

NOTE:

DUNHELEN ESTATE STAGES 1 AND 2 WILL BE INITIALLY SUPPLIED FROM YUROKE PR AND DRINKING WATER (DW) AND GREENVALE WEST PR NON-DRINKING WATER (NDW) ZONE AT TWL'S=242M. LATER WITH STAGE 3 OF THE ESTATE, STAGES 1 AND 2 WILL SWAP OVER TO MT RIDLEY PR DW AND NDW ZONE SUPPLIES AT A TWL=270M. AS SUCH SUPPLY PRESSURES WILL INCREASE BY UP TO A MAXIMUM OF 28M AND WILL REQUIRE INSTALLATION OF DOMESTIC PRESSURE REDUCING VALVES ON DOTH DW AND NDW OUTLETS TO EACH PROPERTY.

NOTE:

INFORMATION PROVIDED ON THE PLANS, INCLUDING BOUNDARIES, LEVELS AND RETAINING WALL LOCATIONS, ARE PRELIMINARY ONLY AND SUBJECT TO CONFIRMATION THROUGH SURVEY COMPUTATION, DETAILED ENGINEERING DESIGN AND FUTURE APPROVALS OBTAINED FROM THE RELEVANT AUTHORITIES.

NOTES

1. ALL PATHS WITHIN TREE RESERVES FORM PART OF LANDSCAPE WORKS (SHOWN INDICATIVELY ONLY). THE FINAL LOCATION IS TO BE DETERMINED AT LANDSCAPE PLANNING.
2. DETAILS OF TPZs & TREE PROTECTION FENCING TO BE INSTALLED & MAINTAINED AS PER THE "ARBORICULTURAL ASSESSMENT & REPORT" PRODUCED BY TREEMAP (DATED APRIL 2023).
3. PROPOSED TREE LOCATIONS ARE INDICATIVE ONLY SUBJECT ELECTRICAL & TELECOMMUNICATIONS DETAIL DESIGN .

LEGEND

DESCRIPTION	EXISTING	PROPOSED
WATER MAIN - DRINKING WATER	ExDW	DW
WATER MAIN - NON-DRINKING WATER	ExNDW	NDW
GAS & WATER CONDUITS	GW	GW
UNDERGROUND ELECTRICITY	ExE	E
TELECOMMUNICATIONS & SERVICE PIT	ExT	T
GAS MAIN	ExG	G
SEWER & MANHOLE	ExS	S
CENTRAL INVERT	>	>
COUNCIL STORMWATER DRAIN, PIT & HOUSE DRAIN/PROPERTY INLET	ExD	D
CONCRETE VEHICLE CROSSING		
FINISHED SURFACE LEVEL	43.21	FS44.33
RIDGE LEVEL	R42.55	R42.55
TOP OF WALL LEVEL	TW43.22	TW43.22
BOTTOM OF WALL LEVEL	BW44.54	BW44.54
FILLING GREATER THAN 300mm		
CONCRETE FOOTPATH		
SHARED CONCRETE PATH		
INDICATIVE LANDSCAPING PATHS		
RIDGE / CHANGE OF GRADE LINE		

LEGEND

DESCRIPTION	EXISTING	PROPOSED
SURFACE CONTOUR	51.20	
FALL OF DESIGN SURFACE		
100 YEAR OVERLAND FLOW PATH		
SIGN AND POST		
LIMIT OF WORKS		
RETAINING WALL - CONCRETE SLEEPER		
TREE PROTECTION ZONE FENCING	X	X
PALING FENCE	/	/
TREE		
TREE TO BE REMOVED		
VEGETATION LINE		
VEGETATION LINE TO BE REMOVED		
ASSET REMOVED/ABANDONED	X	X

SERVICES OFFSET TABLE

STREET NAME	GAS		NON-DRINKING WATER		DRINKING WATER		TELCO		ELECTRICITY		SEWER		LIGHTING		STREET TREES	
	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET
WEBSTER TERRACE (16.0m LOCAL ACCESS STREET)	W	2.10	W	2.55	W	3.05	E	1.90	E	2.60	E&W	1.00	BOK (E)	1.00	W&E	TBC
ROAD A (16.0m LOCAL ACCESS STREET)	W	2.10	W	2.55	W	3.05	E	1.90	E	2.60	E&W	1.00	BOK (E)	1.00	W&E	TBC
RARE ROAD (16.0m LOCAL ACCESS STREET)	N	EX. 2.10	N	EX. 2.55	N	EX. 3.05	S	EX. 1.90	S	EX. 2.60	N&S	EX. 1.00	BOK (S)	EX. 1.00	N&S	TBC
DUNHELEN LANE (29.5m BOULEVARD CONNECTOR STREET)	N	EX. 2.00	N	EX. 2.50	N	EX. 3.00	S	EX. VARIES & 1.80	S	EX. VARIES & 2.50	N	EX. 1.00	BOK (N&S)	EX. 1.00	N&S	TBC

1. CONTRACTOR TO MAINTAIN SEPARATE TRENCHES FOR ELECTRICAL/COMMS AND WATER/GAS. IF REQUIRED, TRENCHES SHALL BE SEPARATED BY A 3% STABILIZED SAND TRENCH WALL.
2. NBN AND ELECTRICITY CABLES TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH ELECTRICAL AUTHORITY STANDARD DRAWINGS.
3. GAS AND WATER MAINS TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH MRWA STANDARDS DRAWINGS.

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WARNING

BEWARE OF UNDERGROUND/OVERHEAD SERVICES

THE LOCATION OF SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN. SPECIAL CONSIDERATION SHOULD BE GIVEN TO CONSTRUCTION PROCEDURES UNDER OVERHEAD ELECTRICITY TRANSMISSION LINES.

REV	DATE	DRN	CKD	APP	AMENDMENT
B	14.10.26	AP			UPDATED LAYOUT, ROAD NAME & SERVICE OFFSET TABLE
A	26.02.25	EK	RC	B. J-MONCK	INITIAL ISSUE

H 1:500 SCALE @ A1 (0, 10, 20, 30m)

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APPROVED PE 0005549

DESIGNED: R. CALOS

SCALE: 1:500 @ A1

PROJECT: DUNHELEN - STAGE 03

TITLE: MARKETING PLAN

MUNICIPALITY: HUME CITY COUNCIL

PP No.: P25002

DRAWING No.: 3279-03-990

REVISION: B

ORIGINAL SIZE: A1

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