LOT 112 DP 1073781
LYONS ROAD SAWTELL

CONCEPT DETAILS FOR
PART 3A PROJECT APPLICATION

DRAWING INDEX

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GEOFF SLATTERY AND PARTNERS PTY LTD
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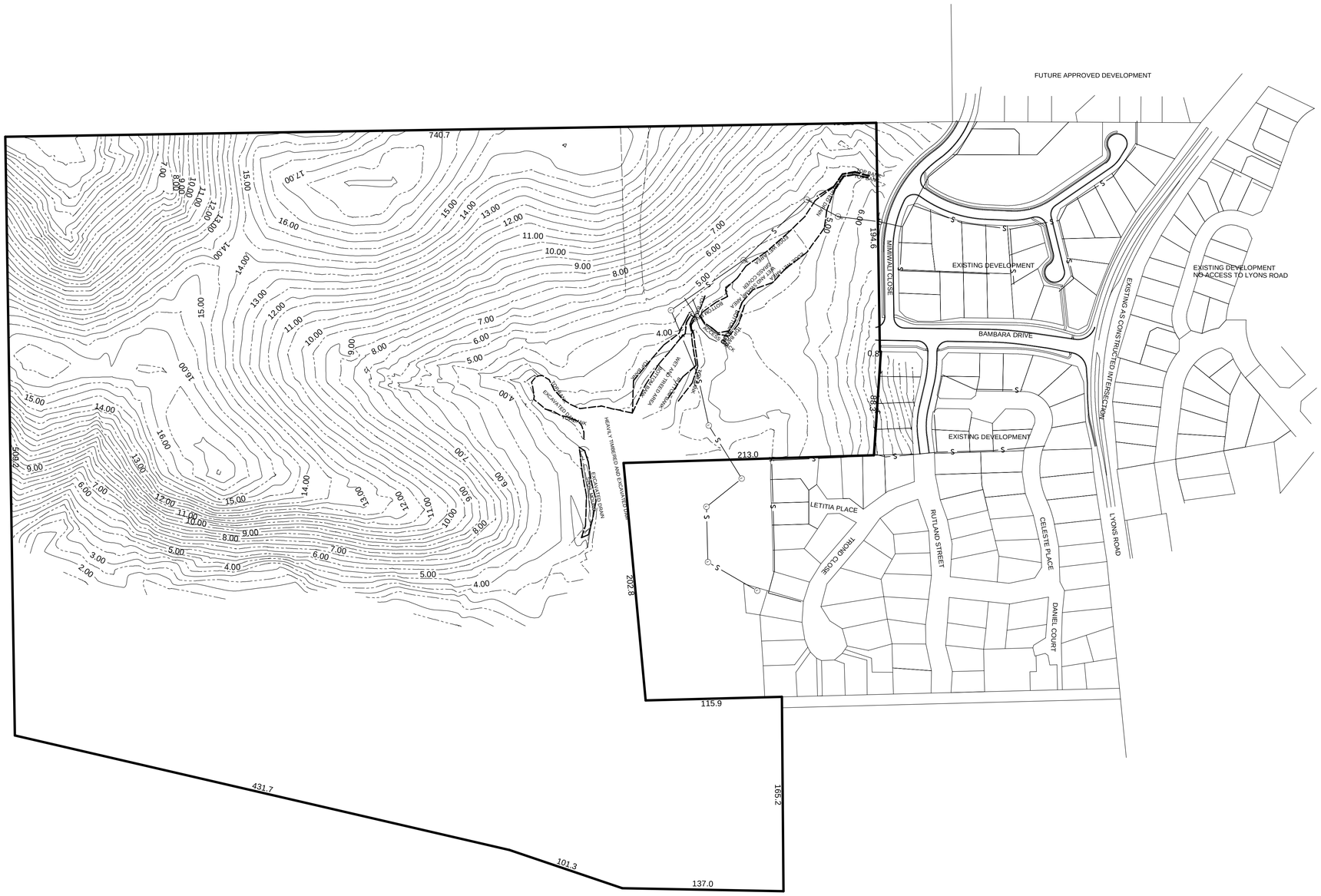
DRAWING ISSUE PURPOSE

ISSUED FOR
DEVELOPMENT APPLICATION

PROJECT REFERENCES

GS&P PROJECT 0824
DoP REF MP 08-0080
PLAN APPROVAL DATE



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PROPOSED SUBDIVISION
LOT 112 DP 1073791
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
EXISTING SITE

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust ,Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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Email g_slattery@bigpond.com

Job No	Drawing No
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PROPOSED SUBDIVISION
LOT 112 DP 1073791
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
OVERALL DEVELOPMENT

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

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City Engineer

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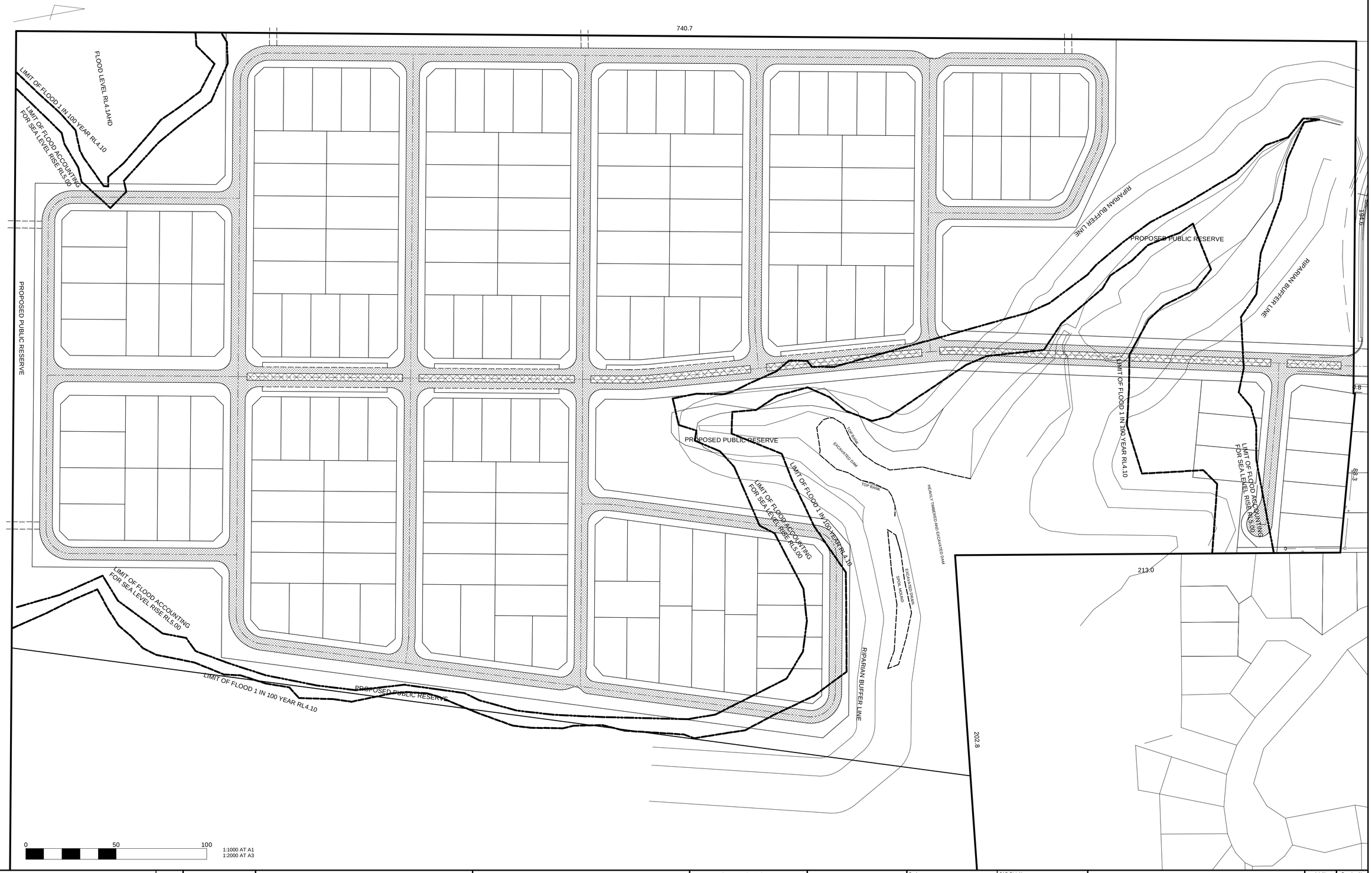

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT LAYOUT

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

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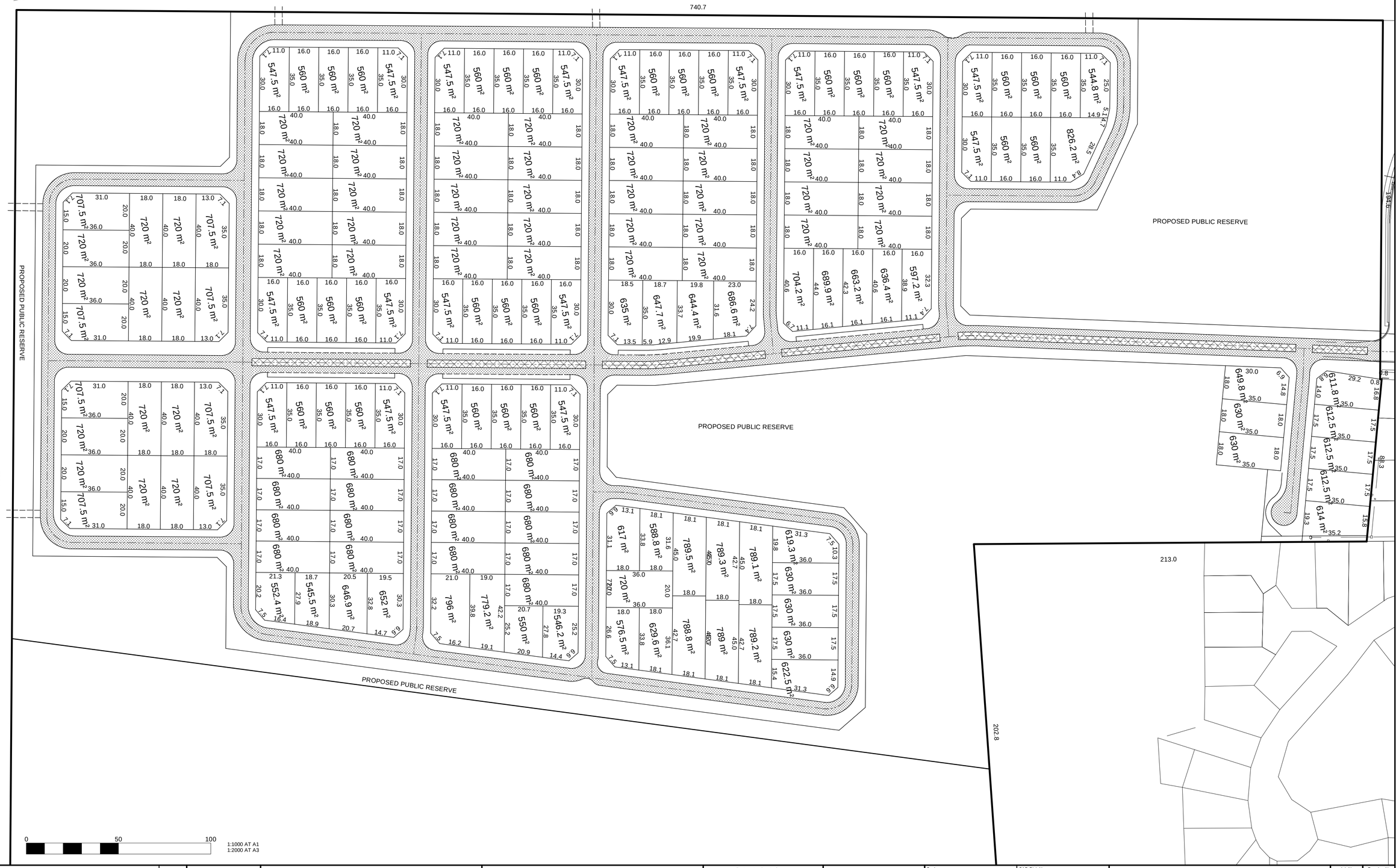

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
ALLOTMENT DIMENSION DETAILS

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

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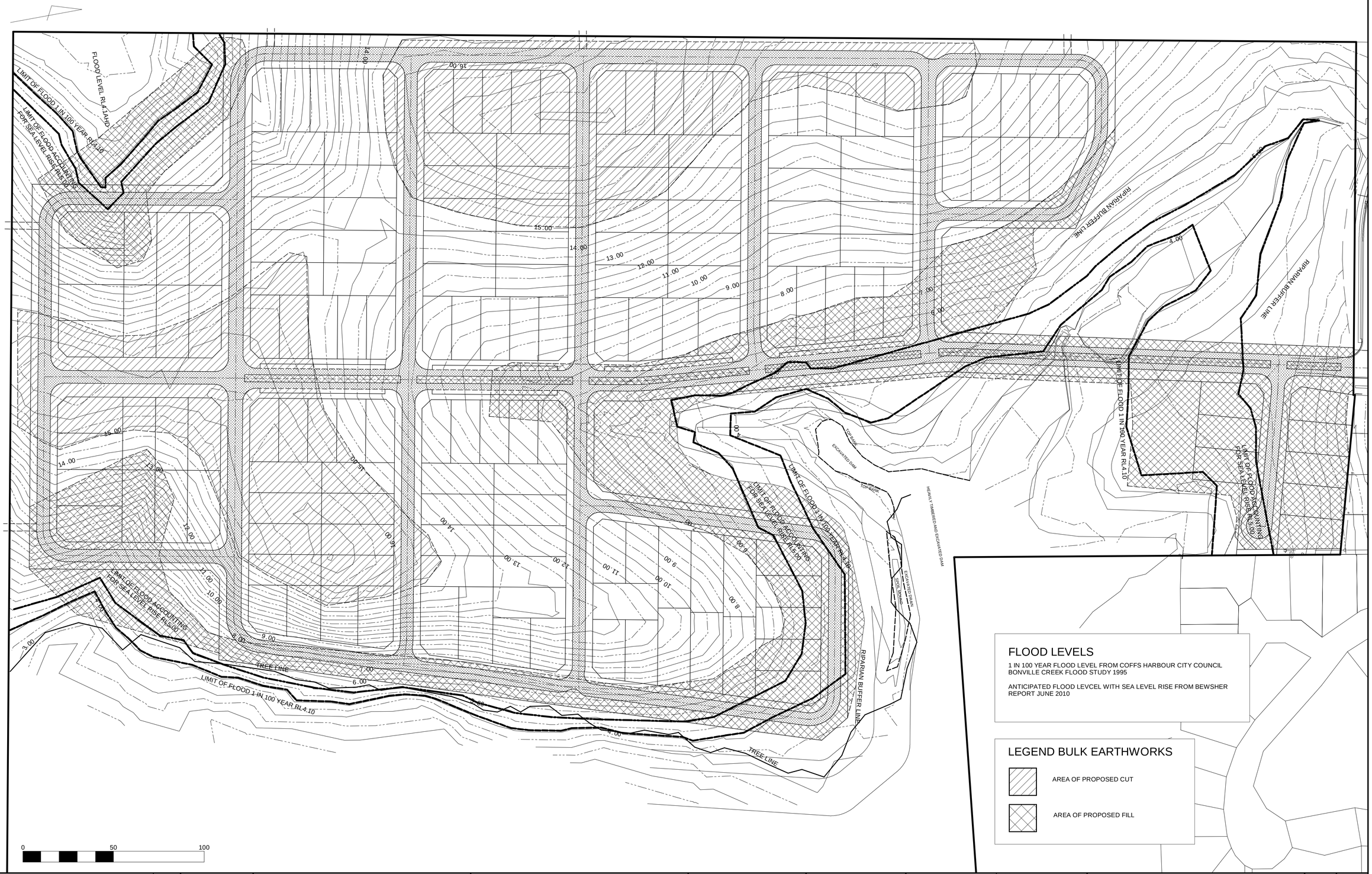

FLOOD LEVELS

1 IN 100 YEAR FLOOD LEVEL FROM COFFS HARBOUR CITY COUNCIL BONVILLE CREEK FLOOD STUDY 1995

ANTICIPATED FLOOD LEVCEL WITH SEA LEVEL RISE FROM BEWSHER REPORT JUNE 2010

LEGEND BULK EARTHWORKS

AREA OF PROPOSED CUT

AREA OF PROPOSED FILL

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPICATION
CONCEPT EARTHWORKS

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CONCEPT ROAD DETAILS

BUS → BUS ROUTE

PROPOSED BUS ROUTE IN ACCORDANCE WITH COUNCIL STRATEGY

FOR BUS STOP SPECIFIC DETAILS REFER TO DETAIL PLANS BY WORLEY PARSONS AND TERRAS LANDSCAPE ARCHITECTS

FIRE TRAIL CONNECTION LOCATIONS TO BONGIL BONGIL NATIONAL PARK CONNECT TO EXISTING FIRE TRAIL INSIDE PARK BOUNDARY

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT ROAD LAYOUT

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

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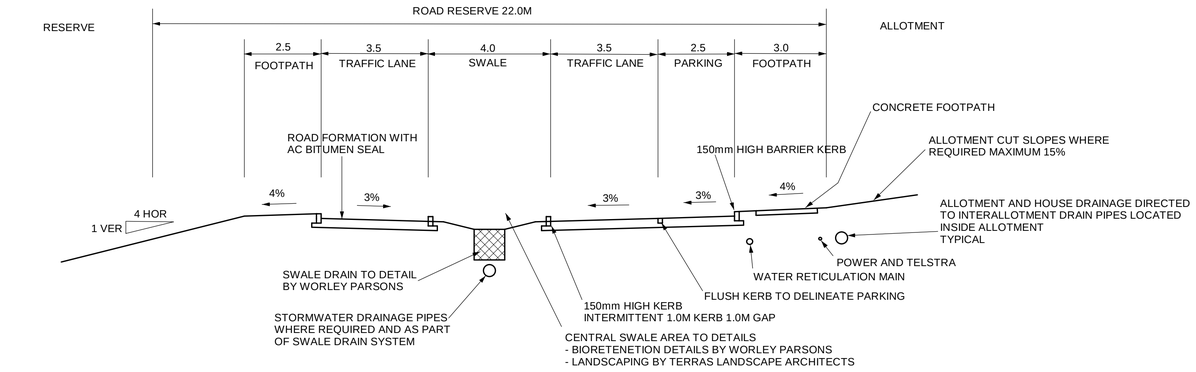

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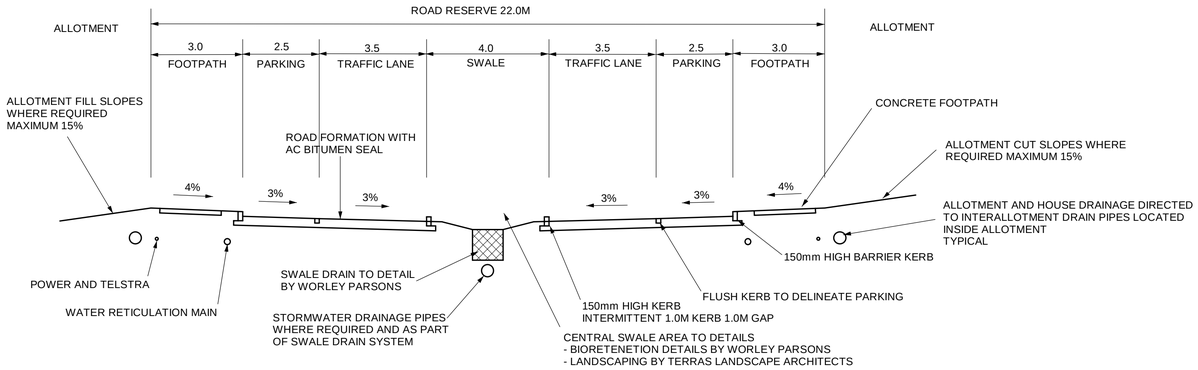
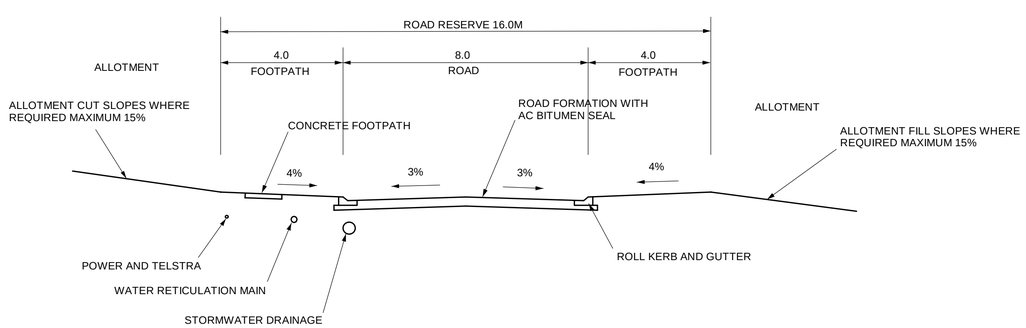
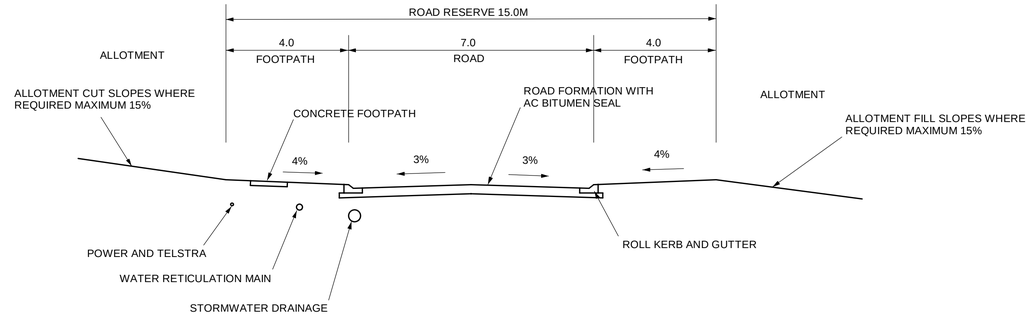


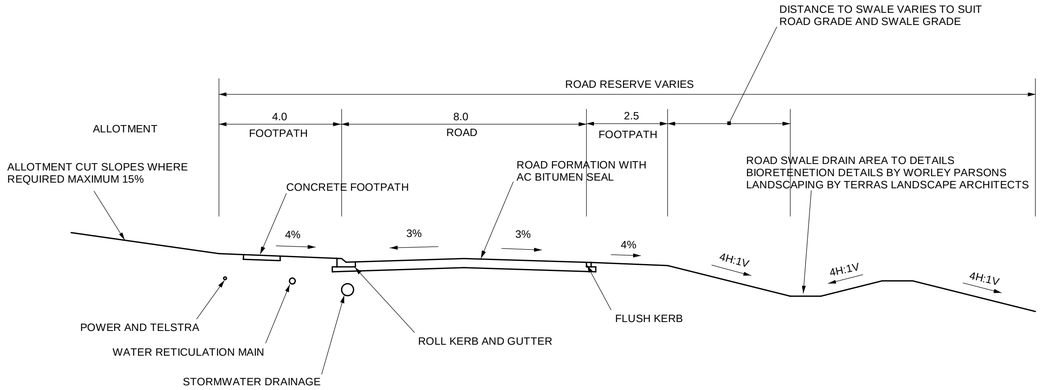
ROAD PROFILE 2 MAIN ENTRY ROAD



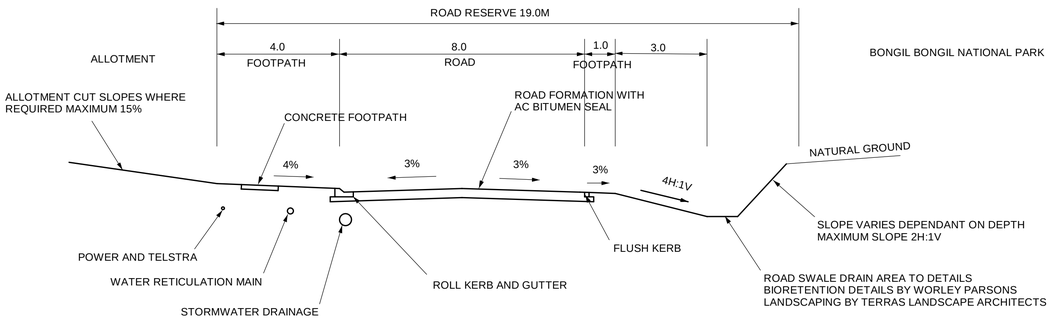
ROAD PROFILE 3 BUS ROUTE



ROAD PROFILE 4 GENERAL INTERNAL



ROAD PROFILE 5



ROAD PROFILE 6

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SUBDIVISION LOT 112 DP 1073791
LYONS ROAD
SAWTELL

DEVELOPMENT APPLICATION
ROAD PROFILES SHEET 1

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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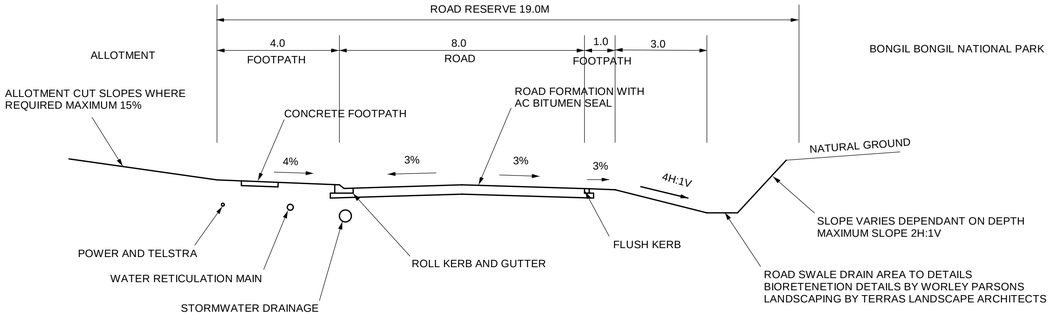

ROAD PROFILE 7

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SUBDIVISION LOT 112 DP 1073791
LYONS ROAD
SAWTELL

DEVELOPMENT APPLICATION
ROAD PROFILES SHEET 2

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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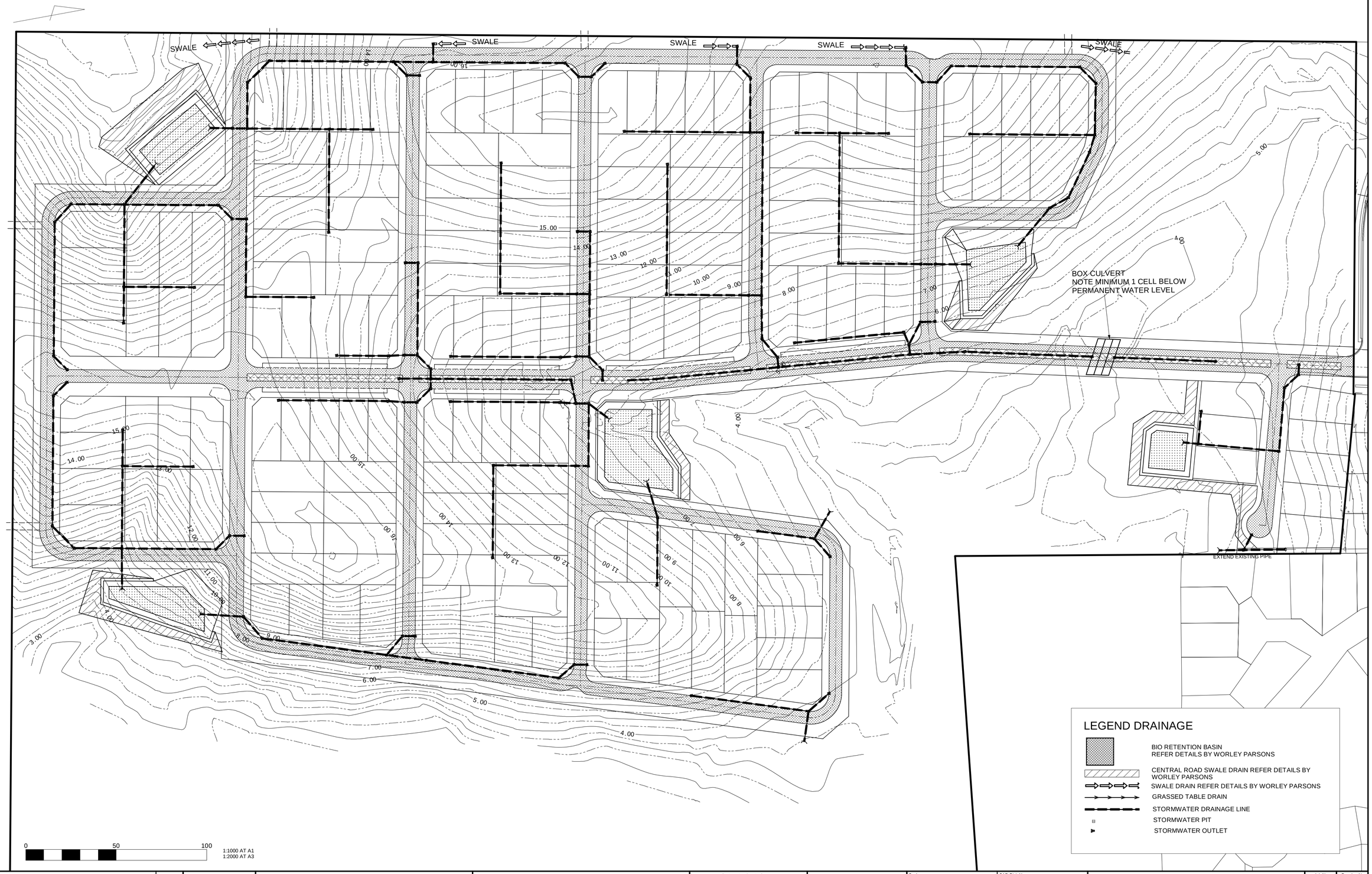

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT STORMWATER

Engineering Details Shown On This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

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City Engineer

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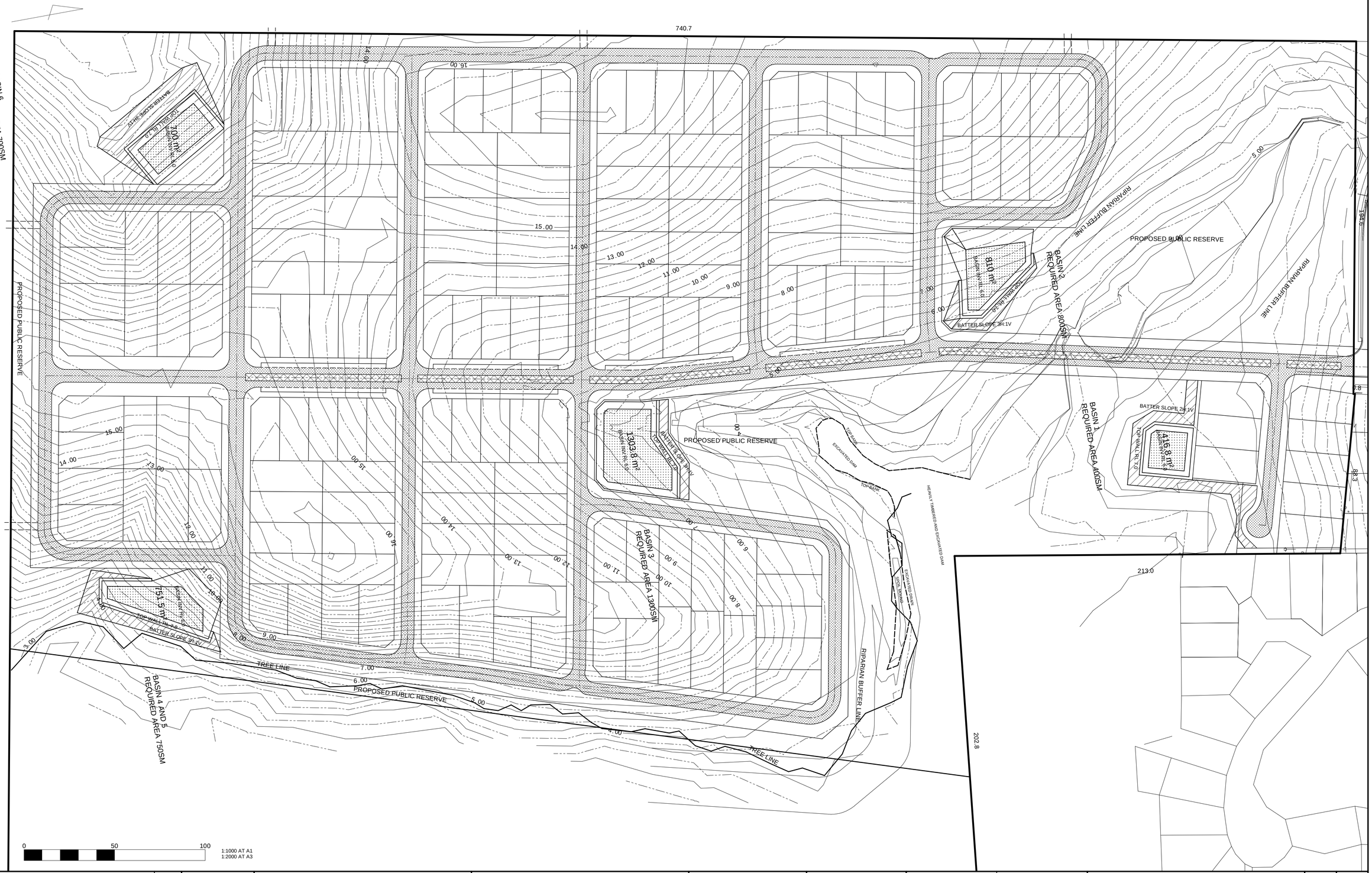

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
WSUD BASIN LAYOUTS

Engineering Details Shown on This Drawing are Certified Correct

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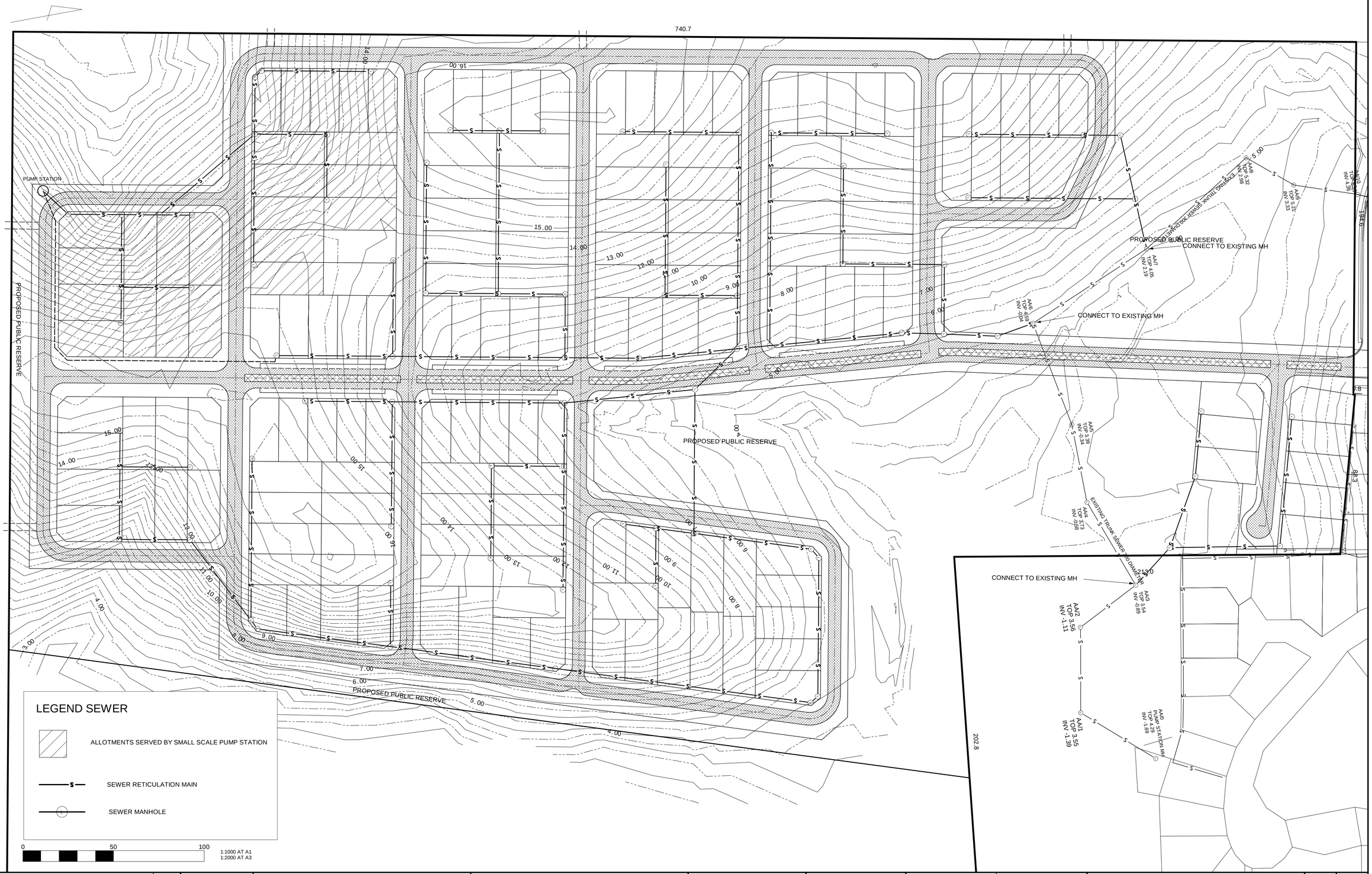

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT SEWER RETICULATION

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT WATER RETICULATION

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons)
MIEAust. Registered
Professional Engineer 97130

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City Engineer

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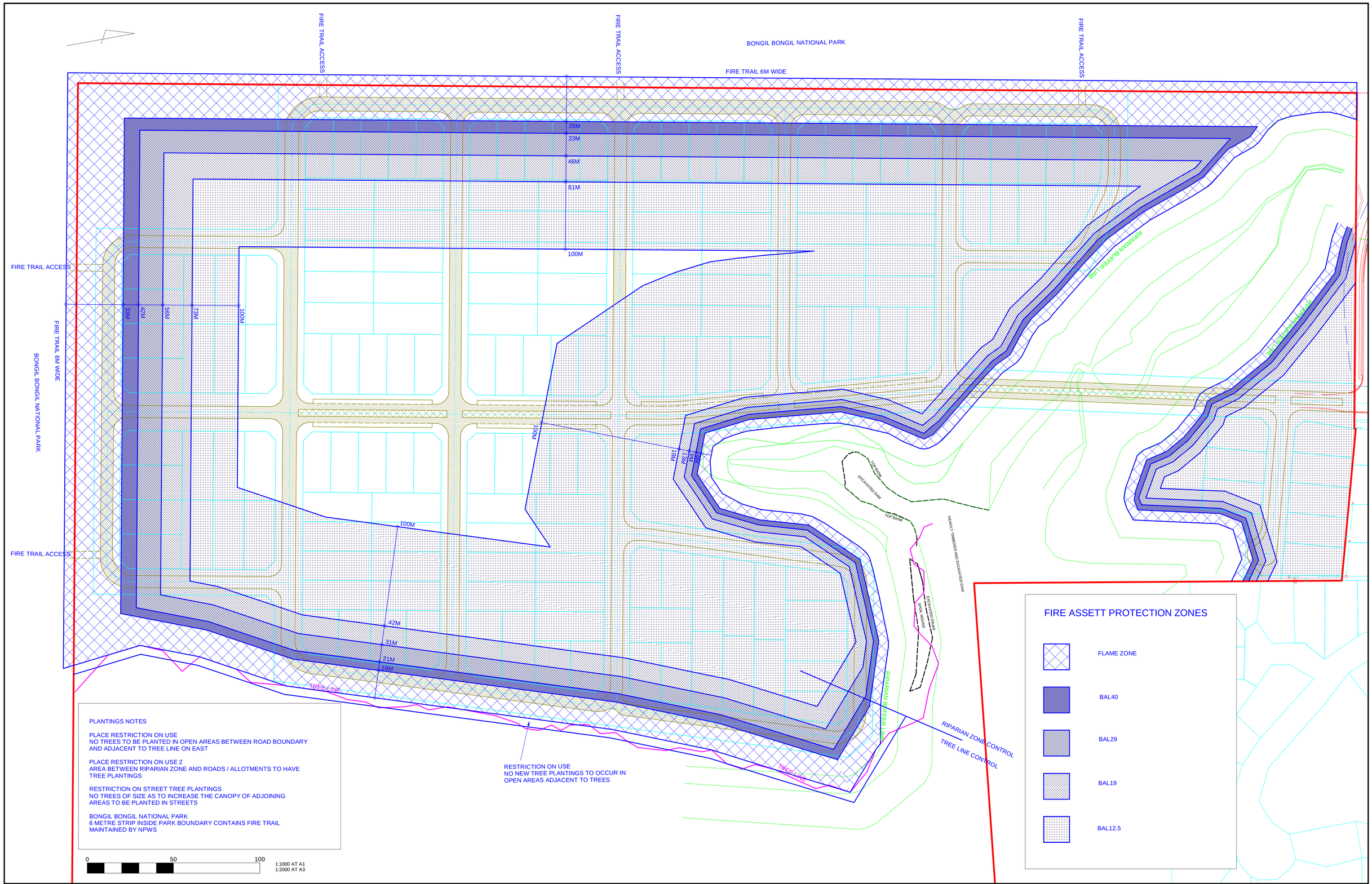

PLANTINGS NOTES

PLACE RESTRICTION ON USE
NO TREES TO BE PLANTED IN OPEN AREAS BETWEEN ROAD BOUNDARY AND ADJACENT TO TREE LINE ON EAST

PLACE RESTRICTION ON USE 2
AREA BETWEEN RIPARIAN ZONE AND ROADS / ALLOTMENTS TO HAVE TREE PLANTINGS

RESTRICTION ON STREET TREE PLANTINGS
NO TREES OF SIZE AS TO INCREASE THE CANOPY OF ADJOINING AREAS TO BE PLANTED IN STREETS

BONGIL BONGIL NATIONAL PARK
6 METRE STRIP INSIDE PARK BOUNDARY CONTAINS FIRE TRAIL MAINTAINED BY NPWS

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
ASSETT PPROTECTION ZONES

Engineering Details Shown on This Drawing are Certified Correct

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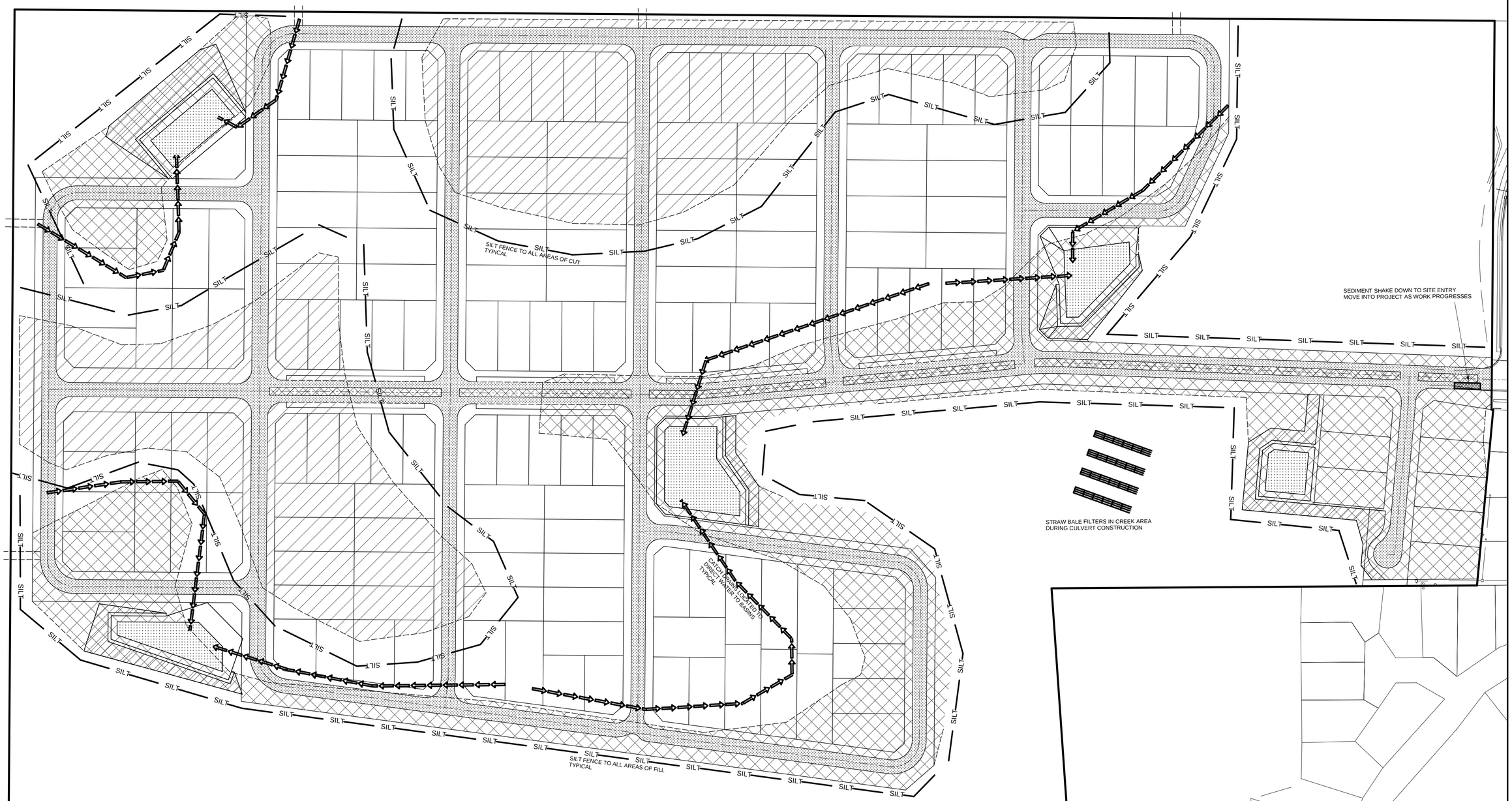

SEDIMENT AND EROSION CONTROL

SILT — SILT FENCE

CATCH DRAIN

SEDIMENT AND EROSION NOTES

DETAILS SHOWN ARE CONCEPT ONLY FOR OVERALL PROJECT

EACH CONSTRUCTION STAGE REQUIRES DETAILED SEDIMENT AND EROSION PLAN FOR ALL WORKS

BIO RETENTION BASINS TO BE USED INITIALLY FOR SEDIMENT COLLECTION AND WHEN SITE IS STABLE ARE TO BE CLEANED OUT AND BIORETENTION FACILITIES CONSTRUCTED

0 50 100

Rev	Date	Revision	Check
A	JULY12	PREFERRED PROJECT DETAILS	

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPICATION
CONCEPT SEDIMENT AND EROSION

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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Job No	Drawing No
0824	114A

Drawing Sheets

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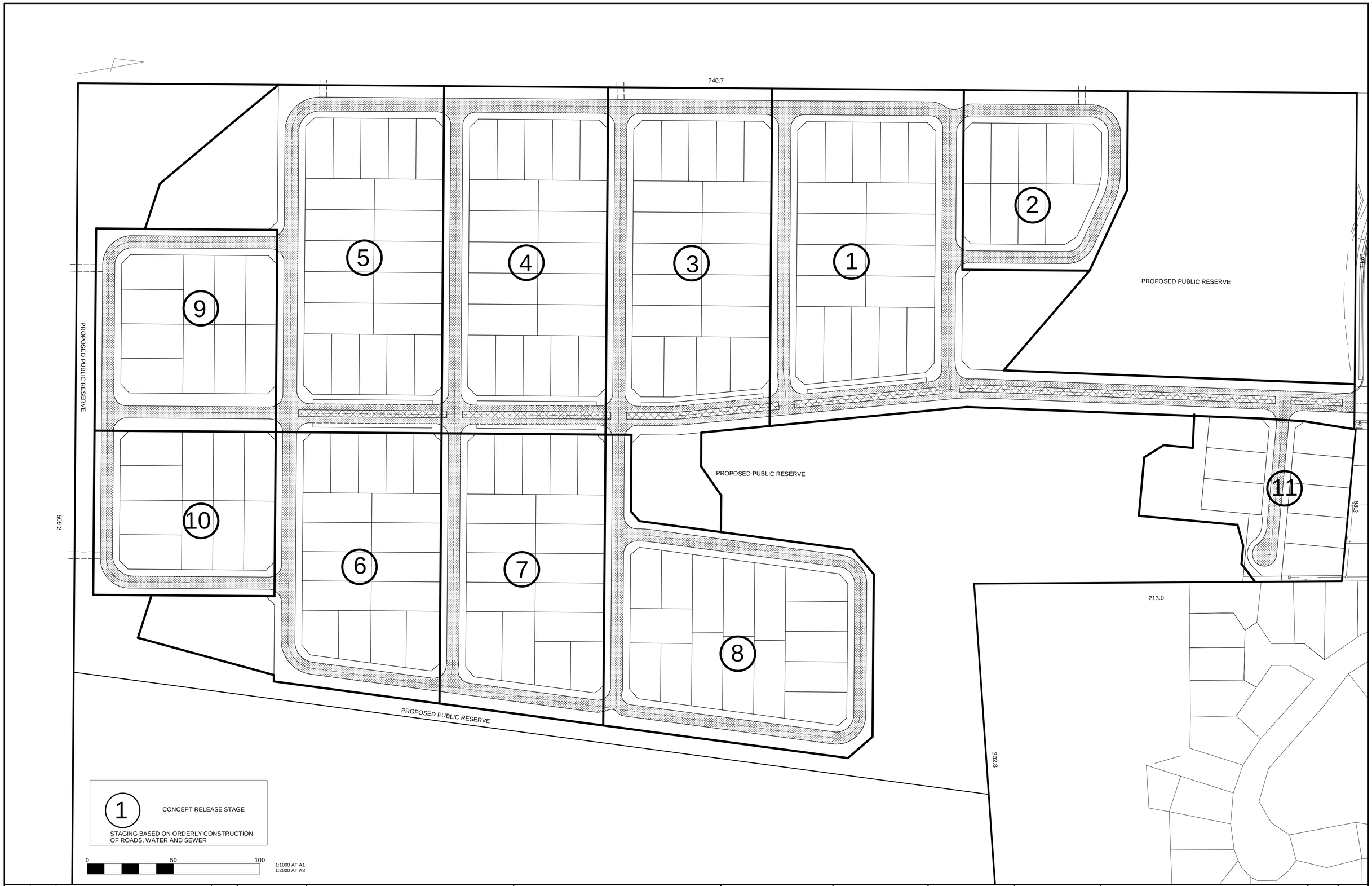

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
CONCEPT STAGING

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons)
MIEAust. Registered
Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

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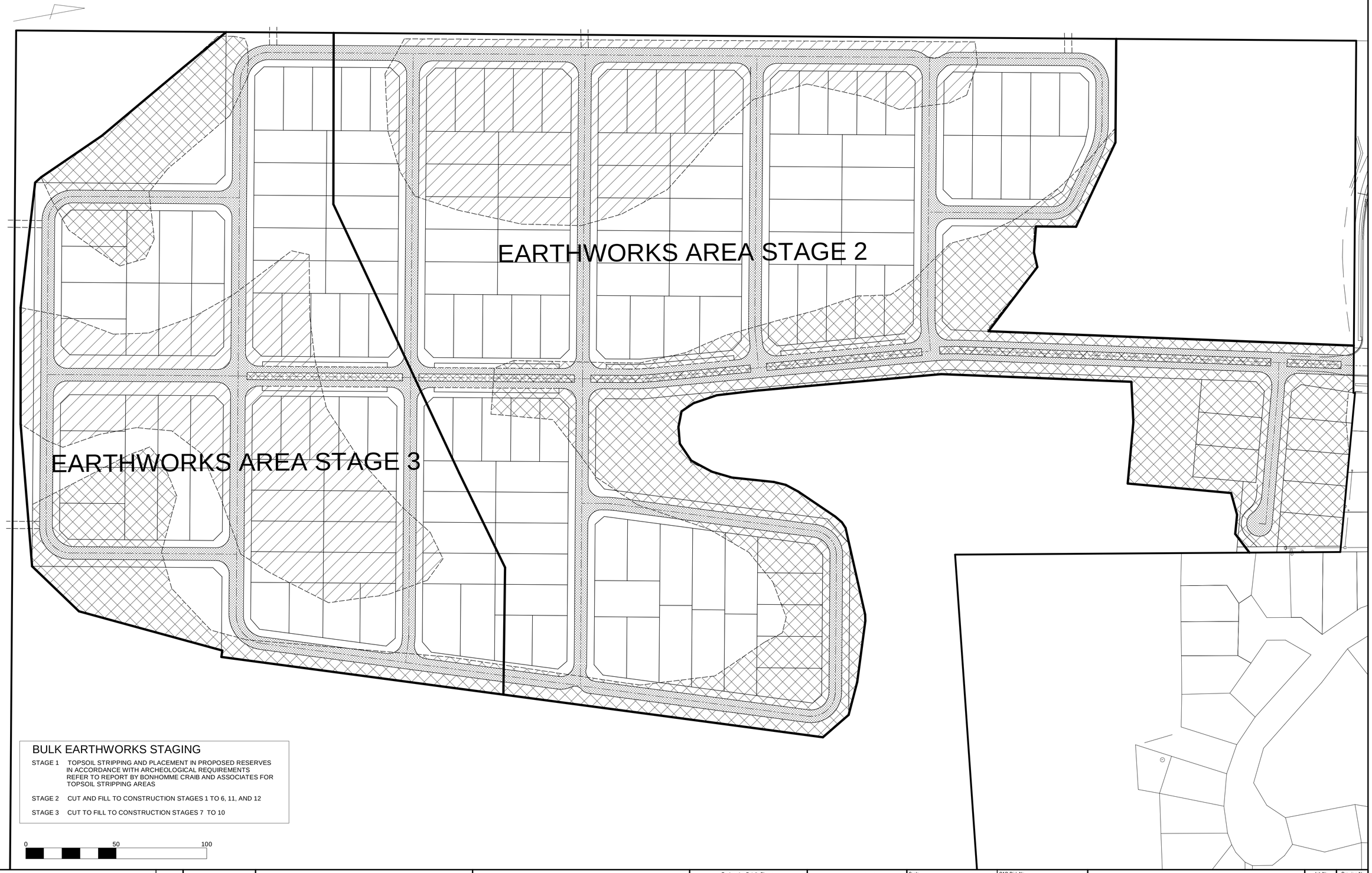

BULK EARTHWORKS STAGING

STAGE 1 TOPSOIL STRIPPING AND PLACEMENT IN PROPOSED RESERVES IN ACCORDANCE WITH ARCHEOLOGICAL REQUIREMENTS REFER TO REPORT BY BONHOMME CRAIB AND ASSOCIATES FOR TOPSOIL STRIPPING AREAS

STAGE 2 CUT AND FILL TO CONSTRUCTION STAGES 1 TO 6, 11, AND 12

STAGE 3 CUT TO FILL TO CONSTRUCTION STAGES 7 TO 10

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PROPOSED SUBDIVISION
LOT 112 DP 1073781
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPICATION
CONCEPT EARTHWORKS STAGING

Engineering Details Shown On This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust, Registered Professional Engineer 97130

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City Engineer

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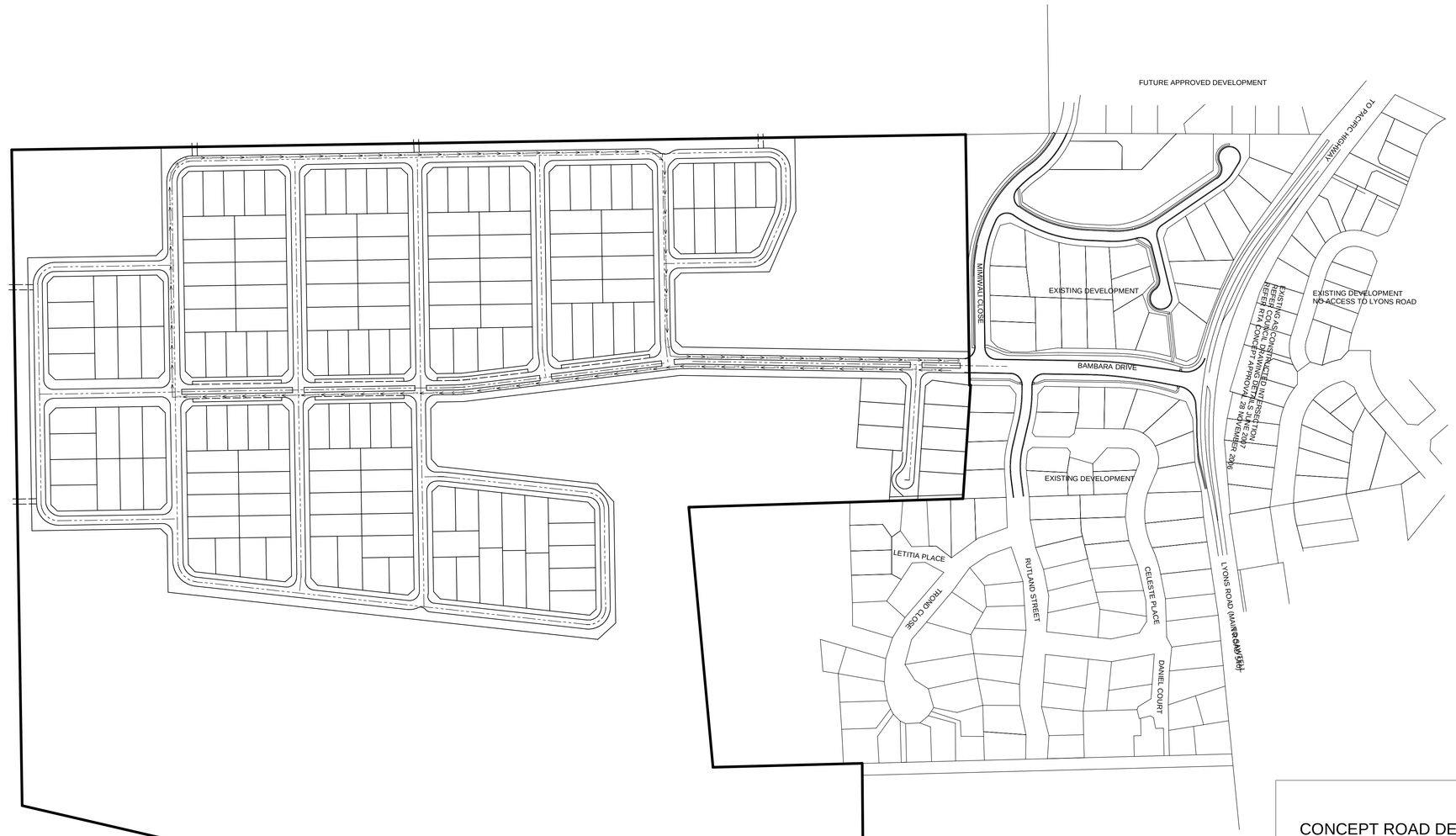

CONCEPT ROAD DETAILS

BUS → BUS ROUTE

PROPOSED BUS ROUTE IN ACCORDANCE WITH COUNCIL STRATEGY

FOR BUS STOP SPECIFIC DETAILS REFER TO DETAIL PLANS BY WORLEY PARSONS AND TERRAS LANDSCAPE ARCHITECTS

FIRE TRAIL CONNECTION LOCATIONS TO BONGIL BONGIL NATIONAL PARK CONNECT TO EXISTING FIRE TRAIL INSIDE PARK BOUNDARY

0 100 200

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PROPOSED SUBDIVISION
LOT 112 DP 1073791
LYONS ROAD
NORTH BONVILLE

DEVELOPMENT APPLICATION
TRAFFIC MANAGEMENT

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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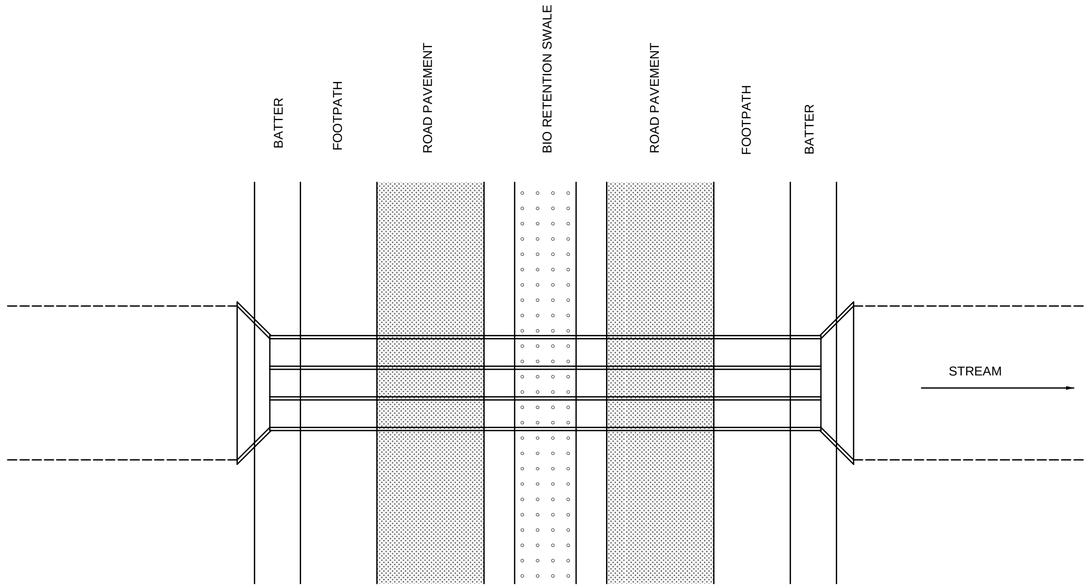
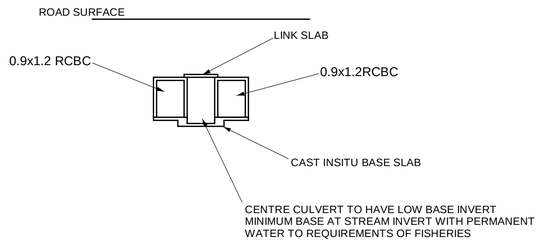
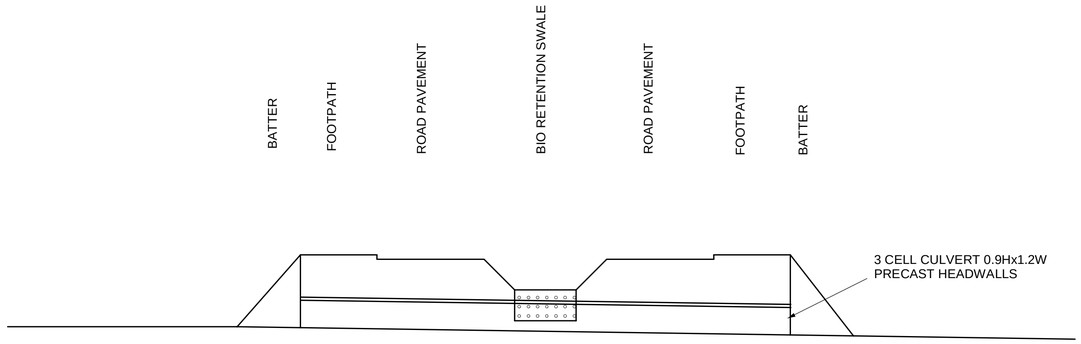


LAYOUT PLAN



CULVERT CROSS SECTION



ROAD SECTION

NOTE

CULVERT DETAILS ARE CONCEPT ONLY
FINAL SIZE SUBJECT TO APPROVAL BY COUNCIL
CATCHMENT AREA 19.60ha
RIPARIAN WATER DEPTH SUBJECT TO APPROVAL BY FISHERIES

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SUBDIVISION LOT 112 DP 1073791
LYONS ROAD
SAWTELL

DEVELOPMENT APPLICATION
CONCEPT CULVERT
BAMBARA DRIVE

Engineering Details Shown on This Drawing are Certified Correct

Geoff Slattery BE(Hons) MIEAust. Registered Professional Engineer 97130

Date

Approved on Behalf Coffs Harbour City Council

City Engineer

Date

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