TOGA CENTRAL, 2 LEE STREET, HAYMARKET

DEVELOPMENT APPLICATION
CIVIL ENGINEERING PACKAGE

LOCALITY PLAN

SOURCE : NEARMAP.COM.AU (©2022)

CIVIL DRAWING SCHEDULE

DWG No.	DRAWING TITLE
CI-DAD-00-000	COVER SHEET, DRAWING SCHEDULE AND LOCALITY PLAN
CI-DAD-13-B04-001	SEDIMENT AND SOIL EROSION CONTROL PLAN - BASEMENT LEVEL 4
CI-DAD-14-001	BULK EARTHWORKS PLAN
CI-DAD-15-B01-001	SITEWORKS AND STORMWATER MANAGEMENT PLAN - BASEMENT LEVEL 1
CI-DAD-15-GF0-002	SITEWORKS AND STORMWATER MANAGEMENT PLAN - LOWER GROUND LEVEL
CI-DAD-15-GF1-003	SITEWORKS AND STORMWATER MANAGEMENT PLAN - GROUND LEVEL
CI-DAD-18-001	WSUD CATCHMENT PLAN
CI-DAD-50-001	STORMWATERS DETAILS
CI-DAD-51-001	SEDIMENT AND SOIL EROSION CONTROL DETAILS

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
01	ISSUED FOR SSDA	UM		WW	01.07.22
02	ISSUED FOR SSDA	AF	BL	JC	14.12.22

CLIENT
TOGA
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ARCHITECT
BATESSMART.

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SCALE 1:1000 @ A1
0 10 20 30 40 50m

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Email sydney@northrop.com.au ABN 81 094 433 100

PROJECT
TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
DEVELOPMENT APPLICATION
COVER SHEET, DRAWING SCHEDULE AND LOCALITY PLAN

JOB NUMBER 220189
DRAWING NUMBER CI-DAD-00-000
REVISION 02
DRAWING SHEET SIZE = A1

Plotted By: JAIME CARROLL
Date: 15.04.2020 2:24 PM
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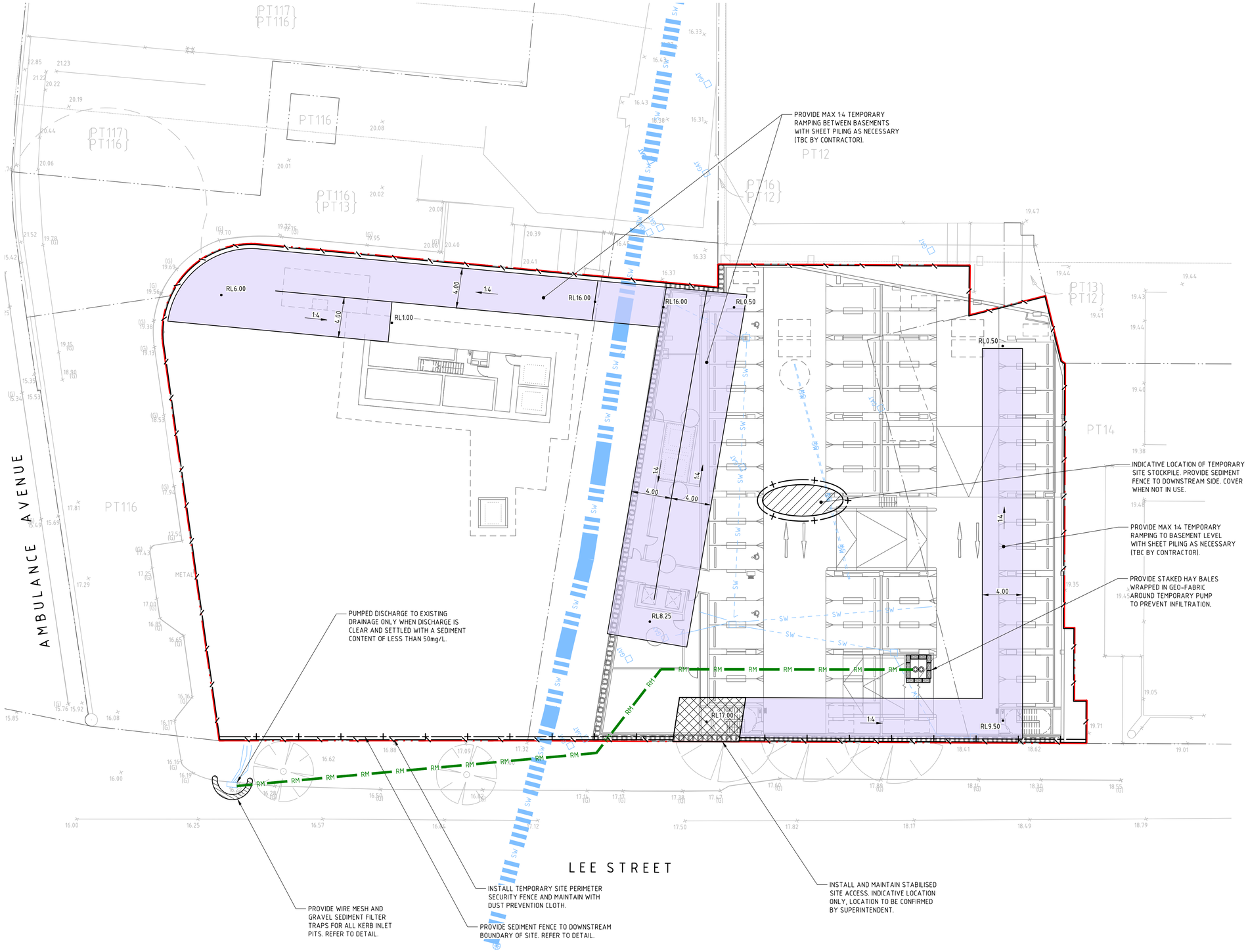

LEGEND

- SITE BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- SEDIMENT FENCE
- SECURITY FENCE
- WIRE MESH AND GRAVEL SEDIMENT FILTER
- STABILISED SITE ACCESS
- STOCKPILE
- 1:4 RAMP
- RM RM — RISING MAIN

GENERAL NOTES:

1. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
2. ALL SEDIMENT AND SOIL EROSION CONTROL MEASURES TO BE INSTALLED IN ACCORDANCE WITH THE 'BLUE BOOK'. CONTRACTOR TO ENSURE THESE MEASURES ARE IN PLACE AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION WORKS.
3. CONTRACTOR TO PROVIDE 'WIRE MESH AND GRAVEL SEDIMENT FILTER' TO ALL PAVED / ROAD AREAS (BOTH PROPOSED AND EXISTING) IN ACCORDANCE WITH THE 'BLUE BOOK'.
4. CONTRACTOR TO PROVIDE 'GEOTEXTILE INLET FILTER TRAPS' TO ALL STORMWATER DRAINAGE INLETS (BOTH PROPOSED AND EXISTING) IN ACCORDANCE WITH THE 'BLUE BOOK'
5. ALL PITS OPEN TO ATMOSPHERE TO BE PROTECTED IN ACCORDANCE WITH THE 'BLUE BOOK'

NOT FOR CONSTRUCTION

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01	ISSUED FOR SSDA	UM		WW	01.07.22
02	ISSUED FOR SSDA	AS	BL	JC	14.12.22

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ARCHITECT: BATESSMART.

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Email sydney@northrop.com.au ABN 81 094 433 100

PROJECT: TOGA CENTRAL

2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION

SEDIMENT AND SOIL EROSION CONTROL PLAN - BASEMENT LEVEL 4

JOB NUMBER: 220189

DRAWING NUMBER: CI-DAD-13-B04-001

REVISION: 02

DRAWING SHEET SIZE = A1

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

Plotted By: JAIME CARROLL
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Date: 15.04.2020 2:24 PM

LEGEND

- SITE BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- BEXX.XX — BULK EARTHWORKS PAD LEVEL
- BULK PAD EXTENT

GENERAL NOTES:

1. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
2. CAD FILES / DTM FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
3. BULK EARTHWORK SECTIONS ARE FOR INFORMATION PURPOSES ONLY.
4. THE CONTRACTOR SHALL USE FINAL SURFACE LEVELS AND TYPICAL PAVEMENT DETAILS FOR ACTUAL EARTHWORKS LEVELS.
5. REFER STRUCTURAL ENGINEERS DRAWINGS AND DETAILS FOR BUILDING SLAB DETAILS.
6. REFER TO STRUCTURAL PLANS FOR BULK EXCAVATION LEVELS TO PAD FOOTINGS.

VERIFIER: B.LAWRENCE
JOB MANAGER: W.WU
DESIGNED: W.WU
DRAWN: A.SUYO

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PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION
BULK EARTHWORKS PLAN

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-14-001
REVISION: 02
DRAWING SHEET SIZE = A1

Plotted By : JAIME CARROLL Date :16.04.2020 2:24 PM
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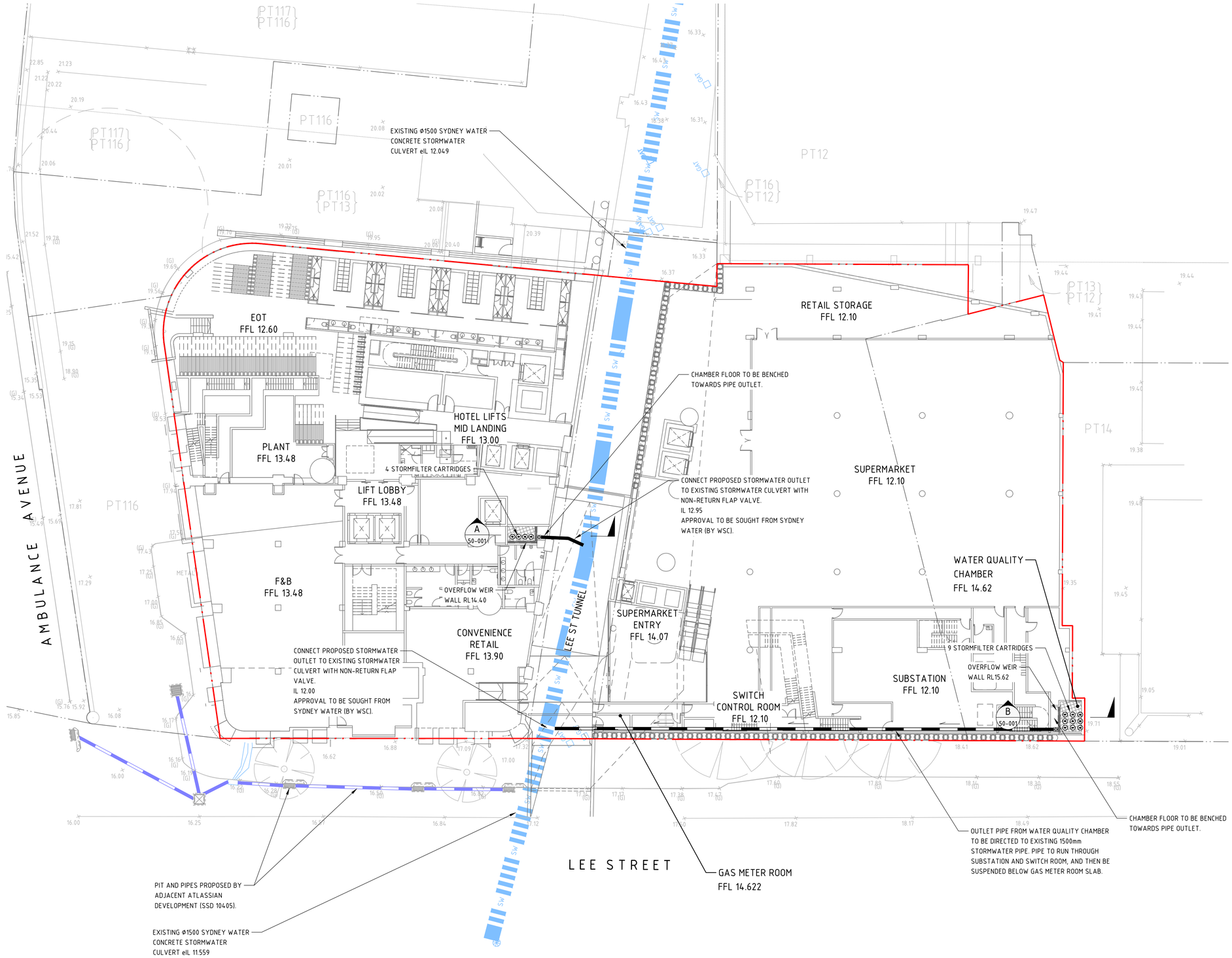

LEGEND

- SITE BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- PROPOSED STORMWATER PIT
- PROPOSED STORMWATER PIPE
- FUTURE DRAINAGE STRUCTURE
- FUTURE STORMWATER PIPE
- WQC — RAINWATER HARVESTING TANK / WATER QUALITY CHAMBER
- SW — EXISTING STORMWATER

GENERAL NOTES:

1. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
2. CAD FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
3. REFER HYDRAULIC ENGINEERS / ARCHITECTS DRAWINGS FOR DOWNPIPE LOCATIONS AND SIZING.
4. CONTRACTOR TO ALLOW TO ADJUST AND LIAISE WITH RELEVANT SERVICE AUTHORITIES IN RELATION TO EXISTING SERVICE ADJUSTMENT AND MODIFICATIONS.

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PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION
SITEWORKS AND STORMWATER MANAGEMENT PLAN - BASEMENT LEVEL 1

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-15-B01-001
REVISION: 03
DRAWING SHEET SIZE = A1

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

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Plotted By : JAMIE CARROLL
Date : 16.04.2020 2:24 PM

LEGEND

Symbol	Description
	SITE BOUNDARY LINE
	ADJACENT BOUNDARY LINE
	FUTURE DRAINAGE STRUCTURE
	FUTURE STORMWATER PIPE
	PROPOSED STORMWATER PIPE
SW	EXISTING STORMWATER
SSD — SSD	PROPOSED SUBSOIL DRAINAGE LINE
DP	PROPOSED DOWNPIPE LOCATION

GENERAL NOTES:

1. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
2. PIPEWORK SHOWN INDICATES PIPES UNDER THE SLAB. PIPES TO GENERALLY BE ATTACHED TO SOFFIT OF SLAB BELOW.
3. CAD FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
4. ALL SURFACES TO GRADE AWAY FROM BUILDINGS AT MINIMUM 0.5% WHERE UNDER COVER AND 1% WHERE EXPOSED.
5. REFER HYDRAULIC ENGINEERS / ARCHITECTS DRAWINGS FOR DOWNPIPE LOCATIONS AND SIZING.
6. CONTRACTOR TO ALLOW TO ADJUST AND LIAISE WITH RELEVANT SERVICE AUTHORITIES IN RELATION TO EXISTING SERVICE ADJUSTMENT AND MODIFICATIONS.

VERIFIER: B.LAWRENCE
JOB MANAGER: W.WU
DESIGNED: W.WU
DRAWN: A.SUYO

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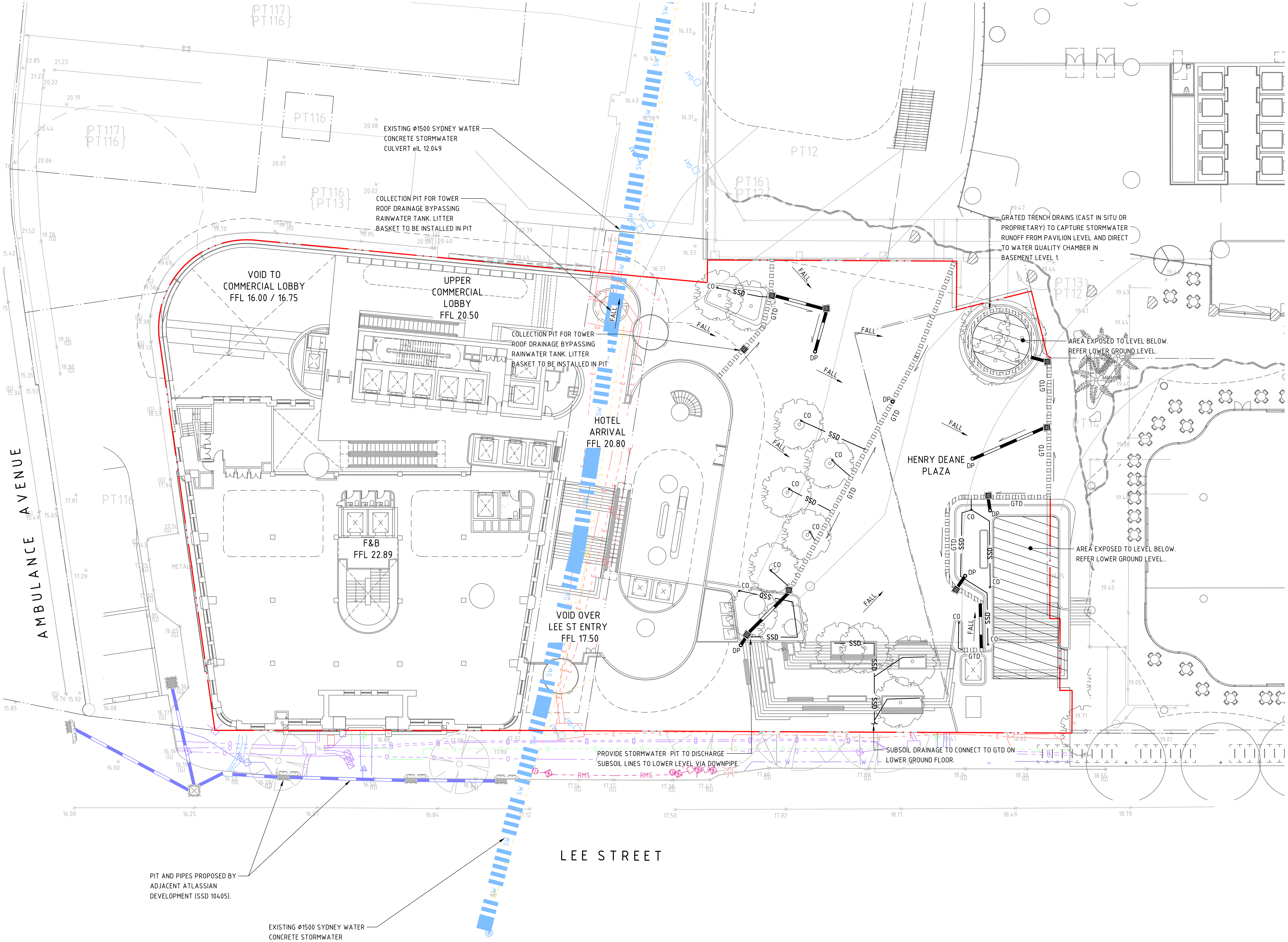
PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION
SITEWORKS AND STORMWATER MANAGEMENT PLAN - LOWER GROUND LEVEL

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-15-GF0-002
REVISION: 03
DRAWING SHEET SIZE = A1

Plotted By: JAMIE CARROLL Date: 16.04.2020 2:24 PM



LEGEND

- SITE BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- PROPOSED DRAINAGE STRUCTURE
- PROPOSED STORMWATER PIPE
- FUTURE DRAINAGE STRUCTURE
- FUTURE STORMWATER PIPE
- • RL20.85 — PROPOSED SPOT HEIGHT
- SSD — SUBSOIL DRAINAGE LINE
- • CO — SUBSOIL DRAINAGE CLEAROUT
- GTD — GRATED TRENCH DRAIN
- DIRECTION OF GRADE
- SW — EXISTING STORMWATER
- E — EXISTING ELECTRICITY
- G — EXISTING GAS
- COMS — EXISTING TELECOMUNICATIONS
- O — EXISTING OPTUS
- W — EXISTING WATER
- FH — EXISTING FIRE HYDRANT
- S — EXISTING SEWER
- RMS — EXISTING RMS
- U — EXISTING UNKNOWN SERVICE
- DP — PROPOSED DOWNPIPE LOCATION

GENERAL NOTES:

1. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH COUNCIL / RELEVANT AUTHORITY SPECIFICATIONS AND DETAILS.
2. PIPEWORK SHOWN INDICATES PIPES UNDER THE SLAB. PIPES TO GENERALLY BE ATTACHED TO SOFFIT OF SLAB BELOW.
3. ALL COLLECTION PITS FOR PAVILION ROOF DRAINAGE TO HAVE LITTER BASKETS INSTALLED.
4. SURFACE LEVELS AND CONTOURS THROUGH PAVILION AREA BY OTHERS.
5. STORMWATER COLLECTION PITS TO BE SHALLOW AND CAST INTO SLAB BELOW.
6. STORMWATER PITS CONNECTED TO GTD'S MAY BE PROPRIETARY IN-LINE PITS (INSTALLED TO MANUFACTURER'S SPECIFICATIONS)
7. ALL PLANTER BOXES TO HAVE SUBSOIL LINES CONNECTED TO DRAINAGE SYSTEM.
8. ALL SURFACES TO GRADE AWAY FROM BUILDINGS AT MINIMUM 0.5% IN COVERED AREAS AND MINIMUM 1% IN EXPOSED AREAS.
9. CAD FILES TO BE SUPPLIED IN AUTOCAD FORMAT FOR SETOUT PURPOSES (UPON REQUEST).
10. REFER HYDRAULIC ENGINEERS / ARCHITECTS DRAWINGS FOR DOWNPIPE LOCATIONS AND SIZING.
11. CONTRACTOR TO ALLOW TO ADJUST AND LIAISE WITH RELEVANT SERVICE AUTHORITIES IN RELATION TO EXISTING SERVICE ADJUSTMENT AND MODIFICATIONS.

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DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

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02	ISSUED FOR REVIEW	AF		JC	08.12.22
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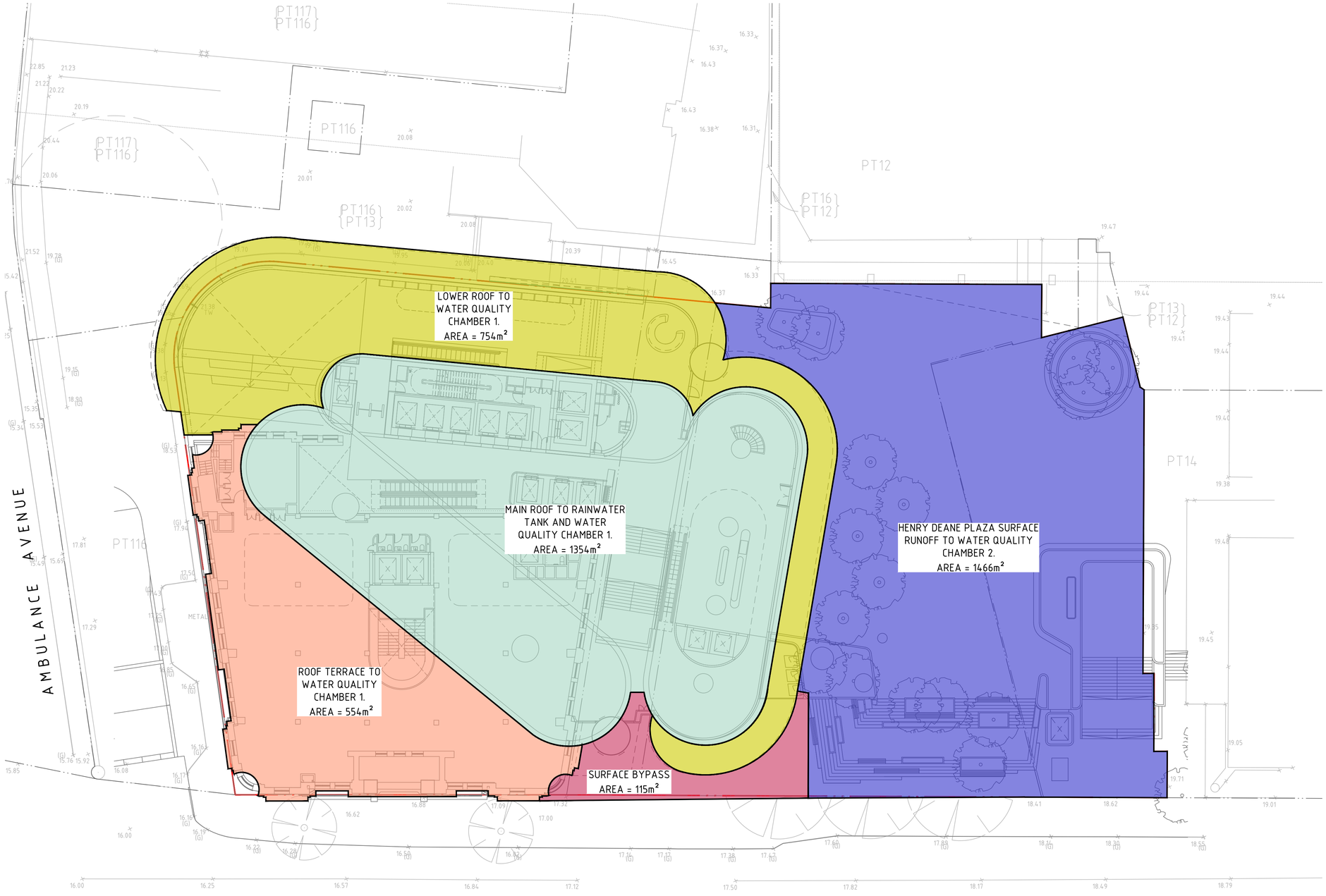
PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION
SITEWORKS AND STORMWATER MANAGEMENT PLAN - GROUND LEVEL

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-15-GF1-003
REVISION: 03
DRAWING SHEET SIZE = A1

Plotted By : JAMIE CARROLL
Date : 16.04.2020 2:24 PM



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PROJECT
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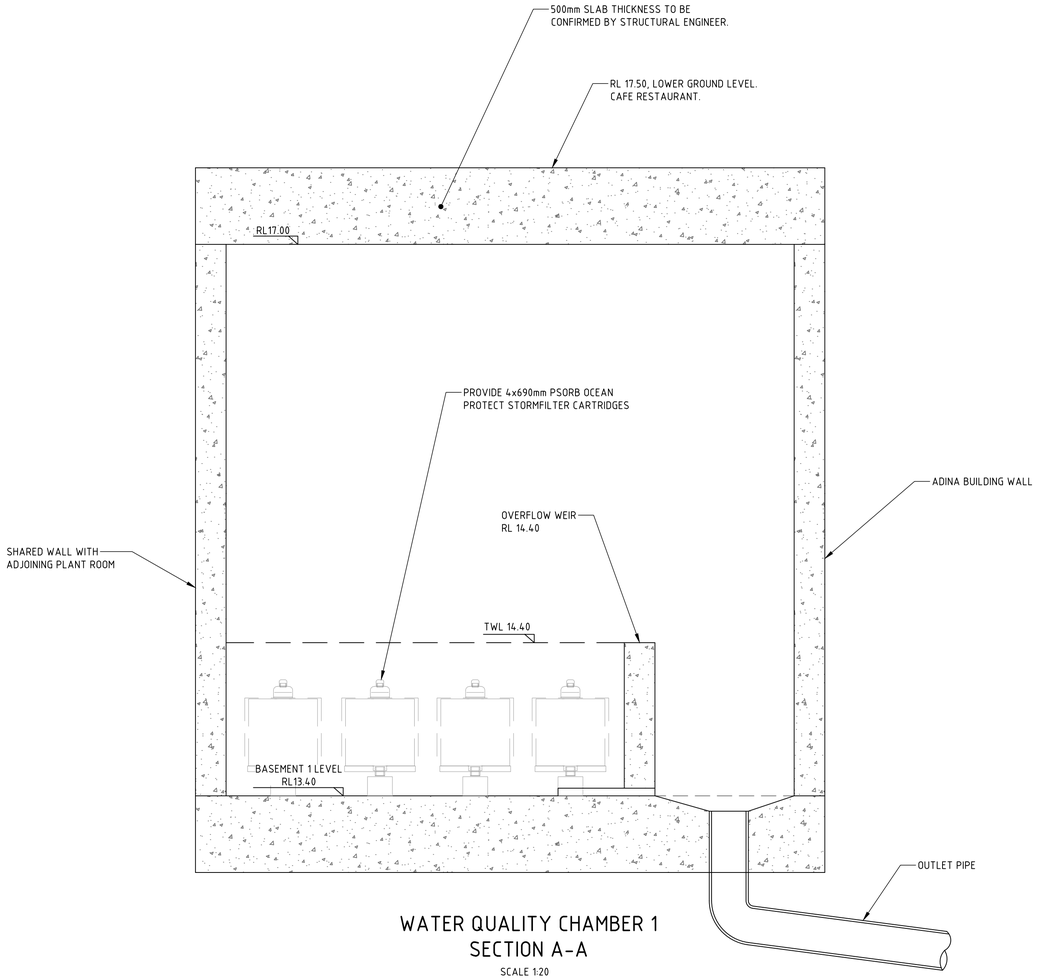
2 LEE STREET, HAYMARKET

DRAWING TITLE
CIVIL ENGINEERING PACKAGE
DEVELOPMENT APPLICATION
WSUD CATCHMENT PLAN

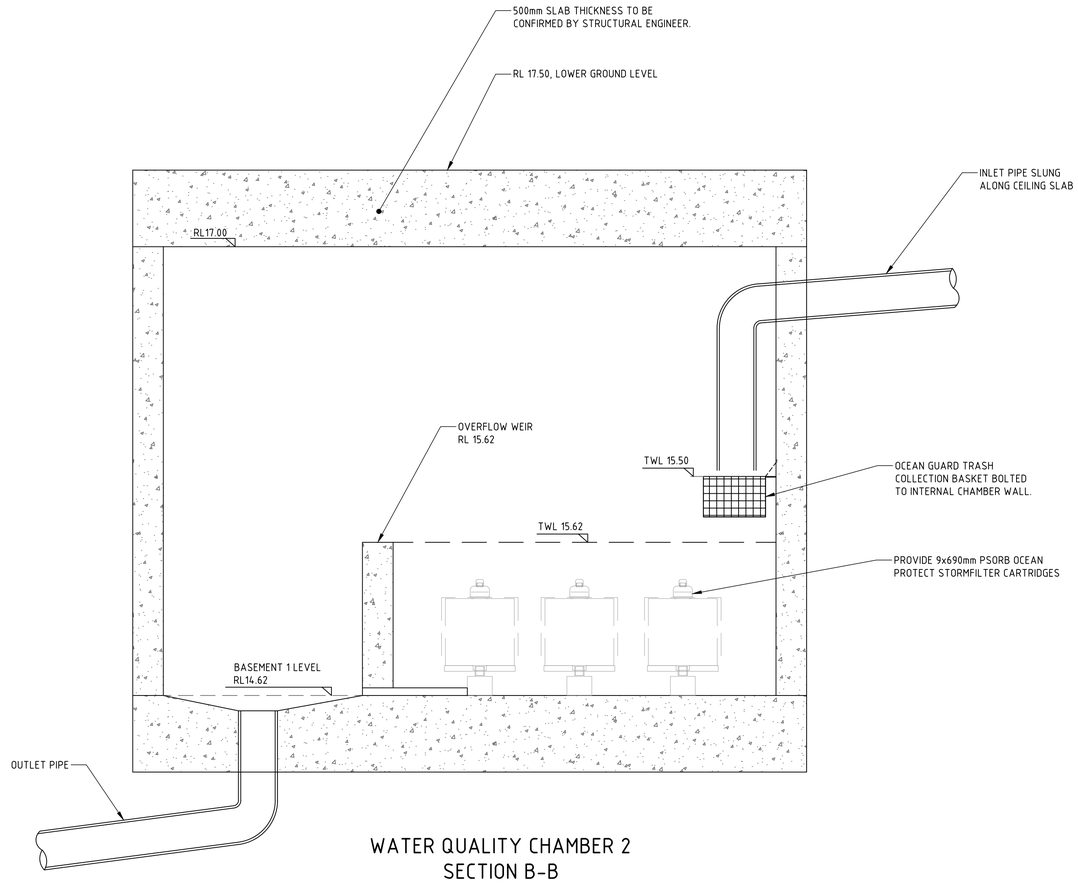
JOB NUMBER 220189
DRAWING NUMBER CI-DAD-18-001
REVISION 02
DRAWING SHEET SIZE = A1

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

Plotted By: JAIME CARROLL
Found: \\nw-fil\projects\2022 jobs\220189 - toga central\ai-drawings\C-Civil\220189-cadfil-DA\220189-CI-DAD-18-001.dwg
Date: 16.04.2020 2:24 PM



WATER QUALITY CHAMBER 1
SECTION A-A
SCALE 1:20



WATER QUALITY CHAMBER 2
SECTION B-B
SCALE 1:20

NOT FOR CONSTRUCTION

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

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SCALE 1:20@A1
0.0 0.2 0.4 0.6 0.8 1.0m

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PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE
DEVELOPMENT APPLICATION
STORMWATERS DETAILS

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-50-001
REVISION: 01
DRAWING SHEET SIZE = A1

Plotted By : JAIME CARROLL
Date : 16.04.2020 2:24 PM
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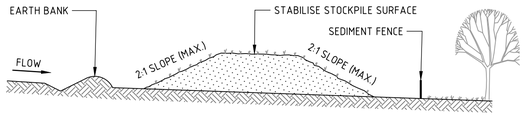
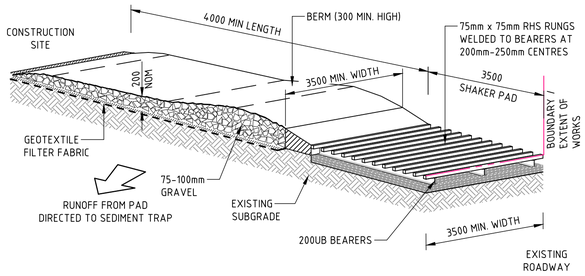


CONSTRUCTION NOTES

1. PLACE STOCKPILES MORE THAN 2m (PREFERABLY 5m) FROM EXISTING VEGETATION, CONCENTRATED WATER FLOW, ROADS AND HAZARD AREAS.
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 ESCP OR SWMP TO REDUCE THE C-FACTOR TO LESS THAN 0.10.
5. CONSTRUCT EARTH BANKS (STANDARD DRAWING 5-5) ON THE UPSLOPE SIDE TO DIVERT WATER AROUND STOCKPILES AND SEDIMENT FENCES (STANDARD DRAWING 6-8) 1 TO 2m DOWNSLOPE.

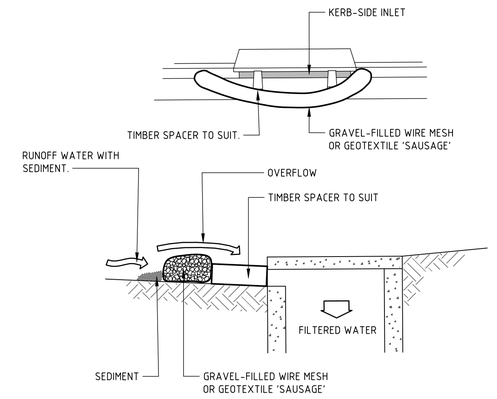
STOCKPILE



CONSTRUCTION NOTES

1. 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,
2. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS OF WAY MUST BE REMOVED IMMEDIATELY.
3. INSTALL BARRIER ON EITHER SIDE OF SHAKER PAD. TO ENSURE VEHICLES ARE GUIDED ON TO THE PAD.
4. INVERT OF SHAKER PAD TO BE DRAINED VIA AGRICULTURAL PIPE WRAPPED IN GEOTEXTILE FABRIC.

STABILISED SITE ACCESS

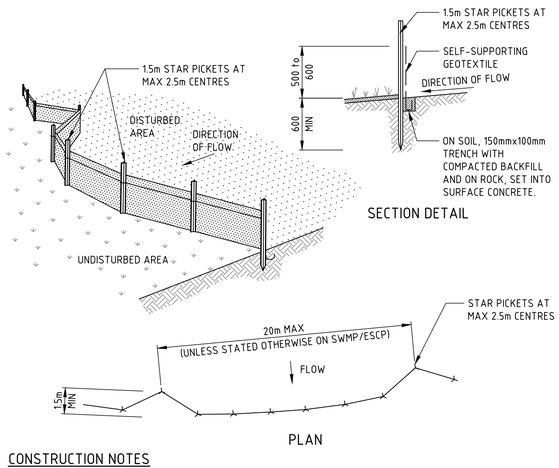


NOTE:THIS PRACTICE ONLY TO BE USED WHERE SPECIFIED IN APPROVED SWMP/ESCP.

CONSTRUCTION NOTES

1. INSTALL FILTERS TO KERB INLETS ONLY AT SAG POINTS.
2. FABRICATE A SLEEVE MADE FROM GEOTEXTILE OR WIRE MESH LONGER THAN THE LENGTH OF THE INLET PIT AND FILL IT WITH 25mm TO 50mm GRAVEL.
3. FORM AN ELLIPTICAL CROSS-SECTION ABOUT 150mm HIGH x 400mm WIDE.
4. PLACE THE FILTER AT THE OPENING LEAVING AT LEAST A 100mm SPACE BETWEEN IT AND THE KERB INLET. MAINTAIN THE OPENING WITH SPACER BLOCKS.
5. FORM A SEAL WITH THE KERB TO PREVENT SEDIMENT BYPASSING THE FILTER.
6. SANDBAGS FILLED WITH GRAVEL CAN SUBSTITUTE FOR THE MESH OR GEOTEXTILE PROVIDING THEY ARE PLACED SO THAT THEY FIRMLY ABUT EACH OTHER AND SEDIMENT-LADEN WATERS CANNOT PASS BETWEEN.

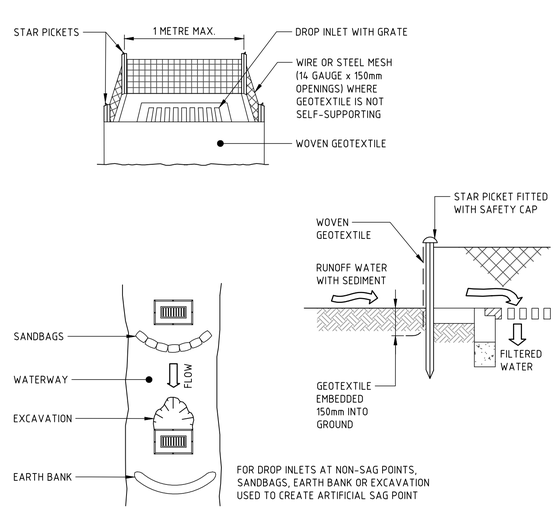
WIRE MESH AND GRAVEL SEDIMENT FILTER



CONSTRUCTION NOTES

1. CONSTRUCT SEDIMENT FENCES AS CLOSE AS POSSIBLE TO BEING PARALLEL TO THE CONTOURS OF THE SITE, BUT WITH SMALL RETURNS AS SHOWN IN THE DRAWING TO LIMIT THE CATCHMENT AREA OF ANY ONE SECTION. THE CATCHMENT AREA SHOULD BE SMALL ENOUGH TO LIMIT WATER FLOW IF CONCENTRATED AT ONE POINT TO 50 LITRES PER SECOND IN THE DESIGN STORM EVENT, USUALLY THE 10-YEAR EVENT.
2. CUT A 150mm DEEP TRENCH ALONG THE UPSLOPE LINE OF THE FENCE FOR THE BOTTOM OF THE FABRIC TO BE ENTRENCHED.
3. DRIVE 1.5 METRE LONG STAR PICKETS INTO GROUND AT 2.5 METRE INTERVALS (MAX) AT THE DOWNSLOPE EDGE OF THE TRENCH. ENSURE ANY STAR PICKETS ARE FITTED WITH SAFETY CAPS.
4. FIX SELF-SUPPORTING GEOTEXTILE TO THE UPSLOPE SIDE OF THE POSTS ENSURING IT GOES TO THE BASE OF THE TRENCH. FIX THE GEOTEXTILE WITH WIRE TIES OR AS RECOMMENDED BY THE MANUFACTURER. ONLY USE GEOTEXTILE SPECIFICALLY PRODUCED FOR SEDIMENT FENCING. THE USE OF SHADE CLOTH FOR THIS PURPOSE IS NOT SATISFACTORY.
5. JOIN SECTIONS OF FABRIC AT A SUPPORT POST WITH A 150mm OVERLAP.
6. BACKFILL THE TRENCH OVER THE BASE OF THE FABRIC AND COMPACT IT THOROUGHLY OVER THE GEOTEXTILE.

SEDIMENT FENCE



CONSTRUCTION NOTES

1. FABRICATE A SEDIMENT BARRIER MADE FROM GEOTEXTILE OR STRAW BALES.
2. FOLLOW STANDARD DRAWING 6-7 AND STANDARD DRAWING 6-8 FOR INSTALLATION PROCEDURES FOR THE STRAW BALES OR GEOFABRIC. REDUCE THE PICKET SPACING TO 1 METRE CENTRES.
3. IN WATERWAYS, ARTIFICIAL SAG POINTS CAN BE CREATED WITH SANDBAGS OR EARTH BANKS AS SHOWN IN THE DRAWING.
4. DO NOT COVER THE INLET WITH GEOTEXTILE UNLESS THE DESIGN IS ADEQUATE TO ALLOW FOR ALL WATERS TO BYPASS IT.

GEOTEXTILE INLET FILTER TRAPS

DRAWN: A.SUYO
DESIGNED: W.WU
JOB MANAGER: W.WU
VERIFIER: B.LAWRENCE

NOT FOR CONSTRUCTION

REVISION	DESCRIPTION	ISSUED	VER'D	APP'D	DATE
01	ISSUED FOR SSDA	UM		WW	01.07.22

CLIENT: TOGA ESTABLISHED 1963
DRAWING NOT TO BE USED FOR CONSTRUCTION UNLESS VERIFICATION SIGNATURE HAS BEEN ADDED

ARCHITECT: BATESSMART.

ALL DIMENSIONS TO BE VERIFIED ON SITE BEFORE COMMENCING WORK.
NORTHROP ACCEPTS NO RESPONSIBILITY FOR THE USABILITY, COMPLETENESS OR SCALE OF DRAWINGS TRANSFERRED ELECTRONICALLY.
THIS DRAWING MAY HAVE BEEN PREPARED USING COLOUR, AND MAY BE INCOMPLETE IF COPIED TO BLACK & WHITE

NOT TO SCALE

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PROJECT: TOGA CENTRAL
2 LEE STREET, HAYMARKET

DRAWING TITLE: CIVIL ENGINEERING PACKAGE DEVELOPMENT APPLICATION
SEDIMENT AND SOIL EROSION CONTROL DETAILS

JOB NUMBER: 220189
DRAWING NUMBER: CI-DAD-51-001
REVISION: 01
DRAWING SHEET SIZE = A1

Plotted By : JAME CARROLL
Date : 16.04.2020 2:24 PM
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