

STORMWATER DISPOSAL NOTE:

- ALL STORMWATER DISPOSAL TO BE CONTAINED ON SITE TO 2 x 1500Ø x 900mm DEEP SOAKWELLS AS PER SHIRE REQUIREMENTS.
- SOAKWELL LOCATION MAY BE ADJUSTED AT PLUMBERS DISCRETION.

NOTE:

- ANY REPAIRS/REMOVAL/REINSTATING OF FENCING OR RETAINING WALLS WILL BE THE RESPONSIBILITY OF THE OWNER
- ALL TREES SHOWN HATCHED ARE TO BE REMOVED BY OWNER INCLUDING ALL GRUBBING OUT OF THE ROOTS.

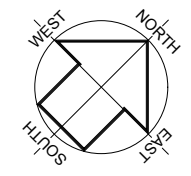
ZONING: RMD-30
SITE AREA: 375 m²
MIN. OLA (10% SITE AREA): 38 m²
ACTUAL OLA: 87 m²
MIN. UNCOVERED (70% OLA): 27 m²
ACTUAL UNCOVERED: 69 m²

NOTE:
 N1 WIND CLASSIFICATION. REFER TO ENGINEERS SPECIFICATION.

COASTAL CATEGORY R4

NOTE: BOUNDARY POSITION AS PER ALIGNMENT

WARNING: BOUNDARY RE-PEG SURVEY WILL BE REQUIRED TO CONFIRM, REPLACE AND/OR ADJUST BOUNDARY MARKS TO THE CORRECT POSITIONS.



LOT 1900
 375 m²
 SANDY

COMMON LEGEND

- PF PEG FOUND
- Pdist PEG DISTURBED
- PG PEG GONE
- ◆ DATUM / CONTROL
- SV STOP VALVE
- HY (GROUND) HYDRANT
- FP FLUSH POINT
- ⊗ TAP WATER TAP
- ⊗ MC METER CONNECTION
- M WATER METER
- DRAINAGE MANHOLE
- ▩ GRATE
- ▭ SIDE ENTRY PIT
- SEW SEWER MANHOLE
- IS INSPECTION SHAFT
- IO INSPECTION OPENING
- CP CONSUMER POLE
- PP POWER POLE
- LP LAMP POST
- SP STAY POLE
- PD POWER DOME / PILLAR
- TEL / NBN TELSTRA / NBN PIT
- GAS GAS METER
- × G GAS LINE MARKER (PT)

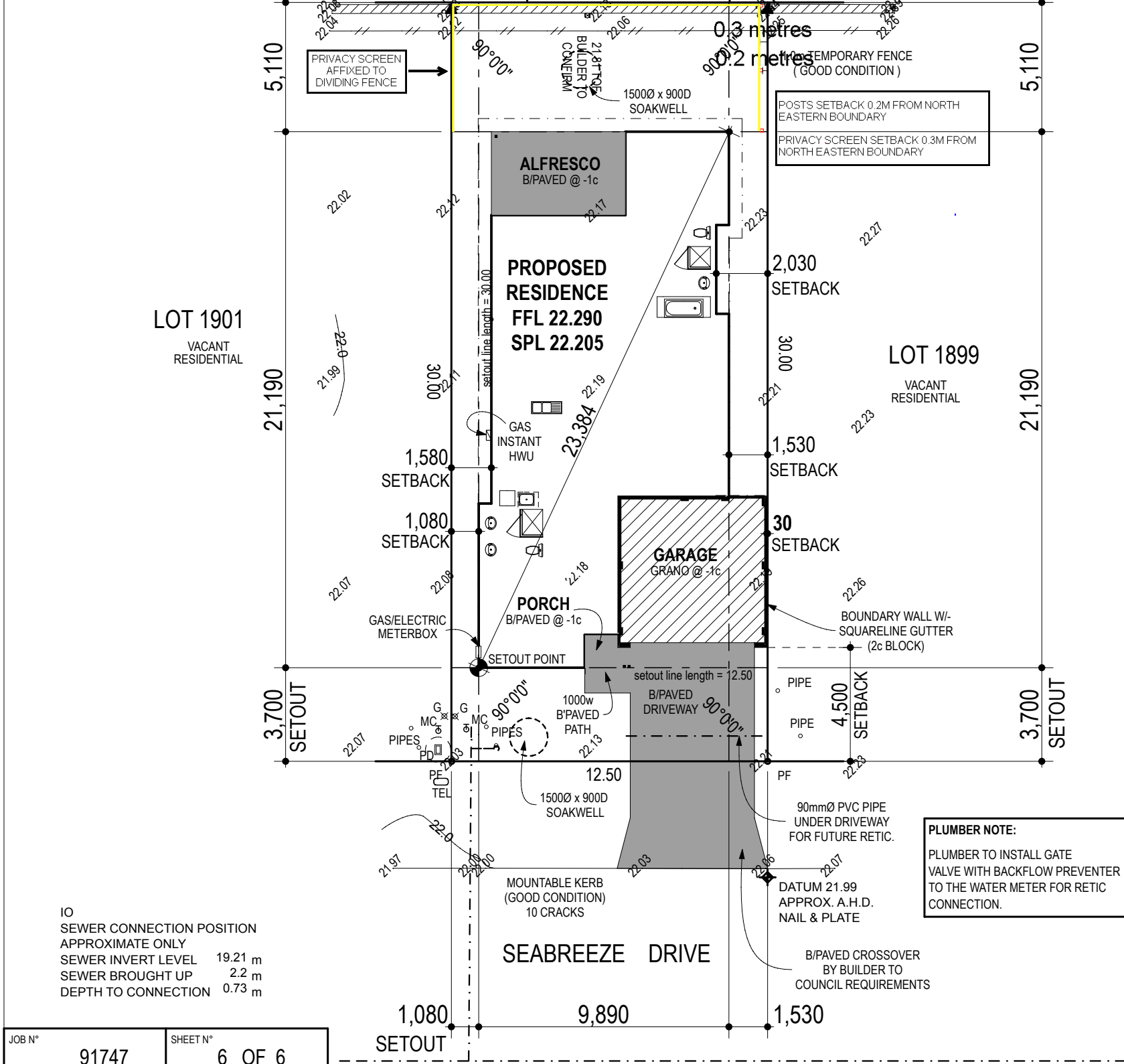
- 99 TOW TOP OF WALL
- 99 TOR TOP OF RETAINER
- 99 STILL STILL DEEPER
- 99 TOB TOP OF BACKING BLOCK
- 99 TOF TOP OF FOOTING
- 99 BOR BOTTOM OF RETAINER
- 99 BOF BOTTOM OF FENCE FRAME

SERVICE INFORMATION

SEWERAGE: YES
 WATER: YES
 PRELAI: YES LEFT
 GAS: YES
 COMM: YES
 POWER: U/G

TBE - To Be Established; BTC - Builder To Confirm

THE INFORMATION ON THIS DRAWING IS CURRENT AS AT THE DATE OF SURVEY. SERVICES ARE TO BE CONFIRMED WITH RELEVANT AUTHORITIES. THIS INCLUDES WITHOUT LIMITATION: SEWERAGE, WATER SUPPLY, DRAINAGE, POWER SUPPLY, GAS SUPPLY & COMMUNICATIONS. FURTHER INTERESTS / NOTIFICATIONS / ENCUMBRANCES MAY BE LISTED ON THE CERTIFICATE OF TITLE.

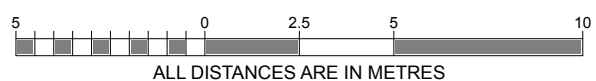


PLUMBER NOTE:
 PLUMBER TO INSTALL GATE VALVE WITH BACKFLOW PREVENTER TO THE WATER METER FOR RETIC CONNECTION.

IO SEWER CONNECTION POSITION APPROXIMATE ONLY
 SEWER INVERT LEVEL 19.21 m
 SEWER BROUGHT UP 2.2 m
 DEPTH TO CONNECTION 0.73 m

JOB N° 91747 SHEET N° 6 OF 6

REVISION	VO #	DRN	DATE	CHK	CLIENT:
SITE SURVEY	DAS	AGM	21/12/18	JOS	DATE:
6* REPORT		SD	24/04/19	JOS	CLIENT:
		SD	24/04/19	SD	DATE:
					BUILDER:
					DATE:



<p>AUTOMATED SURVEYS PTY LTD LICENSED SURVEYORS and DEVELOPMENT CONSULTANTS 3 HASLER RD, OSBORNE PARK, WA 6017 P.O.Box 1862, Osborne Park DC WA 6916 Telephone (08) 9214 1777 www.automatedsurveys.com.au</p>		CLIENT: ESSEX PROJECT: LOT 1900 SEABREEZE DRIVE, YANCHEP AUTHORITY: CITY OF WANNEROO PLAN: SITE SURVEY		UBD MAP: 42 / 77 / 60 PACKAGE: B SCALE: 1: 200 @ A3	
REV: 16/04/2019 DATE OF SURVEY: 16/04/2019 DESCRIPTION: SITE SURVEY SURVEYOR: JRD DRAFTER: ABR CHECKED:	BUILDER: HOMESTART REF: H 91747 PLAN: DP 414502 CT: N/A	SHEET: 1 of 1 DRAWING No.: 226959 REV: A	H. Grid: LOCAL V. Datum: APPROX. A.H.D level: 22.39 Local level: 22.39 A.H.D. value derived from: SEWER M/H AE9288 Distance from Datum: 21.81 m Approx. distance: 0.38 km FROM COAST LINE		

SCALE = 1:50

NORTH WESTERN
ELEVATION (REAR)

1.8M HIGH DIVIDING
FENCE

POST

0.05 metres

0.2 metres

0.09 metres

0.3 metres

PRVACY SCREEN ATTACHED
TO DIVIDING FENCE

12.2 metres

12500

SOUTH WESTERN
ELEVATION (SIDE)

NORTH EASTERN
ELEVATION (SIDE)

PRVACY SCREEN ATTACHED
TO DIVIDING FENCE

POSTS SETBACK 0.2M FROM BOUNDARY

PRVACY SCREEN SETBACK 0.3M FROM
BOUNDARY

EXISTING
CIRCOND FENCE

BAMBOO SCREENING

5mm Squares

400

2200

1800

200

EXISTING
GROUND LVI

400

2200

1800

200

NEW
GROUND LVI

400 400

EXISTING
CIRCOND FENCE

200 200

5000

5000