYECORN AT 20 kg/ha
- JAPANESE MILLET AT 10 kg/ha
ii) SPRING / SUMMER SOWING
- JAPANESE MILLET AT 20 kg/ha
- OATS / RYECORN AT 10 kg/ha

SWM15 DIVERSION BANKS / CHANNELS WILL BE REHABILITATED AS SOON AS POSSIBLE AND WITHIN 5 WORKING DAYS FROM THEIR FINAL SHAPING. OTHER THAN IN THE WINTER MONTHS, SUITABLE MATERIALS INCLUDE TURF GRASSES SUCH AS COUCH OR KIKUYU. DURING WINTER, OR AT OTHER TIMES WHEN TEMPORARY REHABILITATION (MORE THAN 3 MONTHS) IS REQUIRED, IT IS SUGGESTED THAT HESSIAN CLOTH IS USED BUT ONLY IF TACKED WITH APPROPRIATE PEGS AND AN ANIONIC BITUMEN EMULSION. FOOT AND VEHICULAR TRAFFIC SHOULD BE KEPT AWAY FROM THESE AREAS.

SWM16 UNDERTAKE SITE DEVELOPMENT WORKS IN ACCORDANCE WITH THE ENGINEERING PLANS. WHERE POSSIBLE, PHASE DEVELOPMENT SO THAT LAND DISTURBANCE IS CONFINED TO AREAS OF WORKABLE SIZE.

CONSTRUCTION SEQUENCE

SWM17 WHERE PRACTICAL, THE SOIL EROSION HAZARD ON THE SITE SHOULD BE KEPT AS LOW AS POSSIBLE. TO THIS END, WORKS SHOULD BE UNDERTAKEN IN THE FOLLOWING SEQUENCE -

(i) INSTALL INLET SEDIMENT TRAPS TO ALL GULLY PITS FRONTING THE SITE,

(iii) INSTALL A 1.8m CHAIN WIRE FENCE AROUND THE BOUNDARIES AND ATTACH HESSIAN CLOTH OR SIMILAR TO IT ON THE WINDWARD SIDE (TIES AT THE TOP, CENTRE AND BOTTOM AND AT 1M INTERVALS OR AS INSTRUCTED BY THE SUPERINTENDENT),

(iii) INSTALL GEOFABRIC SEDIMENT FENCE AND SEDIMENT TRAPS AROUND ALL PERMANENT STORMWATER RETICULATION STRUCTURES AS SHOWN ON THE PLAN,

(ii) CONSTRUCT STABILISED CONSTRUCTION ENTRANCE AS SHOWN ON THE PLAN OR TO LOCATION AS DETERMINED BY SUPERINTENDENT,

(v) INSTALL DIVERSION BANKS ALONG THE BOUNDARY WHERE REQUIRED, REHABILITATE DISTURBED LANDS DOWNSLOPE FROM THE BASINS WITHIN 20 WORKING DAYS,

(vi) ENSURE THAT THE SEDIMENT BASIN IS DIRECTED ONTO A TURFED AREA AND DRAINS TO A SUITABLE LOCATION. A TEMPORARY STORMWATER LINE MAY BE NECESSARY TO CONVEY THE FLOWS TO THIS LOCATION. CONSTRUCT DIVERSION CHANNELS AT THE BOUNDARY TO DRAIN INTO THE SEDIMENT BASIN AS SHOWN ON PLANS,

(vii) AT COMPLETION STABILISE SITE AND DECOMMISSION SEDIMENT BASIN AND ALL EROSION CONTROL DEVICES.

SWM18 TEMPORARY SOIL AND WATER MANAGEMENT STRUCTURES WILL BE REMOVED ONLY AFTER THE LANDS THEY ARE PROTECTING ARE REHABILITATED.

SWM19 FINAL SITE LANDSCAPING WILL BE UNDERTAKEN AS SOON AS POSSIBLE AND WITHIN 20 WORKING DAYS FROM COMPLETION OF CONSTRUCTION ACTIVITIES.

SITE INSPECTION AND MAINTENANCE

SWM20 AT LEAST WEEKLY AND AFTER EVERY RAIN FALL EVENT, THE CONTRACTOR WILL INSPECT THE SITE AND ENSURE THAT -

(i) DRAINS AND ALL SEDIMENT CONTROL DEVICES OPERATE EFFECTIVELY AND INITIATE REPAIR OR MAINTENANCE AS REQUIRED,

(ii) RECEPTORS FOR CONCRETE AND MORTAR SLURRIES, PAINTS, ACID WASHINGS, LIGHT-WEIGHT WASTE MATERIALS AND LITTER ARE TO BE EMPTIED AS NECESSARY. DISPOSAL OF WASTE SHALL BE IN A MANOR APPROVED BY THE SUPERINTENDENT,

(iii) SPILLED SAND (OR OTHER MATERIALS) IS REMOVED FROM HAZARD AREAS, INCLUDING LIKELY AREAS OF CONCENTRATED OR HIGH VELOCITY
FLOWS SUCH AS WATERWAYS, GUTTERS, PAVED AREAS AND DRIVEWAYS,

(iv) SEDIMENT IS REMOVED FROM BASINS AND / OR TRAPS WHEN LESS THAN 20m³ OF TRAPPING CAPACITY REMAIN PER 1000m² OF DISTURBED LANDS, AND / OR LESS THAN 500mm DEPTH REMAINS IN THE SETTLING ZONE. ANY COLLECTED SEDIMENT WILL BE DISPOSED IN AREAS WHERE FURTHER POLLUTION TO DOWN SLOPE LANDS AND WATERWAYS IS UNLIKELY,

(v) REHABILITATED LANDS HAVE EFFECTIVELY REDUCED THE EROSION HAZARD AND INITIATE UPGRADING OR REPAIR AS APPROPRIATE.

SWM21 THE CONTRACTOR SHALL PROVIDE ALL MONITORING CONTROL AND TESTING.

NOT FOR CONSTRUCTION

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SCALE

CLIENT

NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
GENERAL NOTES

DRAWING INFORMATION
Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -
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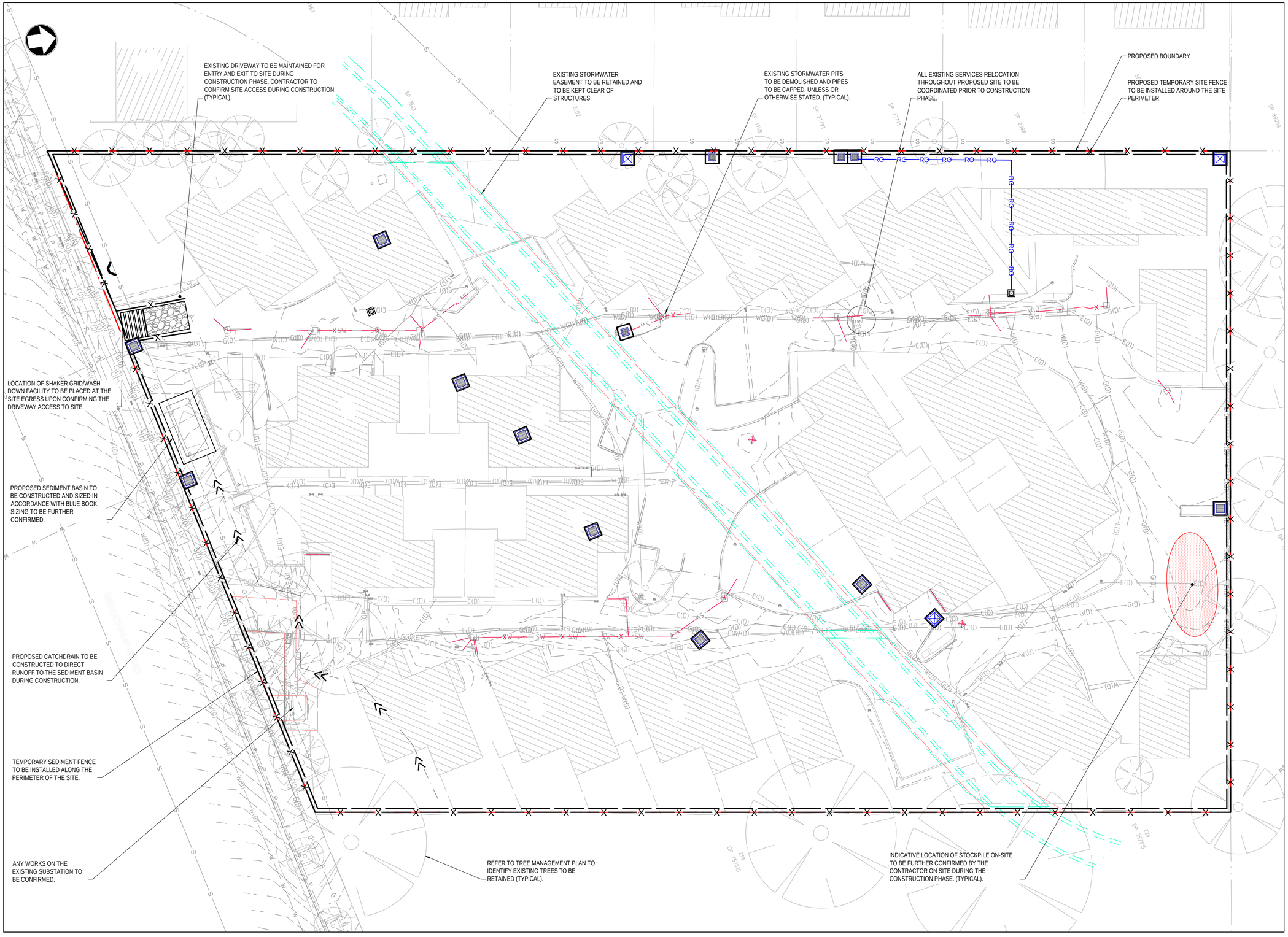

LEGEND

- SITE BOUNDARY
- ADJACENT SITE BOUNDARY LINE
- TEMPORARY CONSTRUCTION SITE ACCESS WITH SHAKE GRID
- EXISTING STORMWATER PITS
- EXISTING LEVELS
- SEDIMENT TRAP - DROP INLET
- SEDIMENT FENCE
- TEMPORARY SITE FENCE
- TEMPORARY CATCH DRAIN
- INDICATIVE LOCATION OF STOCKPILE
- TEMPORARY SEDIMENT BASIN
- EXISTING STORMWATER PIPE TO BE REMOVED

NOTES:

1. CONTRACTORS TO CONFIRM PUMP-OUT FROM DEEP BASEMENT EXCAVATION.
2. UPON INSTALLATION OF NEW STORMWATER PITS, SANDBAGS ARE TO BE PLACED AROUND PROPOSED PITS TO PREVENT AND SEDIMENT RUNOFF TO THE PITS.
3. EROSION AND SEDIMENT CONTROL MEASURES TO BE INSTALLED IN ACCORDANCE WITH THE PUBLICATION URBAN STORMWATER SOILS AND CONSTRUCTION "THE BLUE BOOK" 204 (4TH EDITION) PRIOR TO THE COMMENCEMENT OF ANY DEMOLITION, EXCAVATION OR CONSTRUCTION WORKS UPON THE SITE.
4. BUILDERS SHALL PROVIDE SEDIMENT FENCING MATERIAL DURING CONSTRUCTION TO THE LOW SIDE BOUNDARIES. SEDIMENT CONTROL FABRIC SHALL BE AN APPROVED MATERIAL (eg PROFAB SILT FENCE OR SIMILAR) STANDING MINIMUM 500mm ABOVE GROUND AND EXTENDING 200mm BELOW GROUND.
5. GRASS VERGES AND VEGETATION SHALL BE MAINTAINED AS MUCH AS PRACTICAL AND SHALL NOT BE CLEARED FROM NEIGHBORING SITE TO PROVIDE A BUFFER ZONE TO THE CONSTRUCTION SITE.
6. NO PARKING OR STOCK PILING OF MATERIALS IS PERMITTED ON THE LOWER SIDE OF SEDIMENT FENCE.
7. VEHICLE ACCESS SHALL BE RESTRICTED TO ONE DESIGNATED POINT AS SHOWN AND VEHICLE CROSSINGS ARE TO BE ADEQUATELY COVERED AT ALL TIMES WITH BLUE METAL OR THE LIKE.
8. TEMPORARY CONSTRUCTION ENTRY/EXIT SHALL BE AS PER DRAWING 0015. BUILDER TO ENSURE ALL DROPPABLE SOIL AND SEDIMENT IS REMOVED PRIOR TO CONSTRUCTION TRAFFIC EXITING SITE USING VEHICLE WHEEL WASH, CATTLE GRID, WHEEL SHAKER OR OTHER APPROPRIATE DEVICE. BUILDER SHALL ENSURE ALL CONSTRUCTION TRAFFIC ENTERING AND LEAVING THE SITE, DO SO IN A FORWARD DIRECTION.
9. ALL STORMWATER INCIDENT ON THE CONSTRUCTION SITE MUST BE COLLECTED AND APPROPRIATELY DISPOSED OF IN A MANNER THAT DOES NOT INCREASE THE FLOOD RISK FOR THE CATCHMENT AREA OR DEGRADE THE QUALITY OF WATER BEING DISPOSED OF TO COUNCIL STORMWATER INFRASTRUCTURE.
10. MEASURES OUTLINED IN THE EROSION AND SEDIMENT CONTROL PLAN MUST BE IMPLEMENTED PRIOR TO AND MAINTAINED DURING AND AFTER THE CONSTRUCTION WORKS.
11. ALL DISTURBED AREAS AND STOCKPILES TO BE STABILISED WITH 5 DAYS.
12. TOPSOIL TO BE STRIPPED, STOCKPILED AND RE-SPREAD ON COMPLETION OF EARTHWORKS. NONE TO BE REMOVED.
13. NO DISTURBANCE OF THE SITE OTHER THAN IMMEDIATE AREA OF WORKS.
14. SEDIMENT BASIN TO BE SIZED IN ACCORDANCE WITH 'SOILS AND CONSTRUCTION, VOLUME 1, MANAGING URBAN STORMWATER GUIDE'.

REFERENCES:

1. REFER DRAWING 103419-MMD-HIL-XX-DR-C-0331 ON-SITE DETENTION DETAILS.
2. REFER TO DRAWING 103419-MMD-HIL-XX-DR-C-0512 FOR WATER QUALITY CATCHMENT PLAN

THIS PLAN IS A CONCEPT ONLY. IT IS CREATED TO HIGHLIGHT SOME OF THE SEDIMENT AND EROSION CONTROL MEASURES WHICH MAY APPEAR. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN AND ENSURING ALL MEASURES ARE TAKEN TO PROTECT THE ENVIRONMENT.

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Rev	Date	Description	Ch'k'd	App'd
P3	06.03.26	ISSUE FOR SSDA (RtS)	SS	AT
P2	07.11.25	ISSUED FOR SSDA	SS	AT
P1	05.11.25	ISSUED FOR INFORMATION	SS	AT

SCALE
1:200 0 10m 20m

CLIENT
NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
EROSION AND SEDIMENT CONTROL PLAN

DRAWING INFORMATION
Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -
Revision: P3
Status: APR
Security: STD

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103419-MMD-HIL-XX-DR-C-0011

ISO A1 594mm x 841mm

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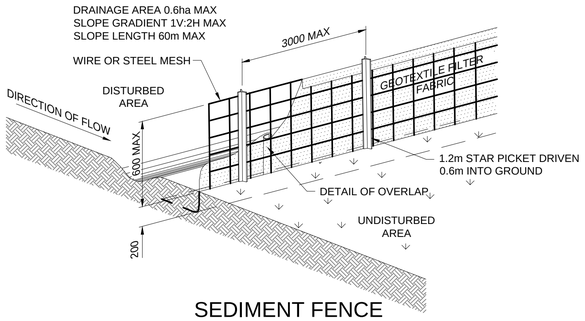
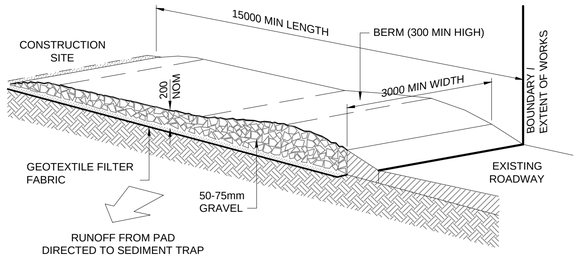


SEDIMENT FENCE (GEOTEXTILE FILTER FABRIC)

NTS

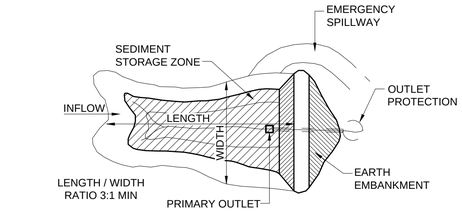


TEMPORARY SITE ENTRANCE

NTS

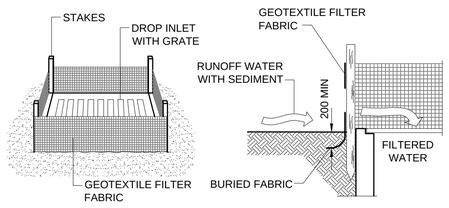
MAINTENANCE

- THE TEMPORARY ACCESS SHALL BE MAINTAINED IN A CONDITION THAT PREVENTS TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS OF WAY,
- THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL GRAVEL AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT,
- ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS OF WAY MUST BE REMOVED IMMEDIATELY.



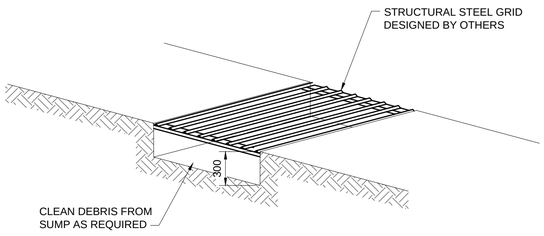
SEDIMENT BASIN (TYPICAL) PLAN - TYPE C SOILS

NTS



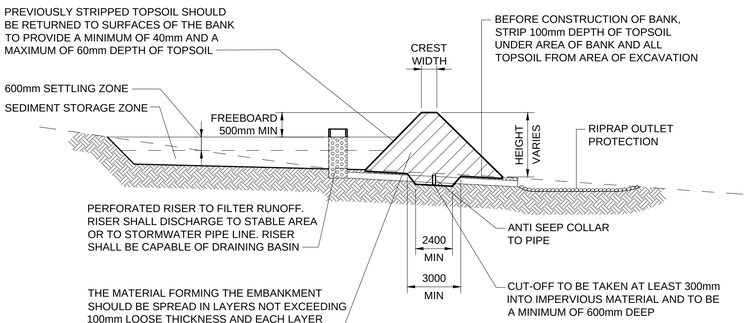
SEDIMENT TRAP FOR DROP INLET (GEOTEXTILE FILTER FABRIC)

NTS



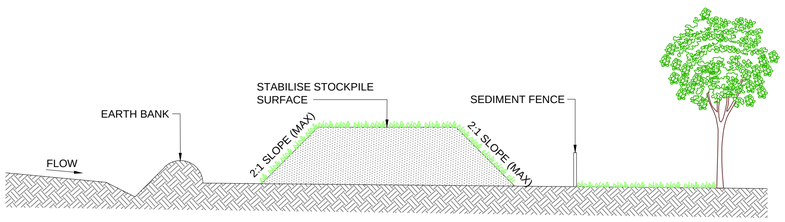
SHAKER PAD

NTS



SEDIMENT BASIN (TYPICAL) CROSS SECTION - TYPE C SOILS

NTS



CONSTRUCTION NOTES

1. PLACE STOCKPILES AS DIRECTED BY THE SUPERINTENDENT.
2. CONSTRUCT ON THE CONTOUR AS LOW, FLAT, ELONGATED MOUNDS.
3. WHERE THERE IS SUFFICIENT AREA, TOPSOIL STOCKPILES SHALL BE LESS THAN 2m IN HEIGHT.
4. WHERE THEY ARE TO BE IN PLACE FOR MORE THAN 10 DAYS, STABILISE FOLLOWING THE APPROVED E.S.C.P OR S.W.M.P. TO REDUCE THE C-FACTOR TO LESS THAN 0.10.
5. CONSTRUCT EARTH BANKS ON THE UPSLOPE SIDE TO DIVERT WATER AROUND STOCKPILES AND INSTALL SEDIMENT FENCES 1m TO 2m DOWNSLOPE CONSISTENT WITH 'MANAGING URBAN STORMWATER - SOILS AND CONSTRUCTION' , ALSO KNOW AS 'THE BLUE BOOK'.

STOCKPILES

NTS

THIS PLAN IS A CONCEPT ONLY. IT IS CREATED TO HIGHLIGHT SOME OF THE SEDIMENT AND EROSION CONTROL MEASURES WHICH MAY APPEAR. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN AND ENSURING ALL MEASURES ARE TAKEN TO PROTECT THE ENVIRONMENT.

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P1	05.11.25	ISSUED FOR INFORMATION	SS	AT

SCALE

CLIENT

NSW GOVERNMENT
Homes NSW

TITLE

68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
EROSION AND SEDIMENT CONTROL DETAILS

DRAWING INFORMATION

Drawn:	R. KOLAPKAR	Revision:	P2
Designed:	S. SAIARA	Status:	APR
Checked:	A TARSHAN	Security:	STD
Approved:	-		

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DEPTH RANGE LEGEND (1.0 m)

- -999m to -10.0m
- -10.0m to -9.0m
- -9.0m to -8.0m
- -8.0m to -7.0m
- -7.0m to -6.0m
- -6.0m to -5.0m
- -5.0m to -4.0m
- -4.0m to -3.0m
- -3.0m to -2.0m
- -2.0m to -1.0m
- -1.0m to 0m
- 0m to 1.0m
- 1.0m to 2.0m
- 2.0m to 3.0m
- 3.0m to 4.0m
- 4.0m to 5.0m
- 5.0m to 6.0m
- 6.0m to 7.0m
- 7.0m to 8.0m
- 8.0m to 9.0m
- 9.0m to 10.0m
- 10.0m to 999m

CUT AND FILL VOLUMES

CUT AND FILL VOLUMES (APPROX):

CUT = - 16,000 m³
FILL = 4,853 m³
BALANCE = 11,147 m³ (EXCESS CUT)

P2

ESTIMATED VOLUMES BETWEEN EXSITING SURVEY AND DESIGN EARTHWORKS LEVELS. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL VOLUMES PRIOR TO CONSTRUCTION:

- ASSUMED 500mm BASEMENT SLABS
- HOLES IN SURVEY FOR EXISTING BUILDING HAS BEEN FILLED FOR VOLUME TRIANGULATION
- NO ALLOWANCE HAS BEEN MADE FOR TOPSOIL STRIPPING
- NO ALLOWANCE HAS BEEN MADE FOR ANY UNSUITABLE MATERIAL FOUND WITHIN PROJECT BOUNDARY
- NO ALLOWANCE FOR RETAINING WALL FOOTING
- NO ALLOWANCE FOR FOOTINGS
- NO ALLOWANCE FOR LIFT SHAFT EXCAVATION
- NO ALLOWANCE FOR WORKS FOR FUTURE BUILDING PAD
- VOLUME WITHIN STORMWATER TRENCHES HAS NOT BEEN CALCULATED
- NO BULKING FACTORS HAVE BEEN APPLIED.

LEGEND

- BULK EARTHWORKS CONTOUR (MAJOR)
- BULK EARTHWORKS CONTOUR (MINOR)
- B10.00 — BULK EARTHWORKS SPOT LEVEL
- BE 10.00 — BULK EARTHWORKS PLATFORM AND LEVEL
- BATTER1 1 — CONSTRUCT BATTER SLOPE

THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE LATEST ARCHITECTURAL PLANS AND STRUCTURAL ENGINEERS PLANS FOR DETAILS.

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CLIENT: NSW GOVERNMENT; Homes NSW

TITLE: 68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
BULK EARTHWORKS PLAN
Sheet 1

DRAWING INFORMATION

Drawn: R. KOLAPKAR
Designed: R. DEEP
Checked: A TARSHAN
Approved: -

Revision: P2
Status: APR
Security: STD

DRAWING NUMBER: 103419-MMD-HIL-XX-DR-C-0020

ISO A1 594mm x 841mm

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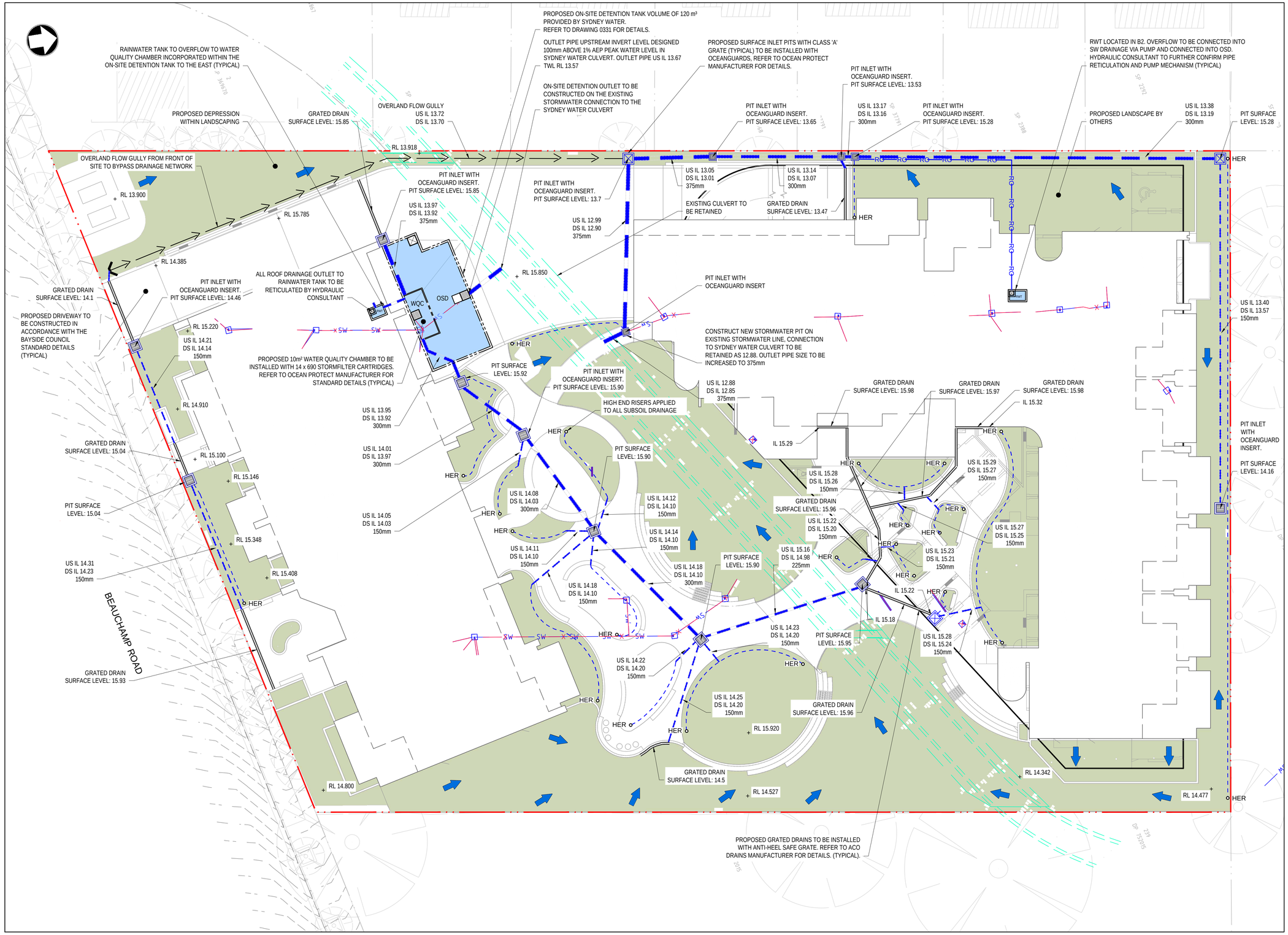

LEGEND

- SITE BOUNDARY
- BASEMENT FOOTPRINT

EXISTING

- EXISTING STORMWATER PIPE
- EXISTING STORMWATER PIT
- EXISTING STORMWATER PIPE TO BE REMOVED

PROPOSED

- STORMWATER PIPE
- SUBSOIL DRAINAGE LINE
- HIGH END RISER
- OVERLAND FLOW GULLY
- RAINWATER OUTLET PIPE
- PROPOSED SURFACE INLET PIT
- PROPOSED JUNCTION PIT
- GRATED TRENCH DRAIN
- HEADWALL
- PROPOSED OSD TANK
- PROPOSED OVERLAND FLOW PATHS

NOTES:

TOTAL SITE AREA = 7,854 m²

1. PROPOSED STORMWATER DRAINAGE IS CONCEPT ONLY FOR DEVELOPMENT APPROVAL AND SUBJECT TO DETAILED DESIGN AT CONSTRUCTION ON CERTIFICATE STAGE.
2. EXISTING SERVICE SHOWN INDICATIVE ONLY. REFER TO SERVICE PLANS APPROVED BY RELEVANT AUTHORITIES FOR FURTHER INFORMATION. EXISTING SERVICES SUBJECT TO FURTHER INVESTIGATION PRIOR TO CONSTRUCTION FOR DETAILED DESIGN PURPOSES.
3. ALL PROPOSED STORMWATER TO BE DESIGNED TO CATER FOR MINOR STORM IN ACCORDANCE WITH BAYSIDE TECHNICAL SPECIFICATION
4. SAFE OVERLAND FLOW PATH TO CATER FOR MAJOR STORM OF 100 YEAR ARI.
5. ALL BUILDING DRAINAGE TO BE CONFIRMED BY HYDRAULIC CONSULTANTS.
6. PROVIDE OCEAN PROTECT STORMFILTER CARTRIDGES OR SIMILAR, DETAILS TO BE PROVIDED BY THE MANUFACTURER.

REFERENCES:

1. REFER DRAWING 103419-MMD-HIL-XX-DR-C-0331 ON-SITE DETENTION DETAILS.
2. REFER TO DRAWING 103419-MMD-HIL-XX-DR-C-0512 FOR WATER QUALITY CATCHMENT PLAN
3. FOR SITE BOUNDARY INTERFACE, REFER TO STUDIO SC 'INTERFACE SECTIONS' DRAWING AD-DA30_207

THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE LATEST ARCHITECTURAL PLANS AND DETAILS. PROPOSED LEVELS ARE AS PER ARCHITECTURAL PLANS.

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CLIENT: NSW GOVERNMENT, Homes NSW

TITLE: 68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036 GROUND FLOOR DRAINAGE PLAN

DRAWING INFORMATION

Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -

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Security: STD

DRAWING NUMBER: 103419-MMD-HIL-XX-DR-C-0051

ISO A1 594mm x 841mm

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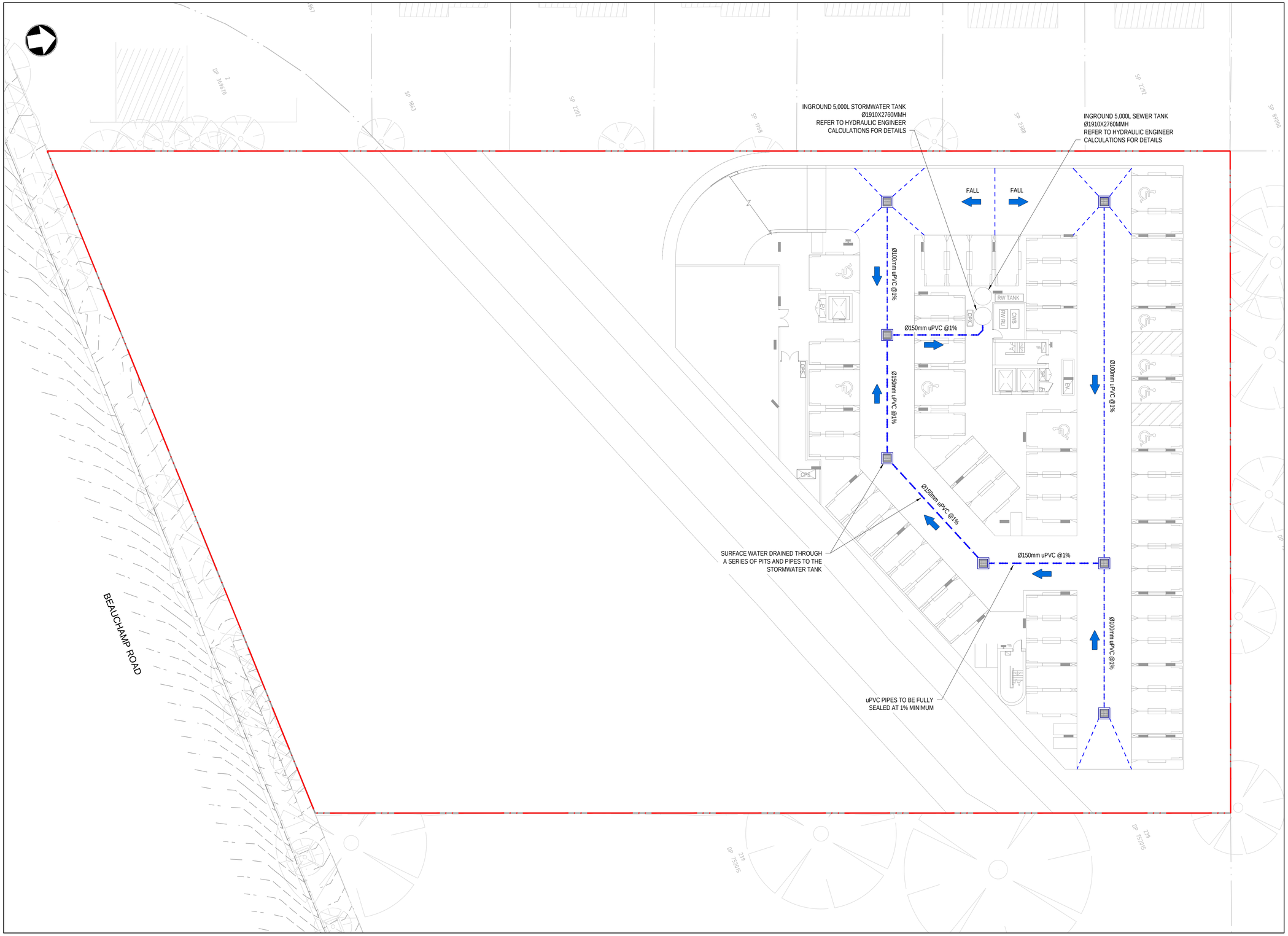

THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE LATEST ARCHITECTURAL PLANS AND DETAILS. PROPOSED LEVELS ARE AS PER ARCHITECTURAL PLANS.

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Rev	Date	Description	Ch'k'd	App'd
P1	06.03.26	ISSUE FOR SSDA (RtS)	SS	AT

SCALE
1:200
0 10m 20m

CLIENT
NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD,
HILLSDALE, NSW 2036
BASEMENT 2 DRAINAGE
PLAN

DRAWING INFORMATION

Drawn:	R. KOLAPKAR
Designed:	S. SAIARA
Checked:	A TARSHAN
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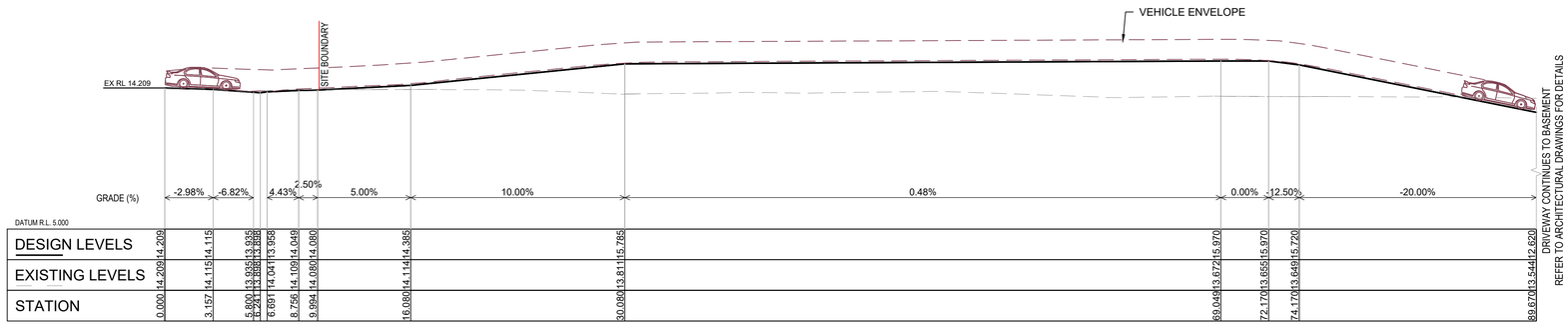
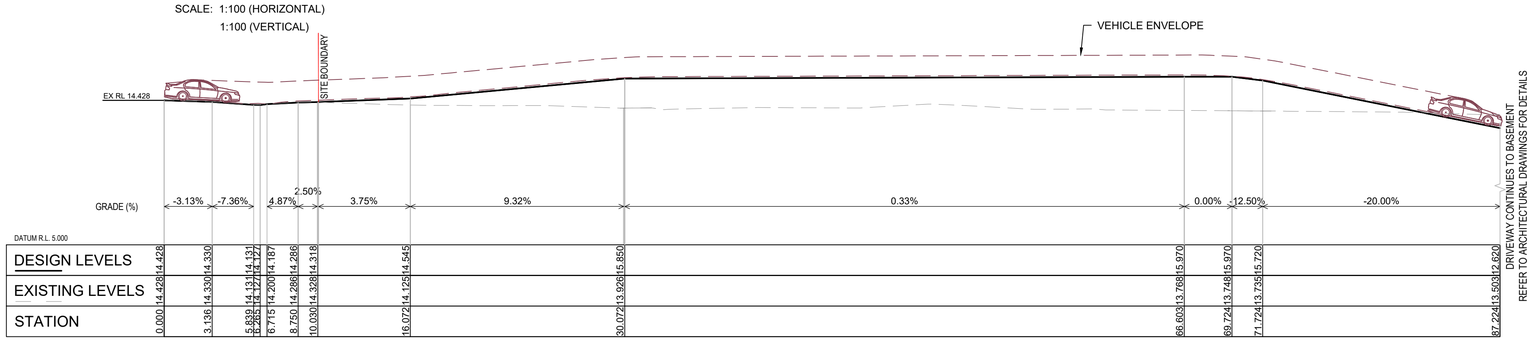


LONGITUDINAL SECTION
DRIVEWAY EDGE 1

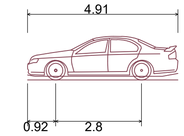
SCALE: 1:100 (HORIZONTAL)
1:100 (VERTICAL)



LONGITUDINAL SECTION
DRIVEWAY EDGE 2

SCALE: 1:100 (HORIZONTAL)
1:100 (VERTICAL)

DESIGN VEHICLE PROFILE



B85 GROUND CLEARANCE (2004)

OVERALL LENGTH	4.910m
OVERALL WIDTH	1.870m
OVERALL BODY HEIGHT	1.421m
MIN BODY GROUND CLEARANCE	0.120m
TRACK WIDTH	1.770m
LOCK-TO-LOCK TIME	4.00s
KERB TO KERB TURNING RADIUS	8.000m

PLAN
DRIVEWAY CONTROL LINES

SCALE: 1:200

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Rev	Date	Description	Ch'k'd	App'd
P1	12.03.26	ISSUE FOR SSDA (RtS)	SS	AT

SCALE 1:200 — 0 — 10m — 20m

CLIENT: NSW GOVERNMENT — Homes NSW

TITLE: 68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
VEHICULAR CROSSING PLAN AND LONGITUDINAL SECTIONS

DRAWING INFORMATION

Drawn:	R. KOLAPKAR
Designed:	S. SAIARA
Checked:	A TARSHAN
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Revision:	P1
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Security:	STD

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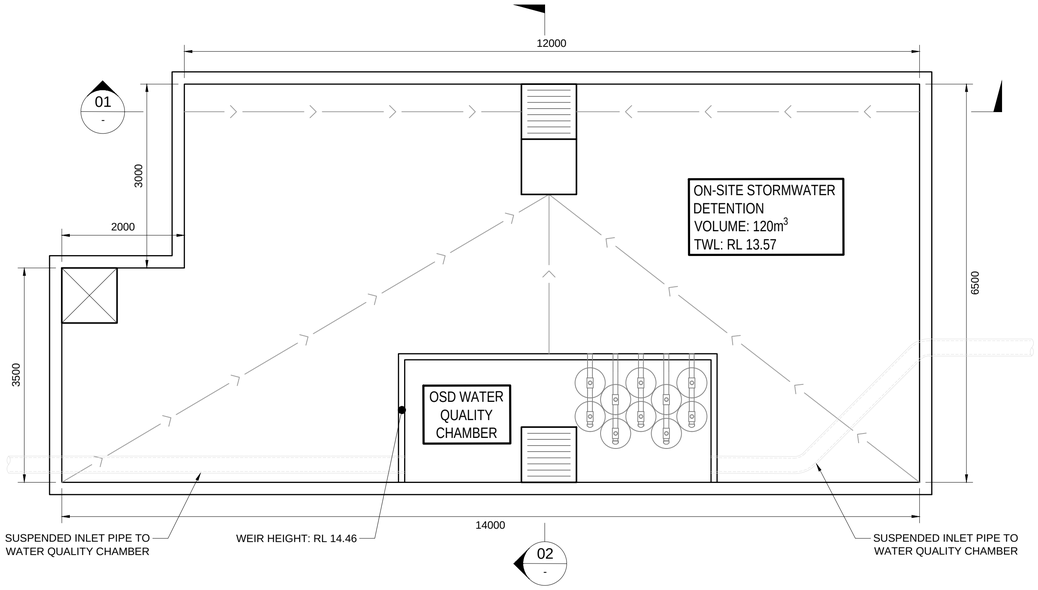
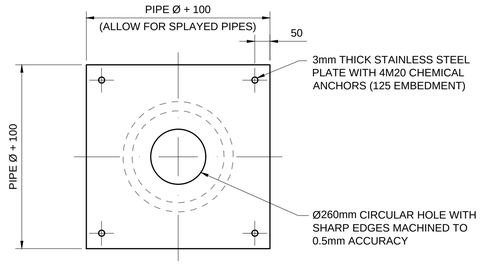
ISO A1 594mm x 841mm

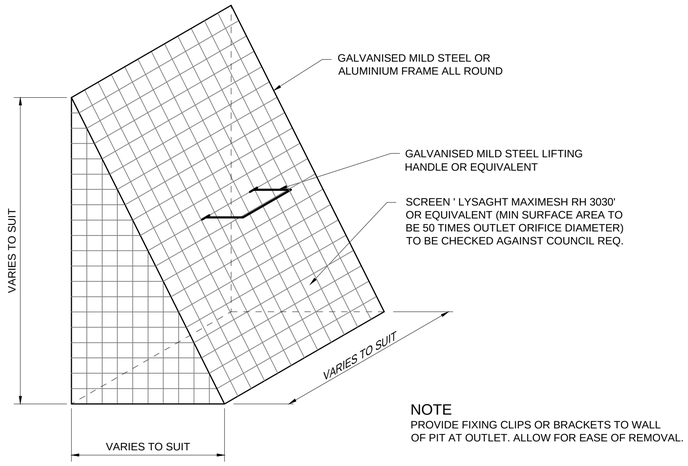
FILE LOCATION: C:\12dS\data\MottMacSYN\103419-Housing Australia_181\01 WIP\Hillsdale\02 CAD\DRGs\103419-MMD-HIL-XX-DR-C-0101.dwg Mar 12, 2026 - 1:54PM GAR99190





ORIFICE PLATE - TYPE A

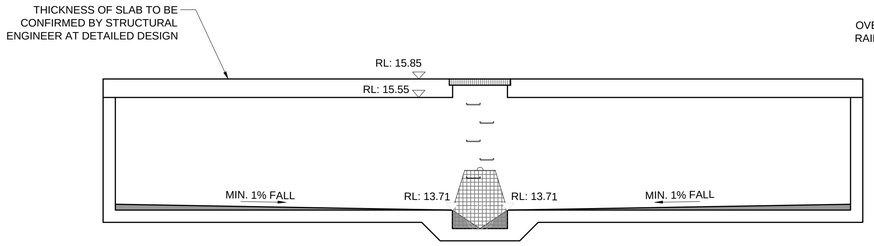
1:10



NOTE
PROVIDE FIXING CLIPS OR BRACKETS TO WALL
OF PIT AT OUTLET. ALLOW FOR EASE OF REMOVAL.

TYPICAL REMOVABLE SCREEN DETAIL

NTS



Section 01

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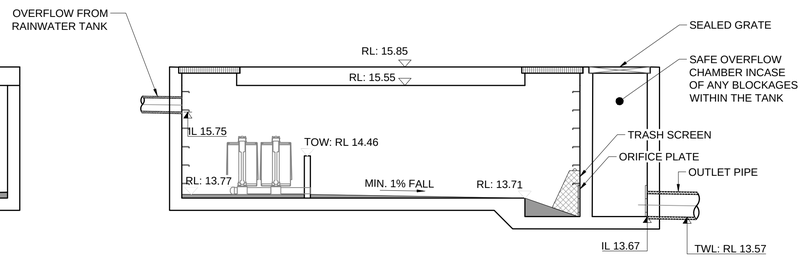

Section 02

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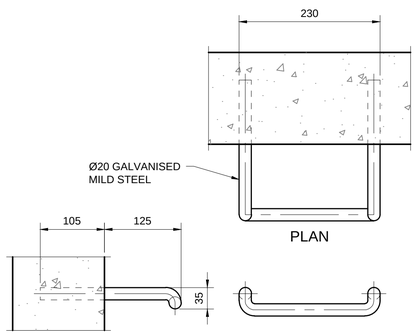
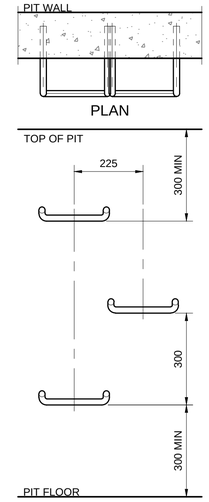


STEP IRON DETAIL

1:5



STEP IRON PLACEMENT TO PIT WALL

NTS

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SCALE
1:50 0 2500mm 5000mm
1:10 0 500mm 1000mm
1:5 0 250mm 500mm

CLIENT
NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD,
HILLSDALE, NSW 2036
ON-SITE DETENTION
SECTION AND DETAILS

DRAWING INFORMATION
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Designed: S. SAIARA
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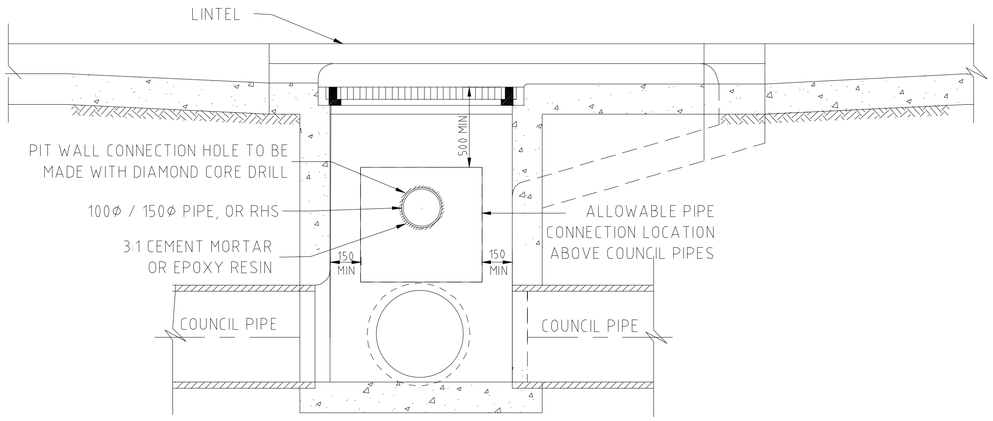
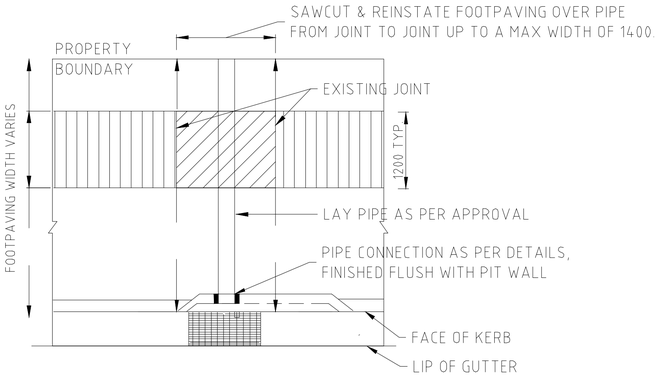


PIT SECTION

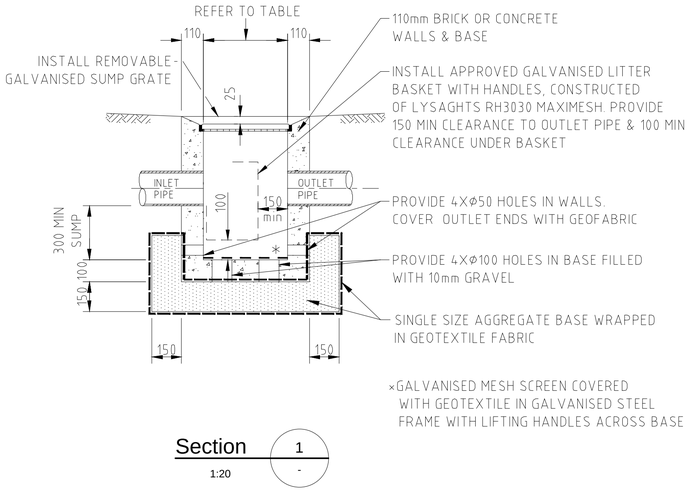
STANDARD PROPERTY DRAINAGE CONNECTION TO COUNCIL PIT.



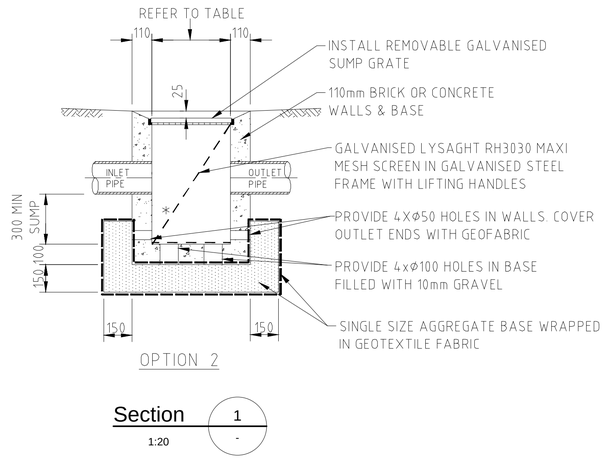
PLAN
FOOTWAY INSTALLATION

SCALE: NTS

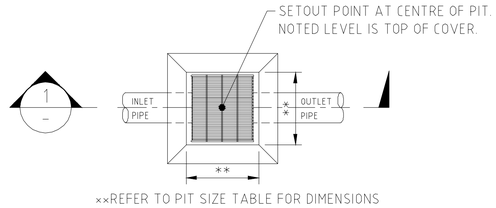
STANDARD PROPERTY DRAINAGE CONNECTION TO COUNCIL PIT WITH FOOTWAY INSTALLATION.



GRATED POLLUTION CONTROL PIT - OPTION 1

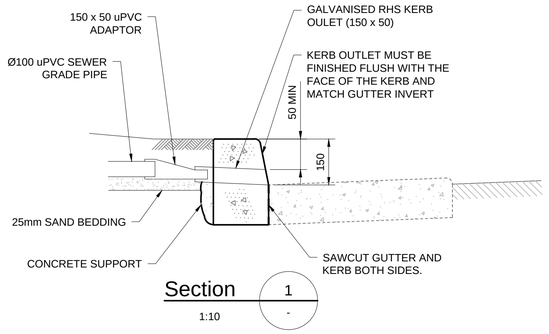


GRATED POLLUTION CONTROL PIT - OPTION 2

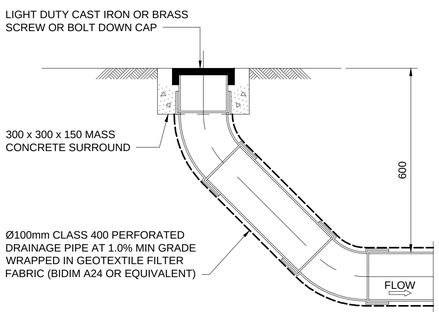


××REFER TO PIT SIZE TABLE FOR DIMENSIONS

GRATED POLLUTION CONTROL PIT

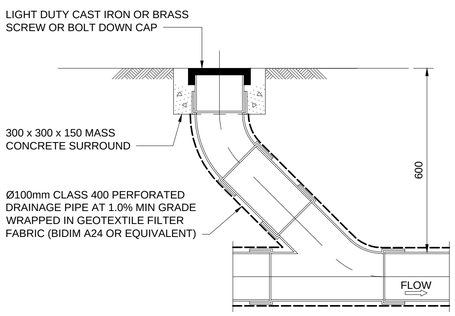


STORMWATER OUTLET CONNECTION TO 150 KERB



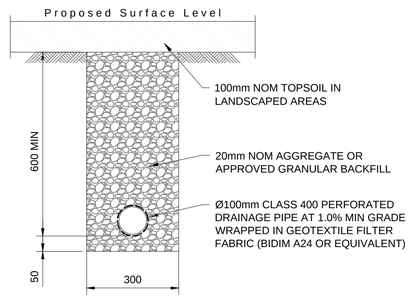
HIGH END RISER (HER)

1:10



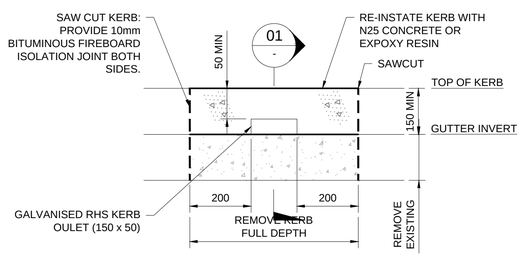
INTERMEDIATE RISER (IR)

1:10



SUBSOIL DRAINAGE IN LANDSCAPED AREAS

1:10



STORMWATER OUTLET CONNECTION TO 150 KERB

1:10

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Rev	Date	Description	Ch'k'd	App'd
P3	06.03.26	ISSUE FOR SSDA (RtS)	SS	AT
P2	07.11.25	ISSUED FOR SSDA	SS	AT
P1	05.11.25	ISSUED FOR INFORMATION	SS	AT

SCALE
1:20 0 1000mm 2000mm
1:10 0 500mm 1000mm

CLIENT
NSW GOVERNMENT
Homes NSW

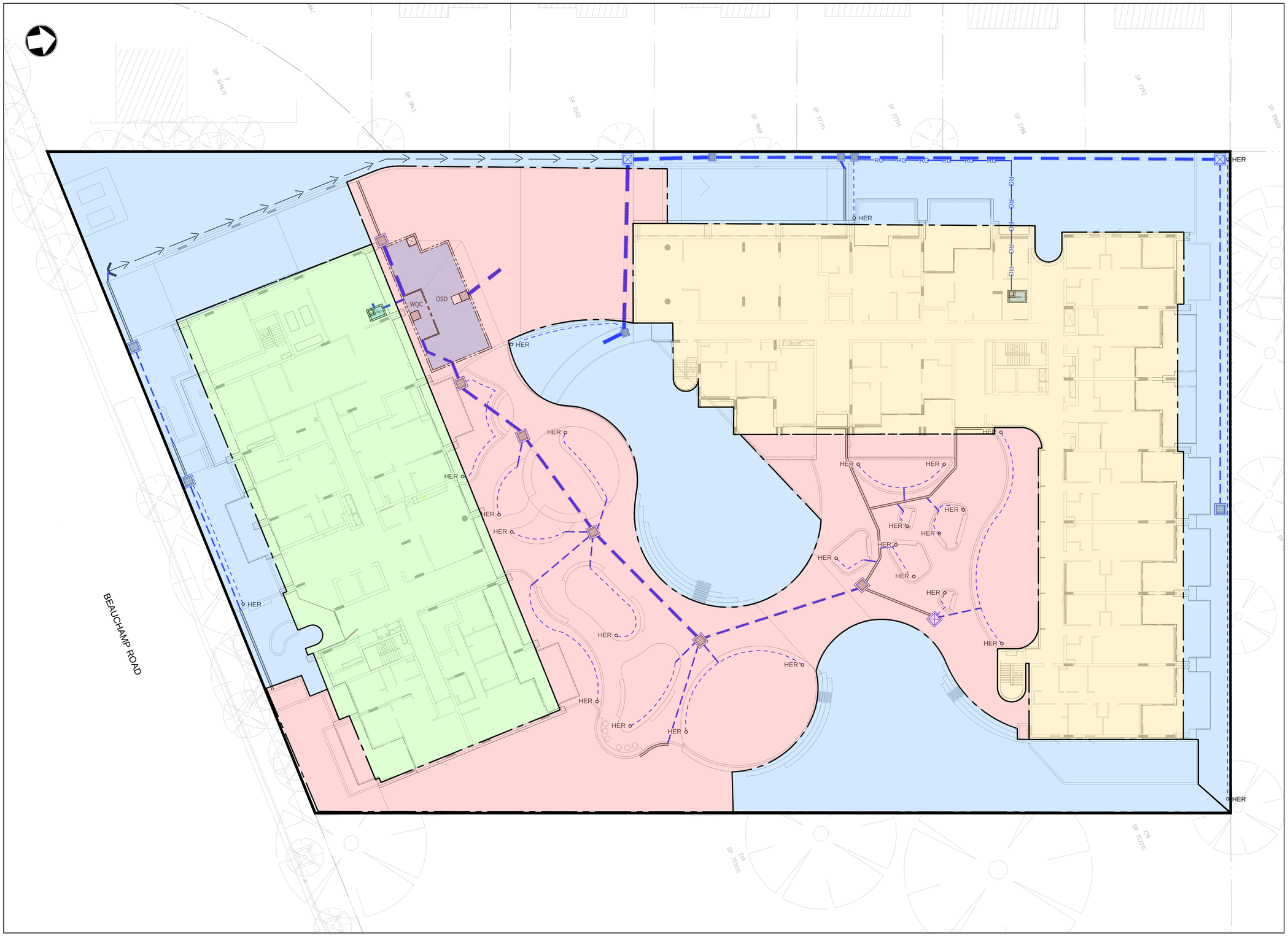
TITLE
68 - 80 BEAUCHAMP ROAD, HILLSDALE, NSW 2036
STORMWATER DRAINAGE DETAILS

DRAWING INFORMATION
Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -
Revision: P3
Status: APR
Security: STD

DRAWING NUMBER
103419-MMD-HIL-XX-DR-C-0341

ISO A1 594mm x 841mm

FILE LOCATION: C:\12dSVdata\MottMacSYN\103419-Housing Australia_181\01 WIP\Hillsdale\02 CAD\DRGs\103419-MMD-HIL-XX-DR-C-0341.dwg Mar 13, 2026 - 3:15PM DZ/93036



LEGEND

- SITE BOUNDARY
  AREA: 7,854m²
- CATCHMENT A
  ROOF TO ON-SITE DETENTION
  (100% IMPERVIOUS)
  AREA: 1,350m²
- CATCHMENT B
  ROOF BYPASSING ON-SITE DETENTION
  (100% IMPERVIOUS)
  AREA: 1,700m²
- CATCHMENT C
  LANDSCAPING TO ON-SITE DETENTION
  (58% IMPERVIOUS)
  AREA: 2,307m²
- CATCHMENT D
  LANDSCAPING BYPASSING ON-SITE DETENTION
  (26% IMPERVIOUS)
  AREA: 2,500m²

REFERENCES:

1. REFER DRAWING 103419-MMD-HIL-XX-DR-C-0051 FOR GROUND FLOOR DRAINAGE PLAN

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Rev	Date	Description	Ch'k'd	App'd
P2	07.11.25	ISSUED FOR SSDA	SS	AT
P1	05.11.25	ISSUED FOR INFORMATION	SS	AT

SCALE
1:200
0 10m 20m

CLIENT
NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD,
HILLSDALE, NSW 2036
WATER QUANTITY
CATCHMENT PLAN

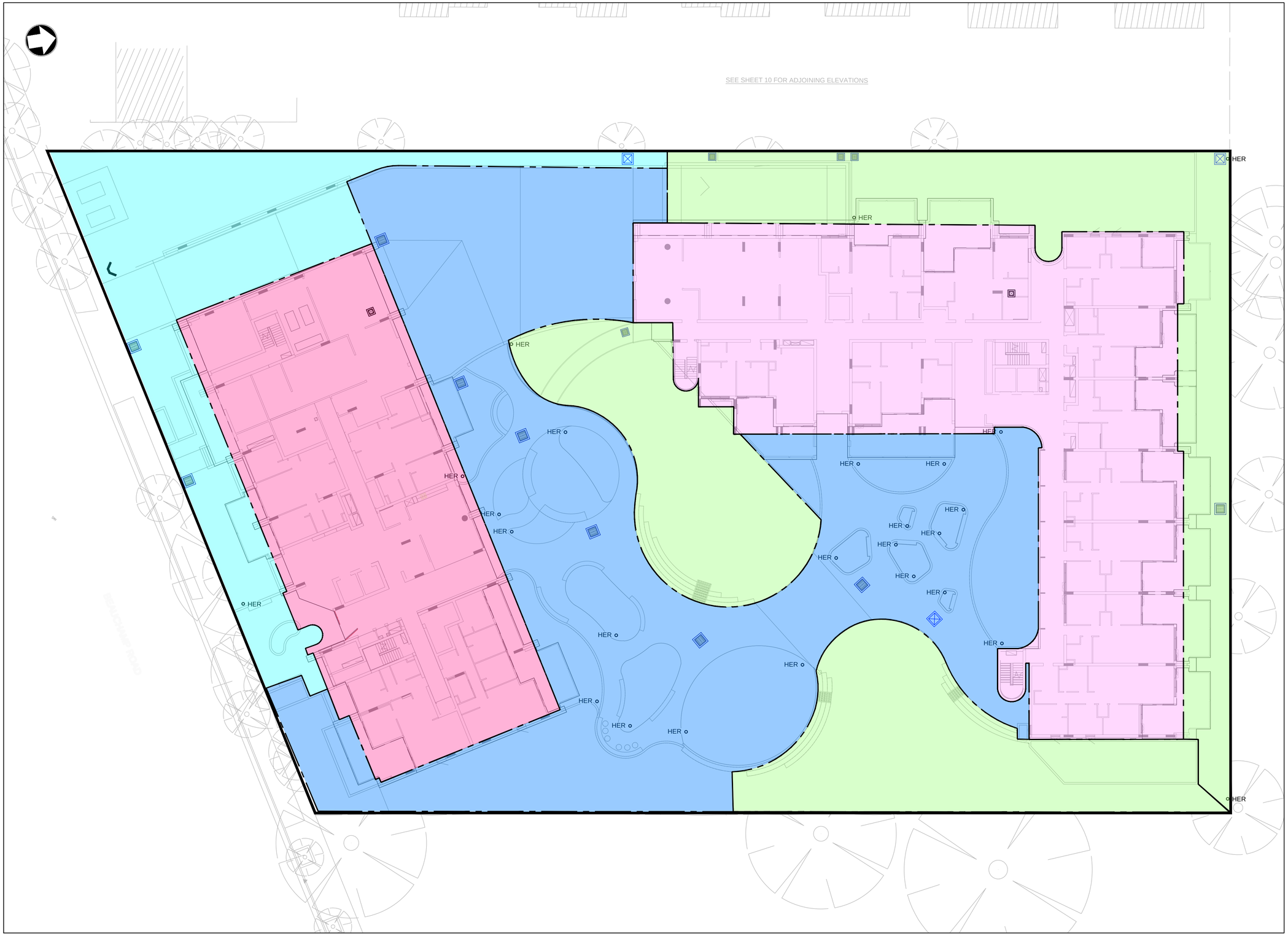
DRAWING INFORMATION

Drawn:	R. KOLAPKAR
Designed:	S. SAIARA
Checked:	A TARSHAN
Approved:	-
Revision:	P2
Status:	APR
Security:	STD

DRAWING NUMBER
103419-MMD-HIL-XX-DR-C-0511

ISO A1 594mm x 841mm

FILE LOCATION: C:\Jobs\data\MottMacSYN\103419-Housing Australia_181501 WIP\Hillsdale\02 CAD\DRGs\103419-MMD-HIL-XX-DR-C-0511.dwg Mar 13, 2026 - 3:15PM DZ/93056



LEGEND

- SITE BOUNDARY
  AREA: 7,854m²
- CATCHMENT A
  ROOF TO 10,000L RAINWATER TANK.OVERFLOW TREATED IN STORMFILTER CHAMBER
  (100% IMPERVIOUS)
  AREA: 1,350m²
- CATCHMENT B
  ROOF TO 10,000L RAINWATER TANK. OVERFLOW BYPASSING STORMFILTER CHAMBER
  (100% IMPERVIOUS)
  AREA: 1,700m²
- CATCHMENT C
  MIXED LANDSCAPING TREATED IN OCEANGUARDS AND STORMFILTER CHAMBER
  (58% IMPERVIOUS)
  AREA: 2,307m²
- CATCHMENT D
  MIXED LANDSCAPING TREATED IN VEGETATED OVERLAND FLOW GULLY
  (52% IMPERVIOUS)
  AREA: 754m²
- CATCHMENT E
  MIXED LANDSCAPING TREATED IN OCAENGUARDS
  (16% IMPERVIOUS)
  AREA: 1,746m²

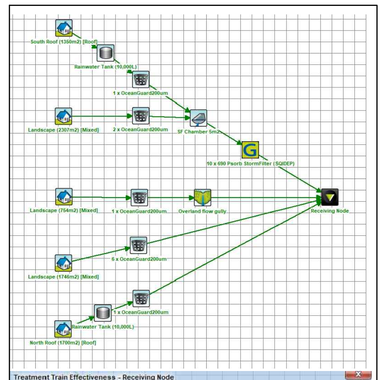
NOTES:

POLLUTANT REDUCTIONS IN ACCORDANCE WITH THE BAYSIDE TECHNICAL SPECIFICATION STORMWATER MANAGEMENT, SECTION 7.1.1

GROSS POLLUTANTS - 90%
TOTAL SUSPENDED SOLIDS (TSS) - 85%
TOTAL PHOSPHORUS (TP) - 60%
TOTAL NITROGEN (TN) - 45%

REFERENCES:

1. REFER DRAWING 103419-MMD-HIL-XX-DR-C-0051 FOR GROUND FLOOR DRAINAGE PLAN



Treatment Train Effectiveness - Receiving Node

	Sources	Residual Load	% Reduction
Flow (Ml/yr)	7.25	7.25	0
Total Suspended Solids (kg/yr)	726	75.7	89.6
Total Phosphorus (kg/yr)	1.92	0.75	61
Total Nitrogen (kg/yr)	18.1	9.68	46.5
Gross Pollutants (kg/yr)	165	0	100

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SCALE
1:200 (0, 10m, 20m)

CLIENT
NSW GOVERNMENT
Homes NSW

TITLE
68 - 80 BEAUCHAMP ROAD,
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WATER QUALITY
CATCHMENT PLAN

DRAWING INFORMATION
Drawn: R. KOLAPKAR
Designed: S. SAIARA
Checked: A TARSHAN
Approved: -
Revision: P3
Status: APR
Security: STD

DRAWING NUMBER
103419-MMD-HIL-XX-DR-C-0512

ISO A1 594mm x 841mm

FILE LOCATION: C:\12dS\data\MottMacSYN\103419-Housing Australia_181\01 WIP\Hillsdale\02 CAD\DRGs\103419-MMD-HIL-XX-DR-C-0512.dwg Mar 13, 2026 - 3:15PM DZI93036