

DA Form 1 – Development application details

Approved form (version 1.3 effective 28 September 2020) made under section 282 of the Planning Act 2016.

This form **must** be used to make a development application **involving code assessment or impact assessment**, except when applying for development involving only building work.

For a development application involving **building work only**, use *DA Form 2 – Building work details*.

For a development application involving **building work associated with any other type of assessable development (i.e. material change of use, operational work or reconfiguring a lot)**, use this form (*DA Form 1*) and parts 4 to 6 of *DA Form 2 – Building work details*.

Unless stated otherwise, all parts of this form **must** be completed in full and all required supporting information **must** accompany the development application.

One or more additional pages may be attached as a schedule to this development application if there is insufficient space on the form to include all the necessary information.

This form and any other form relevant to the development application must be used to make a development application relating to strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994*, and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*. For the purpose of assessing a development application relating to strategic port land and Brisbane core port land, any reference to a planning scheme is taken to mean a land use plan for the strategic port land, Brisbane port land use plan for Brisbane core port land, or a land use plan for airport land.

Note: All terms used in this form have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).

PART 1 – APPLICANT DETAILS

1) Applicant details	
Applicant name(s) (individual or company full name)	George Argrou
Contact name (only applicable for companies)	
Postal address (P.O. Box or street address)	c/- EDGE Consulting Engineers Level 1, 28 Balaclava Street
Suburb	Woolloongabba
State	QLD
Postcode	4102
Country	Australia
Contact number	+61 7 3392 3671
Email address (non-mandatory)	civiladmin@edgece.com
Mobile number (non-mandatory)	
Fax number (non-mandatory)	
Applicant's reference number(s) (if applicable)	

2) Owner's consent	
2.1) Is written consent of the owner required for this development application?	
<input type="checkbox"/> Yes – the written consent of the owner(s) is attached to this development application	
<input checked="" type="checkbox"/> No – proceed to 3)	



Queensland
Government

PART 2 – LOCATION DETAILS

3) Location of the premises (complete 3.1) or 3.2), and 3.3) as applicable)

Note: Provide details below and attach a site plan for any or all premises part of the development application. For further information, see [DA Forms Guide: Relevant plans](#).

3.1) Street address and lot on plan

- ☐ Street address **AND** lot on plan (all lots must be listed), **or**
☐ Street address **AND** lot on plan for an adjoining or adjacent property of the premises (appropriate for development in water but adjoining or adjacent to land e.g. jetty, pontoon. All lots must be listed).

a)	Unit No.	Street No.	Street Name and Type	Suburb
		14	Murphy Street	Port Douglas
	Postcode	Lot No.	Plan Type and Number (e.g. RP, SP)	Local Government Area(s)
		114	PTD2094	Douglas Shire Council
b)	Unit No.	Street No.	Street Name and Type	Suburb
	Postcode	Lot No.	Plan Type and Number (e.g. RP, SP)	Local Government Area(s)

3.2) Coordinates of premises (appropriate for development in remote areas, over part of a lot or in water not adjoining or adjacent to land e.g. channel dredging in Moreton Bay)

Note: Place each set of coordinates in a separate row.

- ☐ Coordinates of premises by longitude and latitude

Longitude(s)	Latitude(s)	Datum	Local Government Area(s) (if applicable)
		<input type="checkbox"/> WGS84 <input type="checkbox"/> GDA94 <input type="checkbox"/> Other: <input type="text"/>	

- ☐ Coordinates of premises by easting and northing

Easting(s)	Northing(s)	Zone Ref.	Datum	Local Government Area(s) (if applicable)
		<input type="checkbox"/> 54 <input type="checkbox"/> 55 <input type="checkbox"/> 56	<input type="checkbox"/> WGS84 <input type="checkbox"/> GDA94 <input type="checkbox"/> Other: <input type="text"/>	

3.3) Additional premises

- ☐ Additional premises are relevant to this development application and the details of these premises have been attached in a schedule to this development application
☒ Not required

4) Identify any of the following that apply to the premises and provide any relevant details

- ☐ In or adjacent to a water body or watercourse or in or above an aquifer

Name of water body, watercourse or aquifer:

- ☐ On strategic port land under the *Transport Infrastructure Act 1994*

Lot on plan description of strategic port land:

Name of port authority for the lot:

- ☐ In a tidal area

Name of local government for the tidal area (if applicable):

Name of port authority for tidal area (if applicable):

- ☐ On airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*

Name of airport:

<input type="checkbox"/> Listed on the Environmental Management Register (EMR) under the <i>Environmental Protection Act 1994</i>
EMR site identification: <input type="text"/>
<input type="checkbox"/> Listed on the Contaminated Land Register (CLR) under the <i>Environmental Protection Act 1994</i>
CLR site identification: <input type="text"/>

5) Are there any existing easements over the premises?

Note: Easement uses vary throughout Queensland and are to be identified correctly and accurately. For further information on easements and how they may affect the proposed development, see [DA Forms Guide](#).

- ☐ Yes – All easement locations, types and dimensions are included in plans submitted with this development application
- ☒ No

PART 3 – DEVELOPMENT DETAILS

Section 1 – Aspects of development

6.1) Provide details about the first development aspect

a) What is the type of development? *(tick only one box)*

- ☐ Material change of use ☐ Reconfiguring a lot ☒ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

- ☒ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

- ☒ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots):*

Operational Works (Dwelling House)

e) Relevant plans

Note: *Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms guide: Relevant plans](#).*

- ☒ Relevant plans of the proposed development are attached to the development application

6.2) Provide details about the second development aspect

a) What is the type of development? *(tick only one box)*

- ☐ Material change of use ☐ Reconfiguring a lot ☐ Operational work ☐ Building work

b) What is the approval type? *(tick only one box)*

- ☐ Development permit ☐ Preliminary approval ☐ Preliminary approval that includes a variation approval

c) What is the level of assessment?

- ☐ Code assessment ☐ Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots):*

e) Relevant plans

Note: *Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms Guide: Relevant plans](#).*

- ☐ Relevant plans of the proposed development are attached to the development application

6.3) Additional aspects of development

- ☐ Additional aspects of development are relevant to this development application and the details for these aspects that would be required under Part 3 Section 1 of this form have been attached to this development application

- ☒ Not required

Section 2 – Further development details

7) Does the proposed development application involve any of the following?	
Material change of use	<input type="checkbox"/> Yes – complete division 1 if assessable against a local planning instrument
Reconfiguring a lot	<input type="checkbox"/> Yes – complete division 2
Operational work	<input checked="" type="checkbox"/> Yes – complete division 3
Building work	<input type="checkbox"/> Yes – complete <i>DA Form 2 – Building work details</i>

Division 1 – Material change of use

Note: This division is only required to be completed if any part of the development application involves a material change of use assessable against a local planning instrument.

8.1) Describe the proposed material change of use			
Provide a general description of the proposed use	Provide the planning scheme definition (include each definition in a new row)	Number of dwelling units (if applicable)	Gross floor area (m ²) (if applicable)
8.2) Does the proposed use involve the use of existing buildings on the premises?			
<input type="checkbox"/> Yes			
<input type="checkbox"/> No			

Division 2 – Reconfiguring a lot

Note: This division is only required to be completed if any part of the development application involves reconfiguring a lot.

9.1) What is the total number of existing lots making up the premises?	
1	
9.2) What is the nature of the lot reconfiguration? (tick all applicable boxes)	
<input type="checkbox"/> Subdivision (complete 10))	<input type="checkbox"/> Dividing land into parts by agreement (complete 11))
<input type="checkbox"/> Boundary realignment (complete 12))	<input type="checkbox"/> Creating or changing an easement giving access to a lot from a constructed road (complete 13))

10) Subdivision				
10.1) For this development, how many lots are being created and what is the intended use of those lots:				
Intended use of lots created	Residential	Commercial	Industrial	Other, please specify:
Number of lots created				
10.2) Will the subdivision be staged?				
<input type="checkbox"/> Yes – provide additional details below				
<input type="checkbox"/> No				
How many stages will the works include?				
What stage(s) will this development application apply to?				

11) Dividing land into parts by agreement – how many parts are being created and what is the intended use of the parts?				
Intended use of parts created	Residential	Commercial	Industrial	Other, please specify:
Number of parts created				

12) Boundary realignment			
12.1) What are the current and proposed areas for each lot comprising the premises?			
Current lot		Proposed lot	
Lot on plan description	Area (m ²)	Lot on plan description	Area (m ²)
12.2) What is the reason for the boundary realignment?			

13) What are the dimensions and nature of any existing easements being changed and/or any proposed easement? (attach schedule if there are more than two easements)				
Existing or proposed?	Width (m)	Length (m)	Purpose of the easement? (e.g. pedestrian access)	Identify the land/lot(s) benefitted by the easement

Division 3 – Operational work

Note: This division is only required to be completed if any part of the development application involves operational work.

14.1) What is the nature of the operational work?	
<input checked="" type="checkbox"/> Road work <input checked="" type="checkbox"/> Drainage work <input type="checkbox"/> Landscaping <input type="checkbox"/> Other – please specify:	<input checked="" type="checkbox"/> Stormwater <input checked="" type="checkbox"/> Earthworks <input type="checkbox"/> Signage <input checked="" type="checkbox"/> Water infrastructure <input checked="" type="checkbox"/> Sewage infrastructure <input checked="" type="checkbox"/> Clearing vegetation
14.2) Is the operational work necessary to facilitate the creation of new lots? (e.g. subdivision)	
<input type="checkbox"/> Yes – specify number of new lots:	
<input checked="" type="checkbox"/> No	
14.3) What is the monetary value of the proposed operational work? (include GST, materials and labour)	
\$	

PART 4 – ASSESSMENT MANAGER DETAILS

15) Identify the assessment manager(s) who will be assessing this development application
Douglas Shire Council
16) Has the local government agreed to apply a superseded planning scheme for this development application?
<input type="checkbox"/> Yes – a copy of the decision notice is attached to this development application <input type="checkbox"/> The local government is taken to have agreed to the superseded planning scheme request – relevant documents attached <input checked="" type="checkbox"/> No

PART 5 – REFERRAL DETAILS

17) Does this development application include any aspects that have any referral requirements?

Note: A development application will require referral if prescribed by the Planning Regulation 2017.

- ☒ No, there are no referral requirements relevant to any development aspects identified in this development application – proceed to Part 6

Matters requiring referral to the **Chief Executive of the Planning Act 2016:**

- ☐ Clearing native vegetation
- ☐ Contaminated land (*unexploded ordnance*)
- ☐ Environmentally relevant activities (ERA) (*only if the ERA has not been devolved to a local government*)
- ☐ Fisheries – aquaculture
- ☐ Fisheries – declared fish habitat area
- ☐ Fisheries – marine plants
- ☐ Fisheries – waterway barrier works
- ☐ Hazardous chemical facilities
- ☐ Heritage places – Queensland heritage place (*on or near a Queensland heritage place*)
- ☐ Infrastructure-related referrals – designated premises
- ☐ Infrastructure-related referrals – state transport infrastructure
- ☐ Infrastructure-related referrals – State transport corridor and future State transport corridor
- ☐ Infrastructure-related referrals – State-controlled transport tunnels and future state-controlled transport tunnels
- ☐ Infrastructure-related referrals – near a state-controlled road intersection
- ☐ Koala habitat in SEQ region – interfering with koala habitat in koala habitat areas outside koala priority areas
- ☐ Koala habitat in SEQ region – key resource areas
- ☐ Ports – Brisbane core port land – near a State transport corridor or future State transport corridor
- ☐ Ports – Brisbane core port land – environmentally relevant activity (ERA)
- ☐ Ports – Brisbane core port land – tidal works or work in a coastal management district
- ☐ Ports – Brisbane core port land – hazardous chemical facility
- ☐ Ports – Brisbane core port land – taking or interfering with water
- ☐ Ports – Brisbane core port land – referable dams
- ☐ Ports – Brisbane core port land – fisheries
- ☐ Ports – Land within Port of Brisbane's port limits (*below high-water mark*)
- ☐ SEQ development area
- ☐ SEQ regional landscape and rural production area or SEQ rural living area – tourist activity or sport and recreation activity
- ☐ SEQ regional landscape and rural production area or SEQ rural living area – community activity
- ☐ SEQ regional landscape and rural production area or SEQ rural living area – indoor recreation
- ☐ SEQ regional landscape and rural production area or SEQ rural living area – urban activity
- ☐ SEQ regional landscape and rural production area or SEQ rural living area – combined use
- ☐ Tidal works or works in a coastal management district
- ☐ Reconfiguring a lot in a coastal management district or for a canal
- ☐ Erosion prone area in a coastal management district
- ☐ Urban design
- ☐ Water-related development – taking or interfering with water
- ☐ Water-related development – removing quarry material (*from a watercourse or lake*)
- ☐ Water-related development – referable dams
- ☐ Water-related development – levees (*category 3 levees only*)
- ☐ Wetland protection area

Matters requiring referral to the **local government:**

- ☐ Airport land
- ☐ Environmentally relevant activities (ERA) (*only if the ERA has been devolved to local government*)

<input type="checkbox"/> Heritage places – Local heritage places
Matters requiring referral to the Chief Executive of the distribution entity or transmission entity:
<input type="checkbox"/> Infrastructure-related referrals – Electricity infrastructure
Matters requiring referral to:
<ul style="list-style-type: none"> • The Chief Executive of the holder of the licence, if not an individual • The holder of the licence, if the holder of the licence is an individual
<input type="checkbox"/> Infrastructure-related referrals – Oil and gas infrastructure
Matters requiring referral to the Brisbane City Council:
<input type="checkbox"/> Ports – Brisbane core port land
Matters requiring referral to the Minister responsible for administering the <i>Transport Infrastructure Act 1994</i>:
<input type="checkbox"/> Ports – Brisbane core port land (<i>where inconsistent with the Brisbane port LUP for transport reasons</i>)
<input type="checkbox"/> Ports – Strategic port land
Matters requiring referral to the relevant port operator , if applicant is not port operator:
<input type="checkbox"/> Ports – Land within Port of Brisbane's port limits (<i>below high-water mark</i>)
Matters requiring referral to the Chief Executive of the relevant port authority:
<input type="checkbox"/> Ports – Land within limits of another port (<i>below high-water mark</i>)
Matters requiring referral to the Gold Coast Waterways Authority:
<input type="checkbox"/> Tidal works or work in a coastal management district (<i>in Gold Coast waters</i>)
Matters requiring referral to the Queensland Fire and Emergency Service:
<input type="checkbox"/> Tidal works or work in a coastal management district (<i>involving a marina (more than six vessel berths)</i>)

18) Has any referral agency provided a referral response for this development application?		
<input type="checkbox"/> Yes – referral response(s) received and listed below are attached to this development application		
<input checked="" type="checkbox"/> No		
Referral requirement	Referral agency	Date of referral response
Identify and describe any changes made to the proposed development application that was the subject of the referral response and this development application, or include details in a schedule to this development application (<i>if applicable</i>).		

PART 6 – INFORMATION REQUEST

19) Information request under Part 3 of the DA Rules
<input checked="" type="checkbox"/> I agree to receive an information request if determined necessary for this development application
<input type="checkbox"/> I do not agree to accept an information request for this development application
<p>Note: By not agreeing to accept an information request I, the applicant, acknowledge:</p> <ul style="list-style-type: none"> • that this development application will be assessed and decided based on the information provided when making this development application and the assessment manager and any referral agencies relevant to the development application are not obligated under the DA Rules to accept any additional information provided by the applicant for the development application unless agreed to by the relevant parties • Part 3 of the DA Rules will still apply if the application is an application listed under section 11.3 of the DA Rules. <p>Further advice about information requests is contained in the <u>DA Forms Guide</u>.</p>

PART 7 – FURTHER DETAILS

20) Are there any associated development applications or current approvals? (e.g. a preliminary approval)

- ☒ Yes – provide details below or include details in a schedule to this development application
☐ No

List of approval/development application references	Reference number	Date	Assessment manager
<input checked="" type="checkbox"/> Approval <input type="checkbox"/> Development application	MCUC 2022_4732/1	7 October 2022	Douglas Shire Council
<input type="checkbox"/> Approval <input type="checkbox"/> Development application			

21) Has the portable long service leave levy been paid? (only applicable to development applications involving building work or operational work)

- ☐ Yes – a copy of the receipted QLeave form is attached to this development application
☒ No – I, the applicant will provide evidence that the portable long service leave levy has been paid before the assessment manager decides the development application. I acknowledge that the assessment manager may give a development approval only if I provide evidence that the portable long service leave levy has been paid
☐ Not applicable (e.g. building and construction work is less than \$150,000 excluding GST)

Amount paid	Date paid (dd/mm/yy)	QLeave levy number (A, B or E)
\$		

22) Is this development application in response to a show cause notice or required as a result of an enforcement notice?

- ☐ Yes – show cause or enforcement notice is attached
☒ No

23) Further legislative requirements

Environmentally relevant activities

23.1) Is this development application also taken to be an application for an environmental authority for an **Environmentally Relevant Activity (ERA)** under section 115 of the *Environmental Protection Act 1994*?

- ☐ Yes – the required attachment (form ESR/2015/1791) for an application for an environmental authority accompanies this development application, and details are provided in the table below
☒ No

Note: Application for an environmental authority can be found by searching “ESR/2015/1791” as a search term at www.qld.gov.au. An ERA requires an environmental authority to operate. See www.business.qld.gov.au for further information.

Proposed ERA number:		Proposed ERA threshold:	
Proposed ERA name:			

- ☐ Multiple ERAs are applicable to this development application and the details have been attached in a schedule to this development application.

Hazardous chemical facilities

23.2) Is this development application for a **hazardous chemical facility**?

- ☐ Yes – Form 69: Notification of a facility exceeding 10% of schedule 15 threshold is attached to this development application
☒ No

Note: See www.business.qld.gov.au for further information about hazardous chemical notifications.

Clearing native vegetation

23.3) Does this development application involve **clearing native vegetation** that requires written confirmation that the chief executive of the *Vegetation Management Act 1999* is satisfied the clearing is for a relevant purpose under section 22A of the *Vegetation Management Act 1999*?

☐ Yes – this development application includes written confirmation from the chief executive of the *Vegetation Management Act 1999* (s22A determination)

☒ No

Note: 1. Where a development application for operational work or material change of use requires a s22A determination and this is not included, the development application is prohibited development.
2. See <https://www.qld.gov.au/environment/land/vegetation/applying> for further information on how to obtain a s22A determination.

Environmental offsets

23.4) Is this development application taken to be a prescribed activity that may have a significant residual impact on a **prescribed environmental matter** under the *Environmental Offsets Act 2014*?

☐ Yes – I acknowledge that an environmental offset must be provided for any prescribed activity assessed as having a significant residual impact on a prescribed environmental matter

☒ No

Note: The environmental offset section of the Queensland Government's website can be accessed at www.qld.gov.au for further information on environmental offsets.

Koala habitat in SEQ Region

23.5) Does this development application involve a material change of use, reconfiguring a lot or operational work which is assessable development under Schedule 10, Part 10 of the Planning Regulation 2017?

☐ Yes – the development application involves premises in the koala habitat area in the koala priority area

☐ Yes – the development application involves premises in the koala habitat area outside the koala priority area

☒ No

Note: If a koala habitat area determination has been obtained for this premises and is current over the land, it should be provided as part of this development application. See koala habitat area guidance materials at www.des.qld.gov.au for further information.

Water resources

23.6) Does this development application involve **taking or interfering with underground water through an artesian or subartesian bore, taking or interfering with water in a watercourse, lake or spring, or taking overland flow water under the *Water Act 2000***?

☐ Yes – the relevant template is completed and attached to this development application and I acknowledge that a relevant authorisation or licence under the *Water Act 2000* may be required prior to commencing development

☒ No

Note: Contact the Department of Natural Resources, Mines and Energy at www.dnrme.qld.gov.au for further information.

DA templates are available from <https://planning.dsdmip.qld.gov.au/>. If the development application involves:

- Taking or interfering with underground water through an artesian or subartesian bore: complete DA Form 1 Template 1
- Taking or interfering with water in a watercourse, lake or spring: complete DA Form 1 Template 2
- Taking overland flow water: complete DA Form 1 Template 3.

Waterway barrier works

23.7) Does this application involve **waterway barrier works**?

☐ Yes – the relevant template is completed and attached to this development application

☒ No

DA templates are available from <https://planning.dsdmip.qld.gov.au/>. For a development application involving waterway barrier works, complete DA Form 1 Template 4.

Marine activities

23.8) Does this development application involve **aquaculture, works within a declared fish habitat area or removal, disturbance or destruction of marine plants**?

☐ Yes – an associated resource allocation authority is attached to this development application, if required under the *Fisheries Act 1994*

☒ No

Note: See guidance materials at www.daf.qld.gov.au for further information.

Quarry materials from a watercourse or lake

23.9) Does this development application involve the **removal of quarry materials from a watercourse or lake** under the *Water Act 2000*?

- ☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development
☒ No

Note: Contact the Department of Natural Resources, Mines and Energy at www.dnrme.qld.gov.au and www.business.qld.gov.au for further information.

Quarry materials from land under tidal waters

23.10) Does this development application involve the **removal of quarry materials from land under tidal water** under the *Coastal Protection and Management Act 1995*?

- ☐ Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development
☒ No

Note: Contact the Department of Environment and Science at www.des.qld.gov.au for further information.

Referable dams

23.11) Does this development application involve a **referable dam** required to be failure impact assessed under section 343 of the *Water Supply (Safety and Reliability) Act 2008* (the *Water Supply Act*)?

- ☐ Yes – the 'Notice Accepting a Failure Impact Assessment' from the chief executive administering the *Water Supply Act* is attached to this development application
☒ No

Note: See guidance materials at www.dnrme.qld.gov.au for further information.

Tidal work or development within a coastal management district

23.12) Does this development application involve **tidal work or development in a coastal management district**?

- ☐ Yes – the following is included with this development application:
- ☐ Evidence the proposal meets the code for assessable development that is prescribed tidal work (*only required if application involves prescribed tidal work*)
 - ☐ A certificate of title
- ☒ No

Note: See guidance materials at www.des.qld.gov.au for further information.

Queensland and local heritage places

23.13) Does this development application propose development on or adjoining a place entered in the **Queensland heritage register** or on a place entered in a local government's **Local Heritage Register**?

- ☐ Yes – details of the heritage place are provided in the table below
☒ No

Note: See guidance materials at www.des.qld.gov.au for information requirements regarding development of Queensland heritage places.

Name of the heritage place:		Place ID:	
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Brothels

23.14) Does this development application involve a **material change of use for a brothel**?

- ☐ Yes – this development application demonstrates how the proposal meets the code for a development application for a brothel under Schedule 3 of the *Prostitution Regulation 2014*
☒ No

Decision under section 62 of the Transport Infrastructure Act 1994

23.15) Does this development application involve new or changed access to a state-controlled road?

- ☐ Yes – this application will be taken to be an application for a decision under section 62 of the *Transport Infrastructure Act 1994* (subject to the conditions in section 75 of the *Transport Infrastructure Act 1994* being satisfied)
☒ No

Walkable neighbourhoods assessment benchmarks under Schedule 12A of the Planning Regulation

23.16) Does this development application involve reconfiguring a lot into 2 or more lots in certain residential zones (except rural residential zones), where at least one road is created or extended?

☐ Yes – Schedule 12A is applicable to the development application and the assessment benchmarks contained in schedule 12A have been considered

☒ No

Note: See guidance materials at www.planning.dsdmip.qld.gov.au for further information.

PART 8 – CHECKLIST AND APPLICANT DECLARATION

24) Development application checklist

I have identified the assessment manager in question 15 and all relevant referral requirement(s) in question 17

☒ Yes

Note: See the Planning Regulation 2017 for referral requirements

If building work is associated with the proposed development, Parts 4 to 6 of [DA Form 2 – Building work details](#) have been completed and attached to this development application

☐ Yes

☒ Not applicable

Supporting information addressing any applicable assessment benchmarks is with the development application

Note: This is a mandatory requirement and includes any relevant templates under question 23, a planning report and any technical reports required by the relevant categorising instruments (e.g. local government planning schemes, State Planning Policy, State Development Assessment Provisions). For further information, see [DA Forms Guide: Planning Report Template](#).

☒ Yes

Relevant plans of the development are attached to this development application

Note: Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms Guide: Relevant plans](#).

☒ Yes

The portable long service leave levy for QLeave has been paid, or will be paid before a development permit is issued (see 21)

☒ Yes

☐ Not applicable

25) Applicant declaration

☒ By making this development application, I declare that all information in this development application is true and correct

☒ Where an email address is provided in Part 1 of this form, I consent to receive future electronic communications from the assessment manager and any referral agency for the development application where written information is required or permitted pursuant to sections 11 and 12 of the *Electronic Transactions Act 2001*

Note: It is unlawful to intentionally provide false or misleading information.

Privacy – Personal information collected in this form will be used by the assessment manager and/or chosen assessment manager, any relevant referral agency and/or building certifier (including any professional advisers which may be engaged by those entities) while processing, assessing and deciding the development application. All information relating to this development application may be available for inspection and purchase, and/or published on the assessment manager's and/or referral agency's website.

Personal information will not be disclosed for a purpose unrelated to the *Planning Act 2016*, Planning Regulation 2017 and the DA Rules except where:

- such disclosure is in accordance with the provisions about public access to documents contained in the *Planning Act 2016* and the Planning Regulation 2017, and the access rules made under the *Planning Act 2016* and Planning Regulation 2017; or
- required by other legislation (including the *Right to Information Act 2009*); or
- otherwise required by law.

This information may be stored in relevant databases. The information collected will be retained as required by the *Public Records Act 2002*.

PART 9 – FOR COMPLETION OF THE ASSESSMENT MANAGER – FOR OFFICE USE ONLY

Date received: Reference number(s):

Notification of engagement of alternative assessment manager

Prescribed assessment manager	
Name of chosen assessment manager	
Date chosen assessment manager engaged	
Contact number of chosen assessment manager	
Relevant licence number(s) of chosen assessment manager	

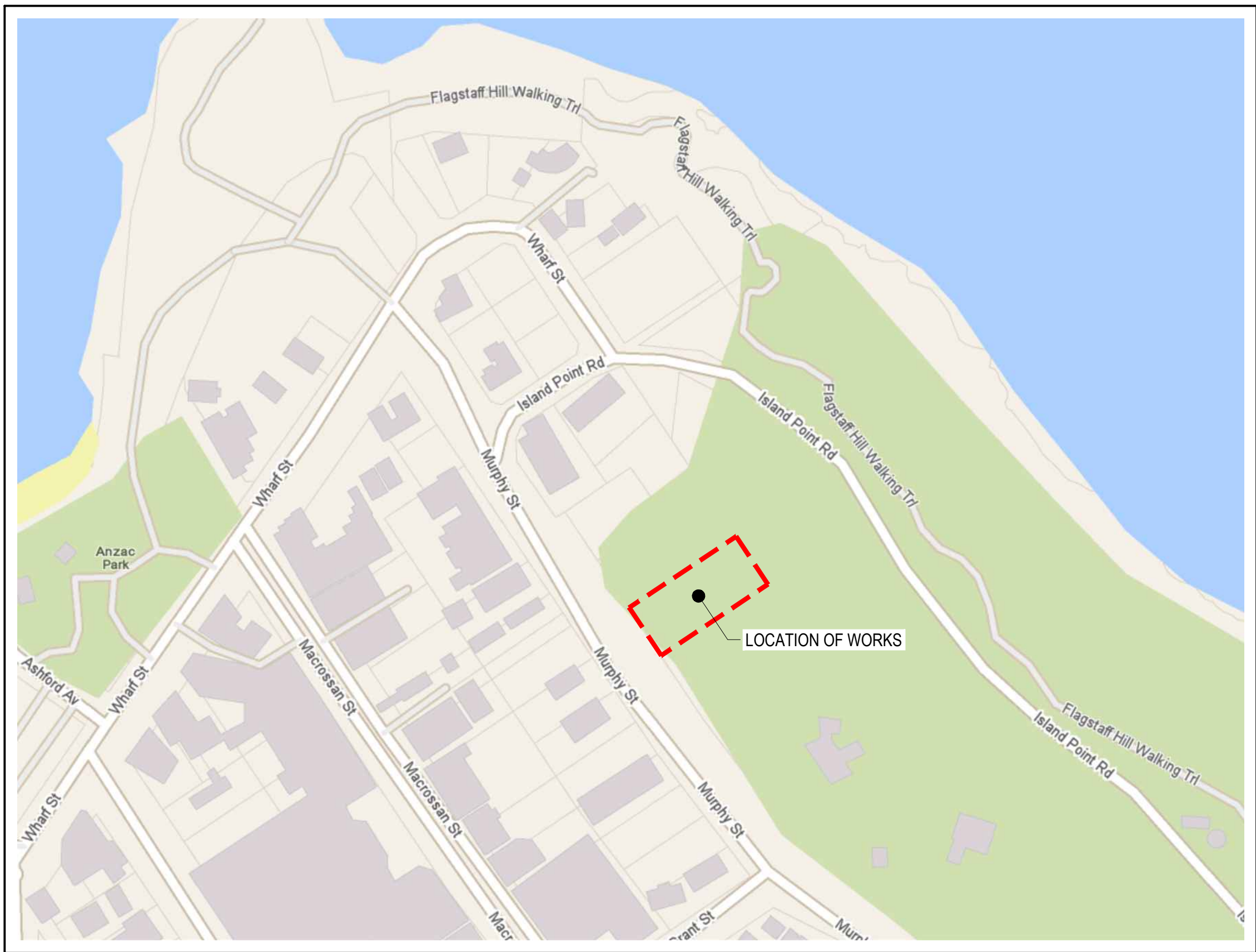
QLeave notification and payment

Note: For completion by assessment manager if applicable

Description of the work	
QLeave project number	
Amount paid (\$)	Date paid (dd/mm/yy)
Date receipted form sighted by assessment manager	
Name of officer who sighted the form	

MURPHY STREET DEVELOPMENT

14 MURPHY STREET, PORT DOUGLAS QLD 4877



LOCALITY PLAN
NTS

NORTH

DRAWING REGISTER

DRAWING No.	DRAWING TITLE
C001	COVER SHEET
C002	CONSTRUCTION NOTES
C101	EROSION & SEDIMENT CONTROL PLAN
C201	BULK EARTHWORKS PLAN
C231	BULK EARTHWORKS DETAILS SHEET 1
C232	BULK EARTHWORKS DETAILS SHEET 2
C301	STORMWATER & SITE GRADING PLAN
C341	STORMWATER LONGITUDINAL SECTIONS
C601	WATER RETICULATION PLAN
C701	SEWER RETICULATION PLAN

PLAN DATE: 18.11.22

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RPEQ NAME: ERIN HOGAN
RPEQ No: 21411
DATE: 18.11.22
SIGN:

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Project Name MURPHY STREET DEVELOPMENT			
14 MURPHY STREET, PORT DOUGLAS QLD 4877			
Client GEORGE ARGYROU			
Designed ND	Drawn ST	Checked MS	Scale @ A1 NTS

Drawing Title COVER SHEET	
Project No. 220614	FOR APPROVAL
Drawing No. C001	Revision P3

1. ALL LEVELS ARE TO AUSTRALIAN HEIGHT DATUM
2. ALL SERVICE AUTHORITIES SHALL BE NOTIFIED IN WRITING SEVEN DAYS PRIOR TO COMMENCEMENT OF WORKS.
3. TBM'S TO BE RE-ESTABLISHED BY THE LICENSED SURVEYOR IF FOUND TO BE MISSING AT THE COMMENCEMENT OF CONSTRUCTION THE CONTRACTOR WILL BE RESPONSIBLE FOR CARE AND MAINTENANCE OF TBM'S THEREAFTER.
4. ALL EXISTING SURFACE LEVELS SHOWN ON THE ENGINEERING DRAWINGS HAVE BEEN RECREATED FROM 2D SURVEY AND LIDAR TERRAIN MODEL THESE LEVELS HAVE BEEN USED AS THE BASIS FOR ALL ENGINEERING DESIGN AND DETERMINATION OF QUANTITIES. CONTRACTOR TO ENSURE WORKS FOLLOW DESIGN INTENT. CONTRACTOR TO ADVISE SUPERINTENDENT OF MAJOR DISCREPANCIES.
5. THE CONTRACTOR IS RESPONSIBLE FOR GAINING APPROVAL OF THE TRAFFIC MANAGEMENT PLAN FROM COUNCIL AT LEAST 7 DAYS PRIOR TO WORKS COMMENCING OR EARLIER IF REQUIRED. THE TRAFFIC MANAGEMENT PLAN AND TRAFFIC CONTROL PLAN INCLUDING ANY ACCESS REQUIREMENTS SHALL BE APPROVED BY THE COORDINATING ROAD AUTHORITY APPROPRIATE TO THE PROJECT.
6. THE CONTRACTOR IS REQUIRED TO CONFINE CONSTRUCTION VEHICLES TO THE INTERNAL ROAD RESERVE AND CARPARK. ANY DAMAGE CAUSED TO EXISTING KERB & CHANNEL OR FOOTPATHS MUST BE MADE GOOD.
7. INSTALL ALL VEGETATION PROTECTION, EROSION AND SEDIMENT CONTROL, AND SITE-SPECIFIC MEASURES PRIOR TO COMMENCEMENT OF ANY WORK.
8. ANY BUILDINGS, TROUGHS, FENCES AND OTHER STRUCTURES ON SITE ARE TO BE REMOVED AS DIRECTED BY THE ENGINEER THE COST OF REMOVAL IS TO BE INCLUDED IN THE OVERALL EARTHWORKS FIGURE UNLESS A SPECIFIC ITEM FOR REMOVAL IS DENOTED IN THE SCHEDULE
9. THE CONTRACTOR SHALL VERIFY THE LOCATION OF EXISTING SERVICES PRIOR TO THE COMMENCEMENT OF WORK ALL EXISTING SERVICES AND STRUCTURES ARE TO BE MAINTAINED IN GOOD ORDER FOR THE DURATION OF THE CONTRACT ANY COSTS ASSOCIATED WITH REPAIRING DAMAGE TO EXISTING SERVICES SHALL BE BORNE BY THE CONTRACTOR
10. THE SITE OF THE PROPOSED WORKS SHALL BE CLEARED OF ALL UNDESIRABLE MATTER THIS SHALL INCLUDE DEAD TIMBER, BOULDERS, GRASS, OLD FOUNDATIONS, CONCRETE, REDUNDANT BUILDING MATERIALS, GARBAGE, DEBRIS AND OTHER OBSTRUCTIONS HOLES LEFT BY THE REMOVAL OF MATERIAL SHALL BE FILLED WITH APPROVED COMPACTED MATERIAL
11. CLEARED MATERIAL AND EARTHWORKS SPOIL SHALL BE REMOVED FROM SITE NO FILL OR STOCKPILING OF MATERIAL IS TO BE PLACED ON ANY RESERVE OR COMMON PROPERTY UNLESS OTHERWISE DIRECTED BY THE SITE ENGINEER OR SUPERINTENDENT.
12. TOPSOIL SHALL BE STRIPPED AND STOCKPILED PRIOR TO THE COMMENCEMENT OF ANY EARTHWORKS OPERATION. TOPSOIL IS TO BE RESPEAD TO LANDSCAPE AREAS AFTER CIVIL WORKS ARE COMPLETE SURPLUS TOPSOIL TO BE REMOVED FROM SITE
13. ALL BATTERS SHALL BE 1 IN 4 UNLESS OTHERWISE SHOWN.
14. THE LOCATION OF EXISTING SERVICES SHOWN ON THESE PLANS SHALL BE PROVEN ON SITE THE APPROPRIATE AUTHORITY SHALL BE CONTACTED AND THE SERVICES LOCATED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
15. BULK EARTHWORKS LEVELS AT BUILDING PLATFORMS ARE BASED ON PRELIMINARY FOUNDATION DESIGNS. LEVELS TO SUIT FINAL DESIGN SHOULD BE CONFIRMED PRIOR TO FINAL TRIM OF BUILDING PLATFORMS

1. TREE PROTECTION MEASURES (TPZ FENCE & GROUND PROTECTION) ARE TO BE INSTALLED IN ACCORDANCE WITH AS 4970-2009 PROTECTION OF TREES ON DEVELOPMENT SITES.
2. WHERE TREES TO BE RETAINED HAVE A >10% ENCROACHMENT INTO THE TPZ, THE FOLLOWING CONDITIONS APPLY:
100mm DEPTH OF FOREST MULCH TO BE APPLIED TO TPZ

1. GENERAL EARTHWORKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE GEOTECHNICAL ENGINEER AND LOCAL REGIONAL COUNCIL.
2. THE CONTRACTOR SHALL PREPARE THE SUBGRADE FOR PROOF ROLLING TO BE WITNESSED BY THE SUPERINTENDENT AND SITE ENGINEER. PROOF ROLLING SHALL BE CARRIED OUT BY FULLY LOADED WATER TRUCK OR SIMILAR CONSTRUCTION MACHINERY APPROVED BY THE SUPERINTENDENT.
3. FILLING SHALL BE COMPACTED IN LAYERS TO A DENSITY NOT LESS THAN 95% OF MAXIMUM DRY DENSITY IN ACCORDANCE WITH AS 1289 5.1 (STANDARD COMPACTION); ROADWAY EARTHWORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH QUEENSLAND DEPARTMENT OF MAIN ROADS SPECIFICATION MRS04 GENERAL EARTHWORKS.
4. THE VOID BENEATH THE STIFFENED SLAB IS TO BE FILLED WITH NON-REACTIVE FILL MATERIAL WITH A MAXIMUM SHRINK-SWELL INDEX NO GREATER THAN 1% PER $\Delta\phi$.

1. ALL WORK SHALL BE GENERALLY CARRIED OUT IN ACCORDANCE WITH.
 - A. LOCAL AUTHORITY REQUIREMENTS.
 - B. EPA - POLLUTION CONTROL MANUAL FOR URBAN STORMWATER.
 - C. ICEA - BEST PRACTICE EROSION & SEDIMENT CONTROL.
2. EROSION AND SEDIMENT CONTROL DRAWINGS AND NOTES ARE PROVIDED FOR THE WHOLE OF THE WORKS SHOULD THE CONTRACTOR STAGES THESE WORKS THEN THE DESIGN MAY BE REQUIRED TO BE MODIFIED VARIATION TO THESE DETAILS MAY REQUIRE APPROVAL BY THE RELEVANT AUTHORITIES. THE EROSION AND SEDIMENT CONTROL PLAN SHALL BE IMPLEMENTED AND ADOPTED TO MEET THE VARYING SITUATIONS AS WORK ON SITE PROGRESSES.
3. MAINTAIN ALL EROSION AND SEDIMENT CONTROL DEVICES TO THE SATISFACTION OF THE SUPERINTENDENT AND THE LOCAL AUTHORITY.
4. WHEN STORMWATER PITS ARE CONSTRUCTED PREVENT SITE RUNOFF ENTERING THE PITS UNLESS SLOTTED FENCES ARE ERECTED AROUND PITS.
5. MINIMISE THE AREA OF SITE BEING DISTURBED AT ANY ONE TIME.
6. PROTECT ALL STOCKPILES OF MATERIALS FROM SCOUR AND EROSION DO NOT STOCKPILE LOOSE MATERIAL IN ROADWAYS, NEAR DRAINAGE PITS OR IN WATERCOURSES.
7. ALL SOIL AND WATER CONTROL MEASURES ARE TO BE PUT BACK IN PLACE AT THE END OF EACH WORKING DAY AND MODIFIED TO BEST SUIT SITE CONDITIONS.
8. CONTROL WATER FROM UPSTREAM OF THE SITE SUCH THAT IT DOES NOT ENTER THE DISTURBED SITE.
9. ALL CONSTRUCTION VEHICLES SHALL ENTER AND EXIT THE SITE VIA THE TEMPORARY CONSTRUCTION ENTRY/EXIT.
10. ALL VEHICLES LEAVING THE SITE SHALL BE CLEANED AND INSPECTED BEFORE LEAVING.
11. CLEAN OUT ALL EROSION AND SEDIMENT CONTROL DEVICES AFTER EACH STORM EVENT. AFTER EACH RUNOFF EVENT, INSPECT THE EROSION DAMAGE AT EARTH BUNDS AND SEDIMENT FENCES IF DAMAGE HAS OCCURRED MAKE THE NECESSARY REPAIRS.
13. CHECK ALL EMBANKMENTS FOR EXCESSIVE SETTLEMENT, SLUMPING OF THE SLOPES; MAKE ALL NECESSARY REPAIRS.
14. SEDIMENT FLOCCULATION IS REQUIRED PRIOR TO DISCHARGE OF ACCUMULATED RUNOFF ON SEDIMENT BASINS.

1. GENERALLY, GYPSUM IS MIXED INTO SLURRY WITH WATER AND THEN SPRAYED OVER THE PONDED WATER. ALTERNATE FLOCCULENTS SHOULD BE APPLIED PER MANUFACTURER GUIDELINES. IT IS ESSENTIAL THAT THE FLOCCULATING AGENT IS SPREAD EVENLY OVER THE ENTIRE SURFACE FOR PROPER TREATMENT OF WATER UNLESS LOCAL EXPERIENCE OR OTHER CRITERIA SUGGEST DIFFERENTLY.
2. STANDARD BASIN FLOCCULATION RATES FOR GYPSUM GENERALLY VARY BETWEEN 32 KILOGRAMS PER 100 CUBIC METRES TO 70 KILOGRAMS PER 100 CUBIC METRES IN AREAS WHERE REPEATED HIGH INTENSITY STORMS ARE LIKELY. THE APPLICATION RATE MUST BE CALIBRATED.
3. SETTLEMENT TIME - NORMALLY, SUFFICIENT SEDIMENT WILL HAVE FLOCCULATED AND SETTLES WITHIN ABOUT 24 TO 48 HOURS IN THE CASE OF GYPSUM. HOWEVER, RESULTS MAY BE EVIDENT SOONER DEPENDING ON THE FLOCCULENT AGENT.

1. A SUSPENDED SOLID CONTENT OF LESS THAN 50 MILLIGRAMS PER LITRE IS REQUIRED.
2. TURBIDITY (NTU) VALUE LESS THAN OR EQUAL TO 8 NTU PER THE ACID SULFATE SOILS MANAGEMENT PLAN.
3. PH VALUE MUST BE IN THE RANGE 7.0 TO 8.4 PER THE ACID SULFATE SOILS MANAGEMENT PLAN.
4. UPON THE FIRST DISCHARGES, OBTAIN SAMPLES AND TEST SAMPLES IN A LABORATORY TO ENSURE THAT THE SUSPENDED SOLID CONTENT, TURBIDITY, AND PH ARE WITHIN ACCEPTABLE LEVELS. REGULAR SAMPLING OF THE DISCHARGED WATER SHOULD BE COMPLETED TO VERIFY COMPLIANCE WITH TSS, TURBIDITY AND PH DISCHARGE REQUIREMENTS.
5. WATER QUALITY RESULTS ARE TO BE RECORDED WITHIN A WATER QUALITY TESTING REGISTER.

1. DISCHARGE SHOULD BE ACHIEVED WITH A SYSTEM THAT PERMITS DRAINAGE OF THE BASIN IN LESS THAN 24 HOURS.
2. THE OUTFLOW MUST NOT CAUSE EROSION OR ADVERSELY AFFECT DOWNSTREAM ENVIRONMENTS.
3. A MARKER PEG SHOULD BE INSTALLED IN THE BASIN TO CLEARLY IDENTIFY THE MAXIMUM SEDIMENT STORAGE LEVEL.
4. SEDIMENT EXTRACTED FROM THE BASIN SHALL BE SUITABLY DISPOSED OF IN SEDIMENT DUMPS, OR MIXED WITH ON-SITE SOILS IN A MANNER THAT WILL NOT RESULT IN UNNECESSARY SOIL EROSION OR SEDIMENT RUNOFF FROM THE SITE. OTHERWISE, THE SEDIMENT SHALL BE DRIED AND REMOVED FROM THE SITE.

1. PRIOR TO COMMENCEMENT OF EXCAVATION THE FOLLOWING SOIL MANAGEMENT DEVICES MUST BE INSTALLED.
 - A. CONSTRUCT SILT FENCES BELOW THE SITE AND ACROSS ALL POTENTIAL RUNOFF SITES
 - B. CONSTRUCT TEMPORARY CONSTRUCTION ENTRY EXIT AND DIVERT RUNOFF TO SUITABLE CONTROL SYSTEMS
 - C. CONSTRUCT MEASURES TO DIVERT UPSTREAM FLOWS INTO EXISTING STORMWATER SYSTEM
 - D. CONSTRUCT SEDIMENTATION TRAPS BASIN INCLUDING OUTLET CONTROL AND OVERFLOW

1. ALL DIMENSIONS AND SETOUT ARE TO LIP OF KERB U.N.O.
2. LEVELS ARE TO FACE OF KERB/LIP OF KERB/KERB AND CHANNEL U.N.O.
3. PAVEMENT DEPTHS SHOWN ON THE DRAWINGS ARE NOMINAL ONLY AND SHALL BE DETERMINED AFTER INSPECTION AND TESTING OF SUBGRADE. THE CONTRACTOR SHALL IN ALL CASES OBTAIN PARTICULARS OF THE PAVEMENT THICKNESS BEFORE PROCEEDING WITH THE FORMATION OF THE ROAD BOX. CBR TESTING SHALL BE UNDERTAKEN AT 25m INTERVALS ALONG THE PAVEMENT AND ANY ADDITIONAL LOCATIONS DETERMINED BY THE GEOTECHNICAL ENGINEER/OR SUPERINTENDENT SUPERVISING THE WORKS AND SHALL BE AT LEAST THE MINIMUM SPECIFIED IN THE PROJECT SPECIFICATION.
4. PAVEMENTS MATERIALS SHALL BE AS FOLLOWS:
 - A. ASPHALTIC CONCRETE TO AS 2150;
 - B. BASE COURSE - DTMR TYPE 2.1, SOAKED CBR 80;
 - C. SUBBASE COURSE - DTMR TYPE 2.3, SOAKED CBR 45;
 - D. SUBGRADE REPLACEMENT - DTMR TYPE 2.5, SOAKED CBR 15;
5. MINIMUM PAVEMENT COMPACTION TO BE AS FOLLOWS;
 - A. SUBBASE AND BASE - 95% MODIFIED MAXIMUM DRY DENSITY TO AS1289.5.4.1
6. SUB-SOIL DRAINAGE SHALL BE INSTALLED UNDER ALL NEW KERB AND CHANNEL AND ROAD EDGES AND GRADED TO CONNECT WITH DRAINAGE INLET PITS AT A MINIMUM OF 0.5%.
7. EARTHWORKS SUBGRADE SHALL BE COMPACTED TO 98% R.D.D STANDARD COMPACTION
8. GRAVEL PAVEMENT SHALL BE CRUSHED ROCK OR SOIL AGGREGATE HAVING A FOUR DAY CBR-SOAKED VALUE OF 80 AND COMPACTED TO 95% R.D.D. MODIFIED COMPACTION.
9. ASPHALT SURFACING SHALL BE MIN. 30mm COMPACTED THICKNESS AND IN ACCORDANCE WITH DEPARTMENT OF TRANSPORT AND MAIN ROAD SPECIFICATIONS.
10. SUBSOIL DRAIN SHALL BE IN ACCORDANCE WITH IPWEAQ STD DRG RS-140 AND 142.
11. CONSTRUCTION OVER PIPES TO USE SUITABLE CONSTRUCTION/COMPACTION PLANT TO ENSURE MAXIMUM STRUCTURAL CAPACITY OF PIPEWORK IS NOT EXCEEDED.
12. ALL WORKS TO CONFORM TO LOCAL AUTHORITY STANDARDS U.N.O.
13. ALL IMPORTED AND EXPORTED MATERIALS ARE TO BE TRANSPORTED ONLY ON ROUTES APPROVED BY THE LOCAL AUTHORITY.
14. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THE SAFETY OF VEHICULAR AND PEDESTRIAN TRAFFIC DURING CONSTRUCTION.
15. COMPACTION TEST RESULTS AND TEST LOCATIONS FOR SUBGRADE SHALL BE SUBMITTED TO AND APPROVED BY THE ENGINEERS PRIOR TO PLACING PAVEMENT MATERIALS.
16. PROOF ROLL TESTS OF THE SUBGRADE ARE TO BE UNDERTAKEN TO IDENTIFY LOCALISED POOR GROUND TO BE REMOVED OR REWORKED PRIOR TO THE PLACING OF PAVEMENT MATERIAL.
17. ALL LAYERS OF PAVEMENT WORKS AND EARTHWORKS ARE TO BE PROOF ROLLED AND TESTED AS PER THE SPECIFICATION, AND TO THE APPROVAL OF THE SUPERINTENDENT.
18. ALL CONSTRUCTION SHALL JOIN SMOOTHLY AND NEATLY TO EXISTING SURFACES AND STRUCTURES. TACTILE INDICATORS TO BE PROVIDED AT PRAM RAMPs WHERE THEY CONNECT WITH CONCRETE FOOTPATH.

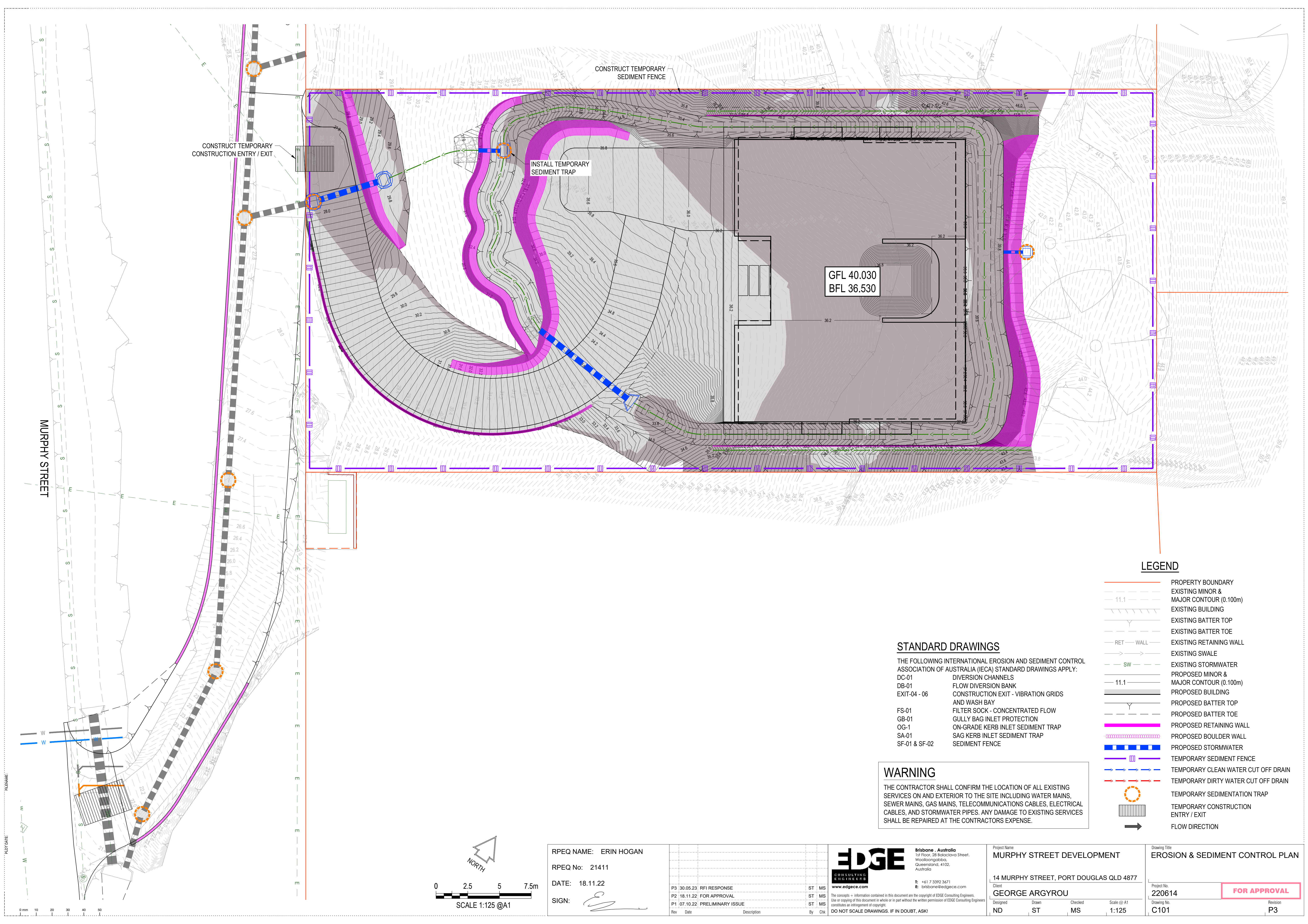
1. ALL WORKS TO BE IN ACCORDANCE WITH AS1742, AS2890 AND DTMR MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. ALL LINEMARKING AND SIGNAGE TO BE IN ACCORDANCE WITH LOCAL COUNCIL'S LINEMARKING AND TRAFFIC MANUALS.

2. CONCRETE SHALL HAVE A STRENGTH GRADE OF N32 UNLESS NOTED OTHERWISE.

3. ALL PIPES LESS THAN OR EQUAL TO 2250 ARE TO BE SOLVENT WELD-JOINTED SEWER GRADE uPVC SH, OR (MIN) CLASS 2 RUBBER-RING JOINTED RCP (UNO).
2. WHERE UPVC STORMWATER LINES PASS UNDER FLOOR SLABS SEWER GRADE RUBBER RING JOINTS ARE TO BE USED.
3. PIPES GREATER THAN OR EQUAL TO 3000 ARE TO BE (MIN) CLASS 2 RUBBER-RING JOINTED RCP (UNO).
4. FRC PIPES EQUIVALENT TO THE STEEL REINFORCED CONCRETE PIPE CLASS SPECIFIED ON THE DRAWINGS MAY BE USED - OBTAIN SUPERINTENDENTS APPROVAL.
5. ALL PIPES ARE TO BE LAID AT (MIN) 1.0% GRADE (UNO)
6. THE USE OF PRE-CAST STORMWATER DRAINAGE PITS IS NOT ACCEPTED WITHOUT CONFIRMATION BETWEEN EDGE CONSULTING ENGINEERS AND THE CONTRACTOR REGARDING QUALITY CONTROL, AND CERTIFICATION OF FINISHES.
7. COVERS
 - A. USE HOT DIPPED GALVANISED COVERS AND GRATES COMPLYING WITH RELEVANT AUSTRALIAN AND COUNCIL STANDARDS.
 - B. ALL COVERS AND GRATES TO BE POSITIONED IN A FRAME AND MANUFACTURE AS A UNIT
 - C. ALL COVERS AND GRATES TO BE FITTED WITH POSITIVE COVER LIFTING KEYS.
 - D. OBTAIN SUPERINTENDENT'S APPROVAL FOR THE USE OF CAST IRON SOLID COVERS AND GRATES. CAST IRON SOLID COVERS (IF APPROVED) TO CONSIST OF CROSS-WEBBED, CELLULAR CONSTRUCTION WITH THE RIBS UPPERMOST TO ALLOW INFILLING WITH CONCRETE. INSTALL POSITIVE COVER LIFTING KEYS AND PLASTIC PLUGS.
 - E. UNLESS DETAILED OR SPECIFIED OTHERWISE COVERS AND GRATES TO BE CLASS "C" IN VEHICULAR PAVEMENTS AND CLASS "B" ELSEWHERE.
8. ALL PIPE BENDS, JUNCTIONS, ETC. ARE TO BE PROVIDED USING PURPOSE MADE FITTINGS OR STORMWATER PITS.
9. ALL CONNECTIONS TO EXISTING DRAINAGE PITS SHALL BE MADE IN A TRADESMAN-LIKE MANNER AND THE INTERNAL WALL OF THE PIT AT PIPE PENETRATIONS SHALL BE CEMENT RENDERED TO ENSURE A SMOOTH FINISH.
10. THE CONTRACTOR SHALL SUPPLY AND INSTALL ALL FITTINGS AND SPECIALS INCLUDING VARIOUS PIPE ADAPTERS TO ENSURE PROPER CONNECTION BETWEEN DISSIMILAR PIPEWORK.
11. U.N.O. MATERIAL USED FOR BEDDING OF PIPES SHALL BE APPROVED NON-COHESIVE GRANULAR MATERIAL HAVING HIGH PERMEABILITY AND HIGH STABILITY WHEN SATURATED AND FREE OF ORGANIC AND CLAY MATERIAL.
12. WHERE TRENCHES ARE IN ROCK, THE PIPE SHALL BE BEDDED ON A MIN. 50mm CONCRETE BED (OR 75mm THICK BED OF 12cm BLUE METAL) UNDER THE BARREL OF THE PIPE. THE PIPE COLLAR AT NO POINT SHALL BEAR ON THE ROCK.
13. BEDDING SHALL BE (UNO) TYPE HS2 UNDER ROADS; H2 GENERAL AREAS, IN ACCORDANCE WITH CURRENT RELEVANT INDUSTRY STANDARDS AND GUIDELINES.
14. THE WEATHER PROOFING OF THE BUILDING IS THE ARCHITECT'S /BUILDER'S RESPONSIBILITY. THIS INCLUDES THE SPECIFICATION AND FIXING DETAILS OF CLADDINGS, SHEETING, FLASHING AND MEMBRANES.
15. THE CONTRACTOR SHALL ENSURE AND PROTECT THE INTEGRITY OF ALL STORMWATER PIPES DURING CONSTRUCTION. ANY AND ALL DAMAGE TO THESE PIPES AS A RESULT OF THESE WORKS SHALL BE REPAIRED BY THE CONTRACTOR UNDER THE DIRECTION OF THE SUPERINTENDENT, AND AT NO EXTRA COST.
16. NOTE THAT THE PIT COVER LEVEL NOMINATED IN GUTTERS ARE TO THE INVERT OF THE GUTTER WHICH ARE 40mm LOWER THAN THE PAVEMENT LEVEL AT UP OF GUTTER.
17. Ø100mm SUB-SOIL DRAINAGE LINES WITH NON-WOVEN GEOTEXTILE SOCK SURROUND SHALL BE CONNECTED TO A STORMWATER DRAINAGE PIT (at min. 1% LONGITUDINAL GRADE) AND PROVIDED IN THE FOLLOWING LOCATIONS:
 - A. THE HIGH SIDE OF PROPOSED TRAFFICKED AND CARPARK PAVEMENT AREAS.
 - B. ALL PLANTER AND TREE BEDS PROPOSED ADJACENT TO PAVEMENT AREAS.
 - C. BEHIND RETAINING WALLS (IN ACCORDANCE WITH DRAWINGS).
 - D. ALL OTHER AREAS SHOWN ON THE DRAWINGS.
18. THE CONTRACTOR SHALL INSTALL INSPECTION OPENINGS TO ALL SUBSOIL DRAINAGE LINES AND DOWNPIPE LINES AS SPECIFIED ON DRAWINGS, AT MAXIMUM 60m CENTERS AND AT ALL UPSTREAM ENDPOINTS.
19. WHERE SUBSOIL DRAINAGE LINES PASS UNDER FLOOR SLABS AND VEHICULAR PAVEMENTS SEALED uPVC SEWER GRADE PIPE SHALL BE USED.
20. PROVIDE 3.0m LENGTH OF Ø100 SUBSOIL DRAINAGE PIPE WRAPPED IN A NON-WOVEN GEOTEXTILE FABRIC TO THE UPSTREAM SIDE OF STORMWATER PITS, LAID IN STORMWATER PIPE TRENCHES AND CONNECTED TO THE DRAINAGE PIT.
21. ALL RECTANGULAR HOLLOW SECTIONS (RHS) SPECIFIED AS STORMWATER CONDUITS TO BE HOT DIPPED GALVANISED AND HAVE (MIN) 5mm WALL THICKNESS.

1. THESE DRAWINGS ARE PRELIMINARY DRAWINGS ISSUED FOR TENDER AS AN INDICATION OF THE EXTENT OF WORKS ONLY. THEY ARE NOT A COMPLETE CONSTRUCTION SET OF DRAWINGS.
2. TO DETERMINE THE FULL EXTENT OF WORK, THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH THE ARCHITECTURAL DRAWINGS AND OTHER CONTRACT DOCUMENTS. ALLOW FOR ALL ITEMS SHOWN ON ARCHITECTURAL AND OTHER DRAWINGS AS NOT ALL ITEMS ARE SHOWN ON THE STRUCTURAL/CIVIL WORKS DRAWINGS.
3. SHOULD ANY AMBIGUITY, ERROR, OMISSIONS, DISCREPANCY, INCONSISTENCY OR OTHER FAULT EXIST OR SEEM TO EXIST IN THE DOCUMENTS, IMMEDIATELY NOTIFY IN WRITING TO THE SUPERINTENDENT.
4. RATES SHOWN ON THE DRAWINGS ARE FOR THE FINAL STRUCTURE/CIVIL WORKS IN PLACE AND DO NOT ALLOW FOR ANY WASTAGE, ROLLING MARGINS, OVER SUPPLY OR FABRICATION REQUIREMENTS.

RPEQ NAME: ERIN HOGAN								 Brisbane, Australia 1st Floor, 26 Bolaclova Street, Woollongabba, Queensland, 4102, Australia T: +61 7 3392 3671 E: brisbane@edgece.com www.edgece.com		Project Name MURPHY STREET DEVELOPMENT 14 MURPHY STREET, PORT DOUGLAS QLD 4877		Drawing Title CONSTRUCTION NOTES			
RPEQ No: 21411										Client GEORGE ARGYROU		Project No. 220614		FOR APPROVAL	
DATE: 18.11.22										Designed ND		Drawn ST		Checked MS	
SIGN: 		P3 30.05.23 RFI RESPONSE		ST MS		The concepts + information contained in this document are the copyright of EDGE Consulting Engineers. Use or copying of this document in whole or as part without the written permission of EDGE Consulting Engineers constitutes an infringement of copyright. DO NOT SCALE DRAWINGS. IF IN DOUBT, ASK!				Scale @ A1 NTS		Drawing No. C002		Revision P3	
		P2 18.11.22 FOR APPROVAL		ST MS											
		P1 07.10.22 PRELIMINARY ISSUE		ST MS											
		Rev Date Description		By Ck											



LEGEND

- PROPERTY BOUNDARY
- EXISTING MINOR & MAJOR CONTOUR (0.100m)
- EXISTING BUILDING
- EXISTING BATTER TOP
- EXISTING BATTER TOE
- EXISTING RETAINING WALL
- EXISTING SWALE
- EXISTING STORMWATER
- PROPOSED MINOR & MAJOR CONTOUR (0.100m)
- PROPOSED BUILDING
- PROPOSED BATTER TOP
- PROPOSED BATTER TOE
- PROPOSED RETAINING WALL
- PROPOSED BOULDER WALL
- PROPOSED STORMWATER
- TEMPORARY SEDIMENT FENCE
- TEMPORARY CLEAN WATER CUT OFF DRAIN
- TEMPORARY DIRTY WATER CUT OFF DRAIN
- TEMPORARY SEDIMENTATION TRAP
- TEMPORARY CONSTRUCTION ENTRY / EXIT
- FLOW DIRECTION

STANDARD DRAWINGS

THE FOLLOWING INTERNATIONAL EROSION AND SEDIMENT CONTROL ASSOCIATION OF AUSTRALIA (IECA) STANDARD DRAWINGS APPLY:

DC-01	DIVERSION CHANNELS
DB-01	FLOW DIVERSION BANK
EXIT-04 - 06	CONSTRUCTION EXIT - VIBRATION GRIDS AND WASH BAY
FS-01	FILTER SOCK - CONCENTRATED FLOW
GB-01	GULLY BAG INLET PROTECTION
OG-1	ON-GRADE KERB INLET SEDIMENT TRAP
SA-01	SAG KERB INLET SEDIMENT TRAP
SF-01 & SF-02	SEDIMENT FENCE

WARNING

THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING SERVICES ON AND EXTERIOR TO THE SITE INCLUDING WATER MAINS, SEWER MAINS, GAS MAINS, TELECOMMUNICATIONS CABLES, ELECTRICAL CABLES, AND STORMWATER PIPES. ANY DAMAGE TO EXISTING SERVICES SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.

RPEQ NAME: ERIN HOGAN

RPEQ No: 21411

DATE: 18.11.22

SIGN:

[Signature]

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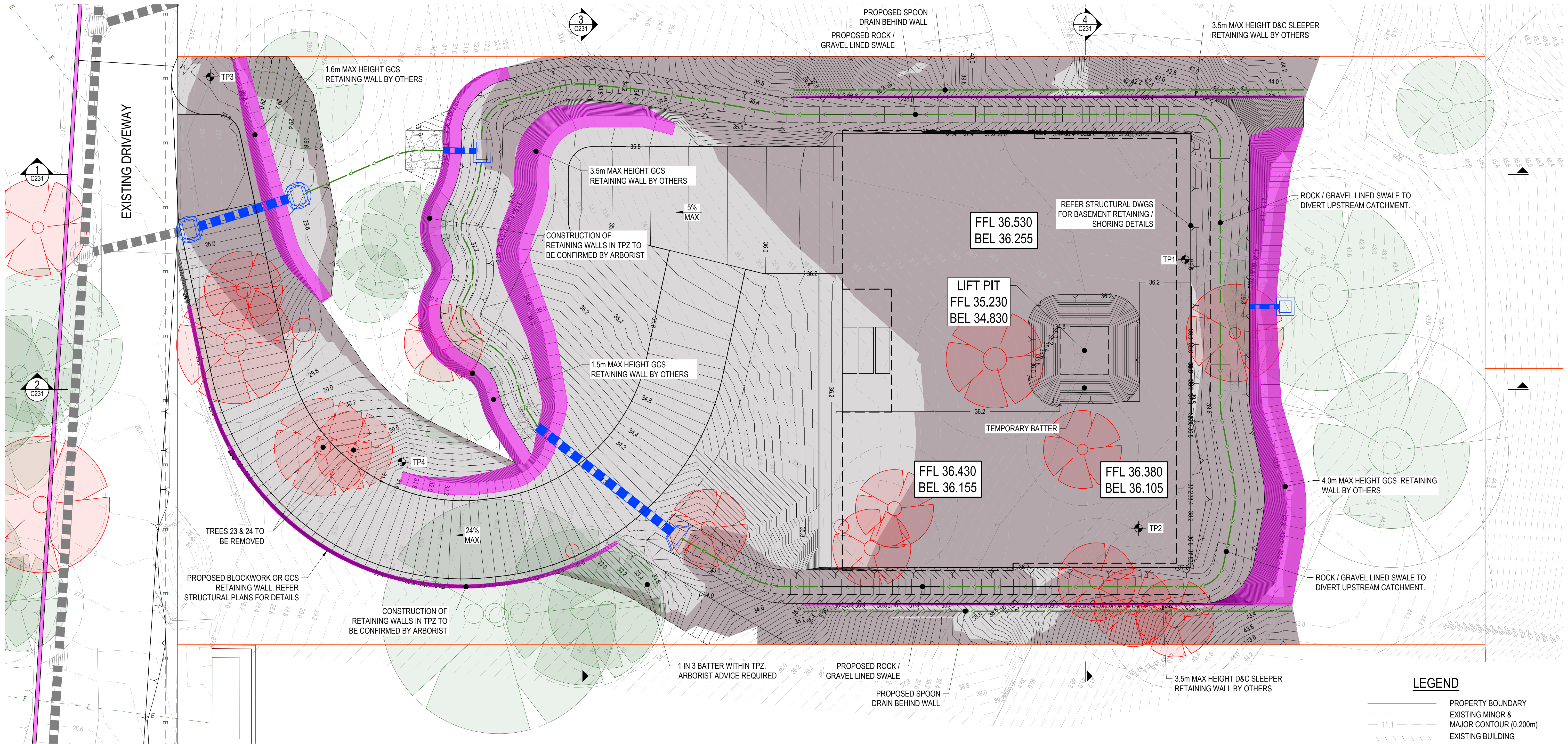
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14 MURPHY STREET, PORT DOUGLAS QLD 4877			
Client	Designed	Drawn	Checked
GEORGE ARGYROU	ND	ST	MS
Scale @ A1 1:125			

Drawing Title EROSION & SEDIMENT CONTROL PLAN		Revision P3		
Project No. 220614	FOR APPROVAL			
Drawing No. C101				



EARTHWORKS VOLUMES
100mm (NOM.) STRIP = 175m³
CUT = 1242m³
FILL = 722m³
NOTE: THE ABOVE QUANTITIES DO NOT ALLOW FOR DETAILED BACKFILL BEHIND RETAINING WALLS. CONTRACTOR TO MAKE ALLOWANCE.

NOTES
A SOILS INVESTIGATION HAS BEEN CARRIED OUT BY GEO DESIGN, REFERENCE No. 22010AA-D DATED APRIL 2022. THIS REPORT MUST BE READ IN ITS ENTIRETY PRIOR TO CONSTRUCTION BEING UNDERTAKEN AND IMPLEMENTED DURING CONSTRUCTION.
ANY UNSUITABLE MATERIAL ENCOUNTERED IS TO BE TREATED IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.
TEMPORARY BATTERS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.

WARNING
THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING SERVICES ON AND EXTERIOR TO THE SITE INCLUDING WATER MAINS, SEWER MAINS, GAS MAINS, TELECOMMUNICATIONS CABLES, ELECTRICAL CABLES, AND STORMWATER PIPES. ANY DAMAGE TO EXISTING SERVICES SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.

LEGEND	
	PROPERTY BOUNDARY
	EXISTING MINOR & MAJOR CONTOUR (0.200m)
	EXISTING BUILDING
	EXISTING RETAINING WALL
	EXISTING SWALE
	EXISTING STORMWATER
	EXISTING WATER
	EXISTING SEWER
	EXISTING ELECTRICAL
	EXISTING TELECOMMUNICATIONS
	PROPOSED MINOR & MAJOR CONTOUR (0.100m)
	PROPOSED BUILDING
	PROPOSED BATTER TOP
	PROPOSED BATTER TOE
	PROPOSED RETAINING WALL
	PROPOSED SWALE
	PROPOSED EARTHWORKS CUT
	PROPOSED EARTHWORKS FILL
	TEST PIT

RPEQ NAME: ERIN HOGAN
RPEQ No: 21411
DATE: 18.11.22
SIGN:

P5	30.05.23	RFI RESPONSE	ST	MS
P4	02.05.23	FOR FINAL COORDINATION	ST	MS
P3	18.11.22	FOR APPROVAL	ST	MS
P2	07.10.22	PRELIMINARY ISSUE	ST	MS
P1	23.09.22	PRELIMINARY ISSUE	ND	MS
Rev	Date	Description	By	Chk

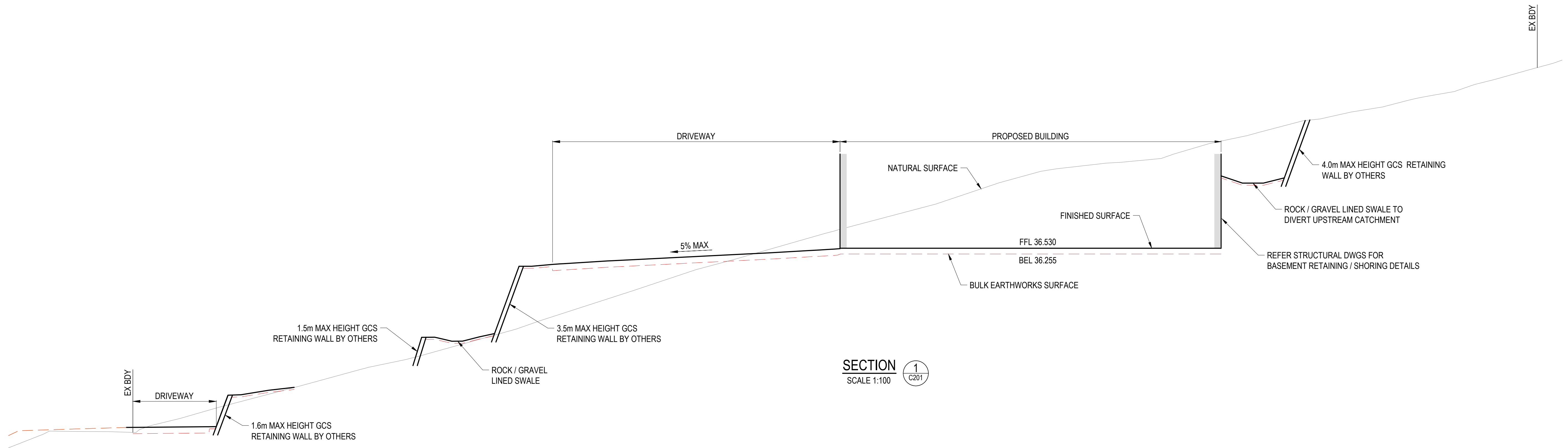
EDGE
CONSULTING ENGINEERS
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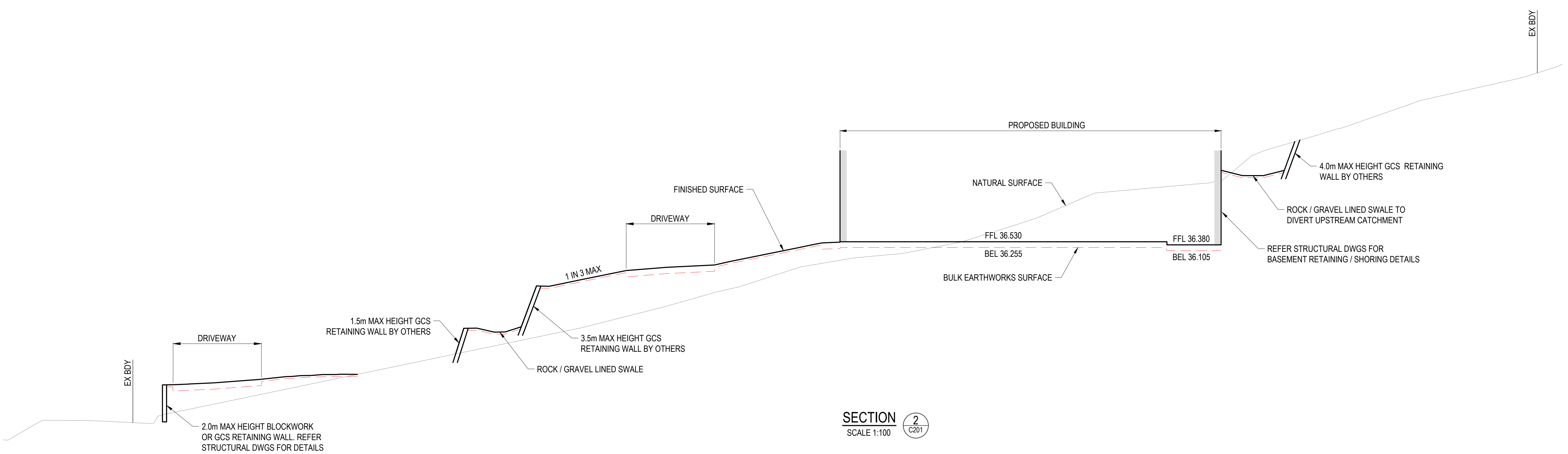
Project Name		MURPHY STREET DEVELOPMENT	
14 MURPHY STREET, PORT DOUGLAS QLD 4877		Client	
GEORGE ARGYROU		Designed	
ND		Drawn	
ST		Checked	
MS		Scale @ A1	
1:100			

Drawing Title		BULK EARTHWORKS PLAN	
Project No.		220614	
Drawing No.		C201	
Revision		P5	

FOR APPROVAL



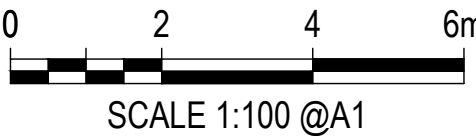
SECTION 1
SCALE 1:100



SECTION 2
SCALE 1:100

WARNING

THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING SERVICES ON AND EXTERIOR TO THE SITE INCLUDING WATER MAINS, SEWER MAINS, GAS MAINS, TELECOMMUNICATIONS CABLES, ELECTRICAL CABLES, AND STORMWATER PIPES. ANY DAMAGE TO EXISTING SERVICES SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.

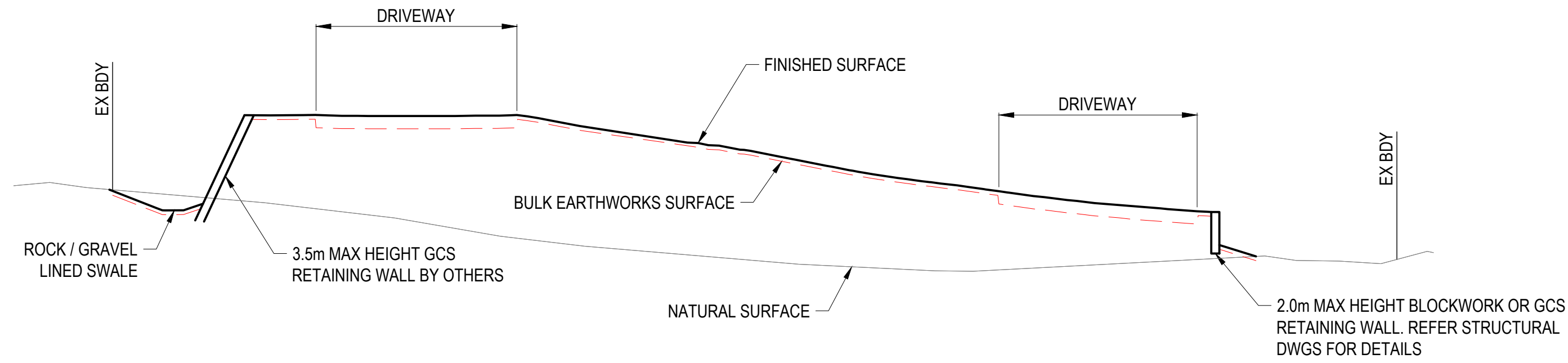


RPEQ NAME: ERIN HOGAN				EDGE CONSULTING ENGINEERS www.edgece.com		Brisbane, Australia 131 Floor, 28 Rotunda Street, Woolloongabba, Queensland, 4102, Australia T: +61 7 3392 3671 E: brisbane@edgece.com		Project Name MURPHY STREET DEVELOPMENT 14 MURPHY STREET, PORT DOUGLAS QLD 4877		Drawing Title BULK EARTHWORKS DETAILS SHEET 1	
RPEQ No: 21411		DATE: 18.11.22		SIGN:				Client GEORGE ARGYROU		Project No. 220614	
								Designed ND		Revision P5	
								Drawn ST		Drawing No. C231	
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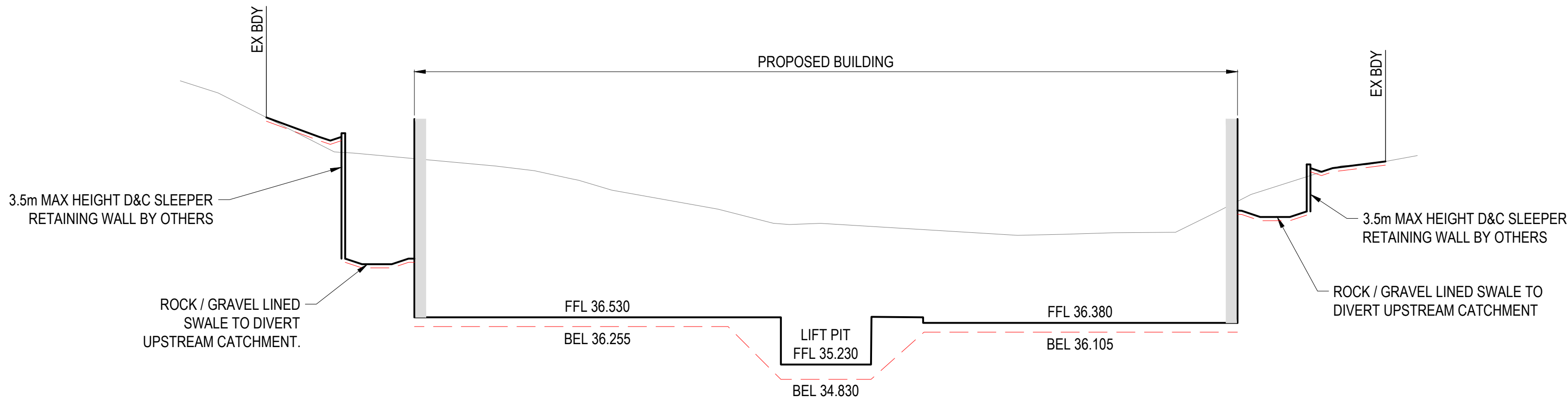
P5	30.05.23	RFI RESPONSE	ST	MS
P4	02.05.23	FOR FINAL COORDINATION	ST	MS
P3	18.11.22	FOR APPROVAL	ST	MS
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P1	23.09.22	PRELIMINARY ISSUE	ND	MS

Rev Date Description By Ck

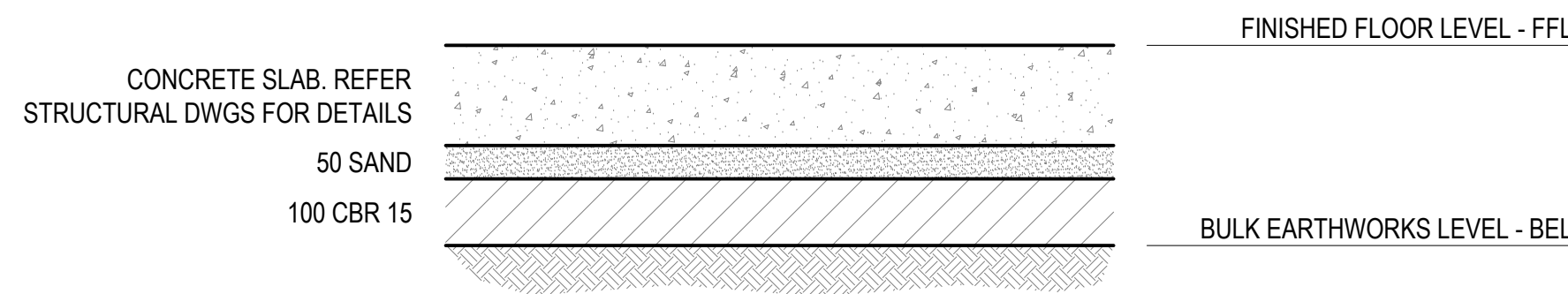
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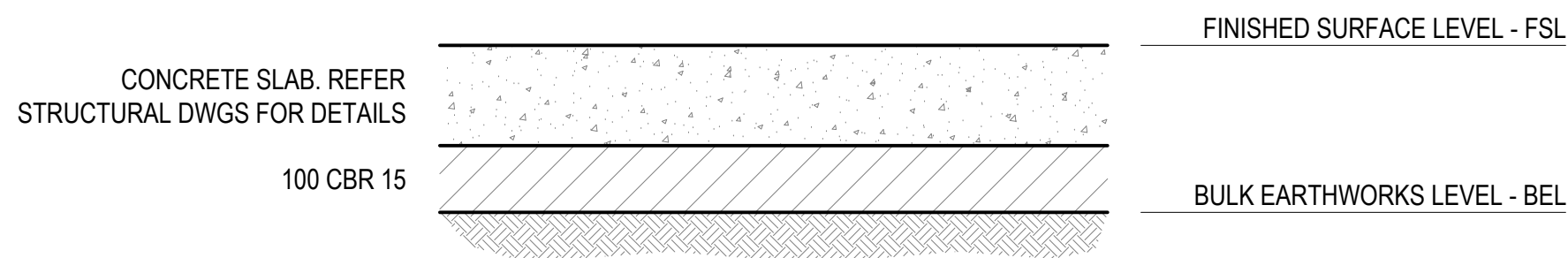
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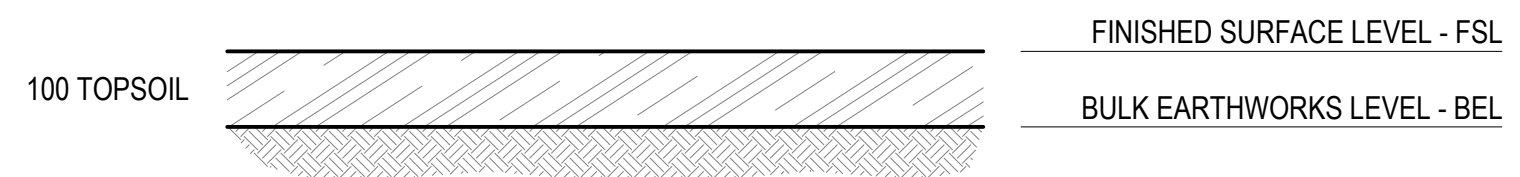
SECTION 4
SCALE 1:100



BUILDING WORKING PLATFORM DETAIL
NTS



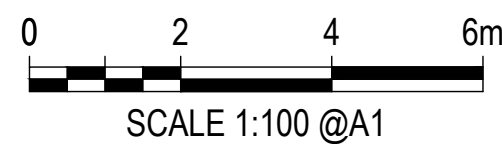
DRIVEWAY WORKING PLATFORM DETAIL
NTS



LANDSCAPING WORKING PLATFORM DETAIL
NTS

WARNING

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RPEQ NAME: ERIN HOGAN

RPEQ No: 21411

DATE: 18.11.22

SIGN: 

P5	30.05.23	RFI RESPONSE	ST	MS
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Project Name
MURPHY STREET DEVELOPMENT
14 MURPHY STREET, PORT DOUGLAS QLD 4877
Client
GEORGE ARGYROU

Designed	Drawn	Checked	Scale @ A1
ND	ST	MS	1:100

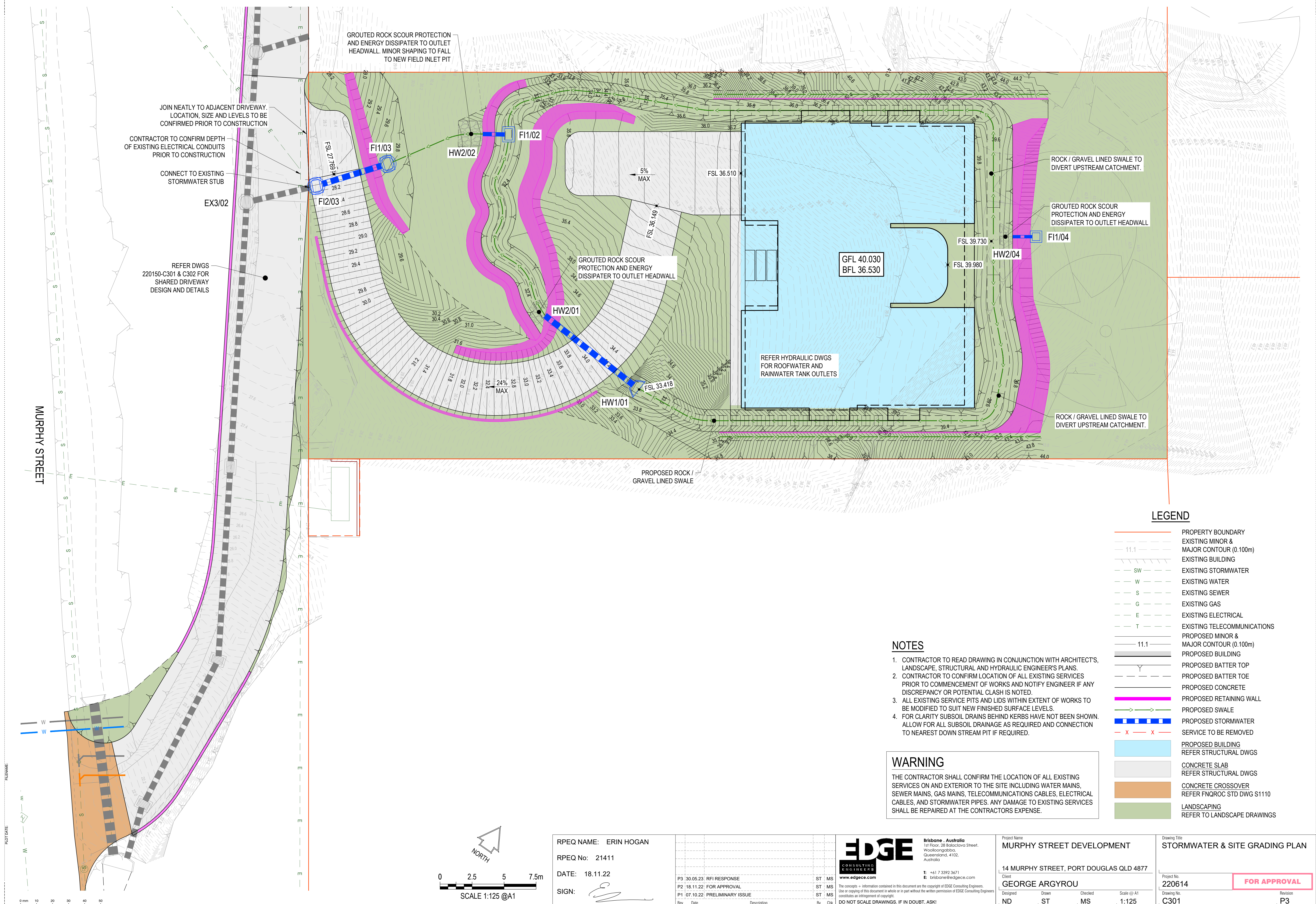
Drawing Title
**BULK EARTHWORKS DETAILS
SHEET 2**

Project No.
220614

Drawing No.
C232

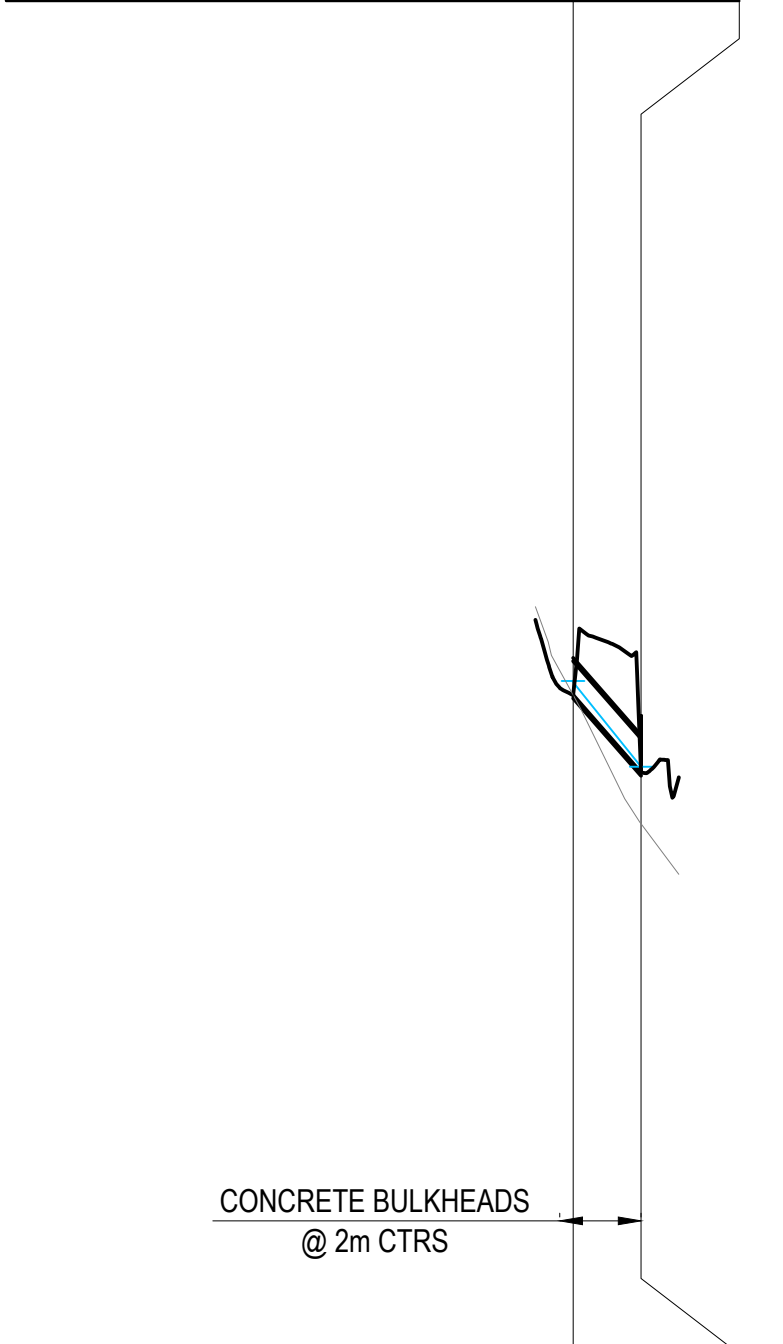
FOR APPROVAL

Revision
P5



FILENAME: PLOT DATE:

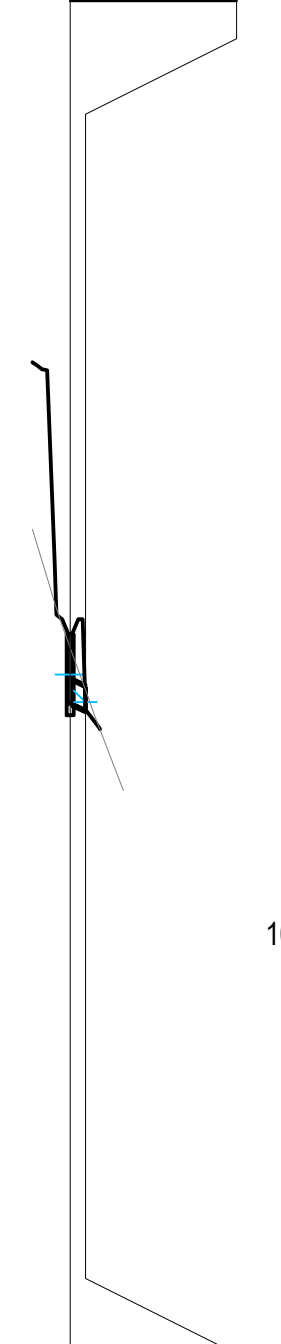
STRUCTURE NAME	HW1/01	HW2/01
STRUCTURE DESCRIPTION	PRECAST CONCRETE HEADWALL	PRECAST CONCRETE HEADWALL WITH GROUTED ROCK SCOUR PROTECTION



PIPE SIZE (mm)	450Ø
PIPE CLASS	HDPE
PIPE GRADE (%)	11.42%
PIPE SLOPE (1 in X)	1 in 9
FULL PIPE VELOCITY (m/s)	0.38
PART FULL VELOCITY (m/s)	3.38
DATUM RL	19.0
H.G.L IN PIPE & W.S.E IN STRUCTURE	33.601 33.586 32.466 32.466 32.466
PIPE FLOW (m3/s)	0.060
PIPE CAPACITY (m3/s)	0.968
DEPTH OF INVERT	0.450
INVERT LEVEL OF DRAIN	33.417
DESIGN SURFACE LEVEL	33.867
SETOUT COORDINATES	E 336114.950 N 8177249.292 E 336105.973 N 8177249.847
CHAINAGE	0.000 8.995

LINE 01

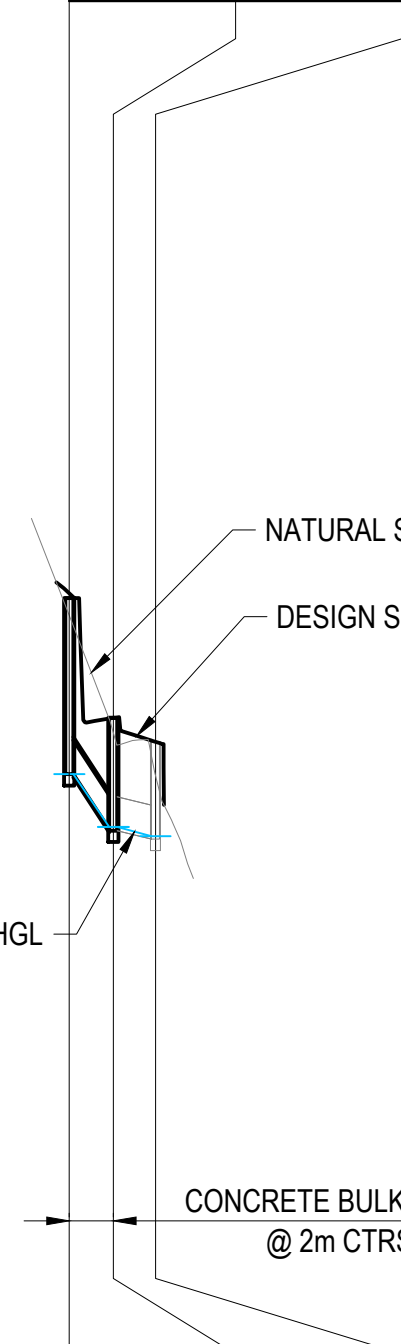
F11/02	HW2/02
900 x 600 GRATED FIELD INLET	PRECAST CONCRETE HEADWALL WITH GROUTED ROCK SCOUR PROTECTION



PIPE SIZE (mm)	300Ø
PIPE CLASS	HDPE
PIPE GRADE (%)	4.05%
PIPE SLOPE (1 in X)	1 in 25
FULL PIPE VELOCITY (m/s)	0.70
PART FULL VELOCITY (m/s)	2.30
DATUM RL	17.0
H.G.L IN PIPE & W.S.E IN STRUCTURE	31.688 31.474 31.323 31.323 31.323
PIPE FLOW (m3/s)	0.050
PIPE CAPACITY (m3/s)	0.195
DEPTH OF INVERT	0.919
INVERT LEVEL OF DRAIN	31.301
DESIGN SURFACE LEVEL	31.520
SETOUT COORDINATES	E 336095.584 N 8177259.878 E 336093.917 N 8177258.756
CHAINAGE	0.000 2.010

LINE 02

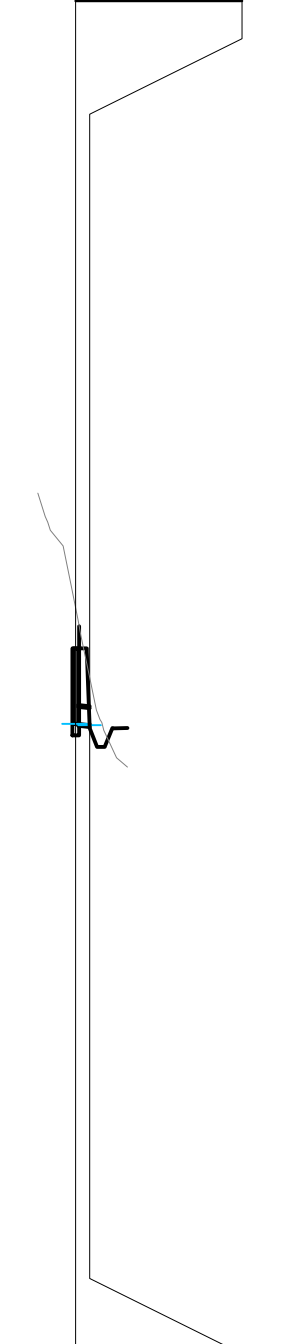
F11/03	F12/03	F13/03
900 x 600 GRATED FIELD INLET OVER 1050Ø MANHOLE	900 x 600 GRATED FIELD INLET OVER 1050Ø MANHOLE	EXISTING 900 x 600 GRATED FIELD INLET OVER 1050Ø MANHOLE CONTRACTOR TO CONFIRM LOCATION AND DEPTH



PIPE SIZE (mm)	450Ø
PIPE CLASS	HDPE
PIPE GRADE (%)	12.50%
PIPE SLOPE (1 in X)	1 in 8
FULL PIPE VELOCITY (m/s)	0.00
PART FULL VELOCITY (m/s)	0.00
DATUM RL	14.0
H.G.L IN PIPE & W.S.E IN STRUCTURE	27.369 27.369 26.673 26.673 26.673
PIPE FLOW (m3/s)	0.000
PIPE CAPACITY (m3/s)	1.008
DEPTH OF INVERT	2.331
INVERT LEVEL OF DRAIN	27.369
DESIGN SURFACE LEVEL	28.116
SETOUT COORDINATES	E 336089.114 N 8177252.617 E 336085.520 N 8177248.041 E 336081.774 N 8177243.916
CHAINAGE	0.000 5.819 5.572

LINE 03

F11/04	HW2/04
600 x 600 GRATED FIELD INLET	PRECAST CONCRETE HEADWALL WITH GROUTED ROCK SCOUR PROTECTION



PIPE SIZE (mm)	225Ø
PIPE CLASS	HDPE
PIPE GRADE (%)	1.00%
PIPE SLOPE (1 in X)	1 in 100
FULL PIPE VELOCITY (m/s)	0.00
PART FULL VELOCITY (m/s)	0.00
DATUM RL	26.0
H.G.L IN PIPE & W.S.E IN STRUCTURE	40.035 40.035 40.017 40.017 40.017
PIPE FLOW (m3/s)	0.000
PIPE CAPACITY (m3/s)	0.045
DEPTH OF INVERT	0.899
INVERT LEVEL OF DRAIN	40.135
DESIGN SURFACE LEVEL	40.342
SETOUT COORDINATES	E 336134.023 N 8177276.687 E 336132.512 N 8177275.644
CHAINAGE	0.000 1.836

LINE 04

NATURAL SURFACE
DESIGN SURFACE
10% AEP HGL

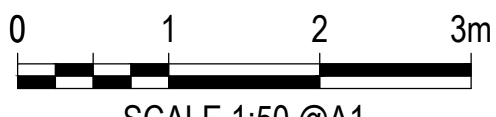
CONCRETE BULKHEADS
@ 2m CTRS

CONCRETE BULKHEADS
@ 2m CTRS

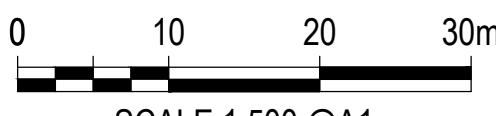
WARNING

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VERT:



HORIZ:



RPEQ NAME: ERIN HOGAN

RPEQ No: 21411

DATE: 18.11.22

SIGN:

[Signature]

P3 30.05.23 RFI RESPONSE

P2 18.11.22 FOR APPROVAL

P1 07.10.22 PRELIMINARY ISSUE

Rev Date Description

ST MS

ST MS

ST MS

By Ctk



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Project Name
MURPHY STREET DEVELOPMENT

14 MURPHY STREET, PORT DOUGLAS QLD 4877

Client
GEORGE ARGYROU

Designed
ND

Drawn
ST

Checked
MS

Scale @ A1
AS SHOWN

Drawing Title
STORMWATER LONGITUDINAL
SECTIONS

Project No.

220614

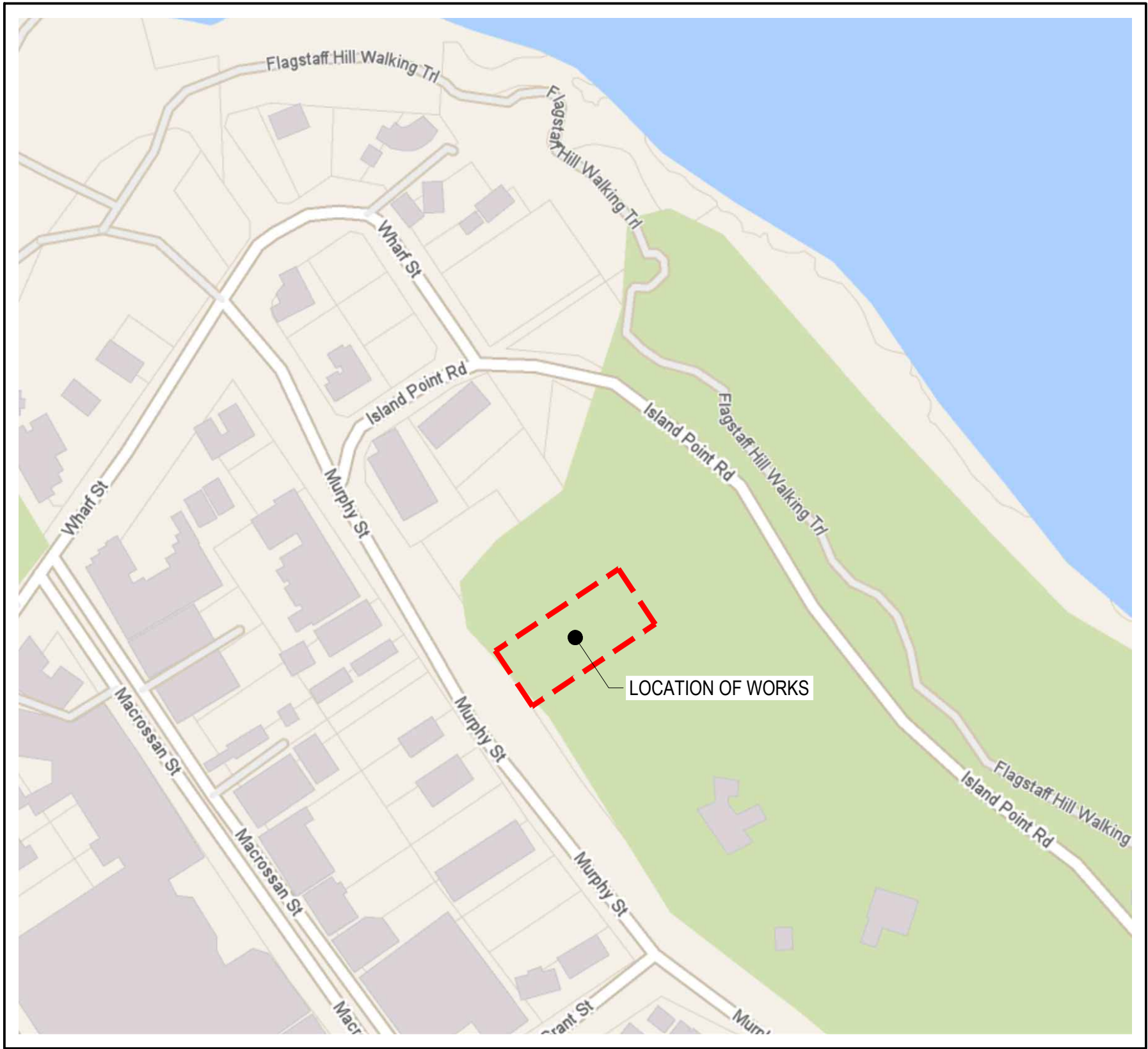
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C341

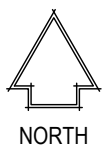
FOR APPROVAL

Revision

P3



LOCALITY PLAN
NTS



WATER NOTES

1. CONSTRUCT EMBEDMENT AND TRENCH FILL TO FNQROC STD DWG S2016 AND DOUGLAS SHIRE COUNCIL FOR ROADWAYS.
2. PROVIDE BULKHEADS / TRENCH STOPS IN ACCORDANCE WITH FNQROC STD DWG S2016.
3. CONSTRUCT THRUST BLOCKS ON ALL BENDS, TEES, TAPERS AND DEAD ENDS TO FNQROC STD DWG S2015.
4. CONSTRUCT PROPERTY SERVICES TO FNQROC STD DWGS S2025, S2038 & S2050.
5. INSTALL DETECTABLE MARKER TAPE ON ALL WATER MAINS AND PROPERTY SERVICES.
6. CONSTRUCT FIRE HYDRANTS AND STOP VALVES TO FNQROC STD DWG S2000, 2001, & S2005.
7. INSTALL PAVEMENT MARKERS TO FNQROC STD DWG S2010, S2011, & S2012.

GENERAL NOTES

1. ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH CURRENT FAR NORTH QUEENSLAND REGIONAL ORGANISATION OF COUNCILS WATER RETICULATION CODE SPECIFICATIONS AND STANDARDS.
2. UNLESS SPECIFIED OTHERWISE ALL MATERIALS AND WORK SHALL COMPLY WITH THE RELEVANT AUSTRALIAN STANDARDS.
3. ADOPT LIP OF KERB OR SHOULDER OF ROAD AS PERMANENT LEVEL.
4. COVER ON MAINS FROM PERMANENT LEVEL TO BE AS SHOWN IN FNQROC STD DWG S2016.
5. CONDUITS TO BE INSTALLED IN ACCORDANCE WITH THE STANDARD DRAWINGS.
6. A WATER METER SUPPLIED AT THE DEVELOPER'S COST, IS TO BE INSTALLED AT THE SERVICE POINT OF EACH LOT IN ACCORDANCE WITH THE STANDARD DRAWINGS.
7. ALL MATERIALS USED IN THE WORKS SHALL COMPLY WITH THE COUNCIL APPROVED PRODUCT REGISTER OR BE APPROPRIATELY SHOWN, LISTED AND DEFINED IN THE ENGINEERING SUBMISSION SO THAT THE ALTERNATIVE PRODUCT OR MATERIAL CAN BE ASSESSED AND IF APPROPRIATE, APPROVED BY DOUGLAS SHIRE COUNCIL.
8. ALL CONCRETE FOOTPATHS TO BE CLEAR OF WATER MAINS.
9. THE CONSTRUCTION OF THE WATER RETICULATION WORK SHOWN ON THIS DRAWING MUST BE SUPERVISED BY AN ENGINEER WHO HAS RPEQ REGISTRATION. WORKS NOT COMPLYING WITH THIS REQUIREMENT WILL NOT BE PERMITTED TO CONNECT TO THE RETICULATION SYSTEM.
10. PROPOSED WATER CONNECTION WORKS TO BE COMPLETED USING SUPPORT EMBEDMENT IN ACCORDANCE WITH FNQROC STD DWG S2016.

WARNING

THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING SERVICES ON AND EXTERIOR TO THE SITE INCLUDING WATER MAINS, SEWER MAINS, GAS MAINS, TELECOMMUNICATIONS CABLES, ELECTRICAL CABLES, AND STORMWATER PIPES. ANY DAMAGE TO EXISTING SERVICES SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.

LEGEND

- PROPERTY BOUNDARY
- EXISTING BUILDING
- EXISTING WATER
- PROPOSED WATER
- PROPOSED BUILDING
- PROPOSED CONCRETE
- PROPOSED RETAINING WALL

VEGETATION PROTECTION

- A. TREES LOCATED ALONG THE FOOTPATH SHOULD BE, WHERE POSSIBLE, TRANSPLANTED PRIOR TO CONSTRUCTION, OR REPLACED IF DESTROYED.
- B. WHEN WORKING WITHIN 4m OF TREES, RUBBER OR HARDWOOD GIRDLES SHOULD BE CONSTRUCTED WITH 1.8m BATTENS CLOSELY SPACED AND ARRANGED VERTICALLY FROM GROUND LEVEL. GIRDLES MUST BE STRAPPED TO TREES PRIOR TO CONSTRUCTION AND REMAIN UNTIL COMPLETION.
- C. TREE ROOTS SHALL BE TUNNELLED UNDER, RATHER THAN SEVERED. IF ROOTS ARE SEVERED THE DAMAGED AREA SHALL BE TREATED WITH A SUITABLE FUNGICIDE. CONTACT RELEVANT COUNCIL ARBORIST FOR FURTHER ADVICE.
- D. ANY TREE LOPPING REQUIRED SHOULD BE UNDERTAKEN BY AN APPROVED ARBORIST.

SOIL

- A. TOPSOIL AND SUBSOIL SHALL BE STOCKPILED SEPARATELY.
- B. CARE SHALL BE TAKEN TO PREVENT SEDIMENT FROM ENTERING THE STORMWATER SYSTEM. THIS MAY INVOLVE PLACING APPROPRIATE SEDIMENT CONTROLS AROUND STOCKPILES.

REHABILITATION

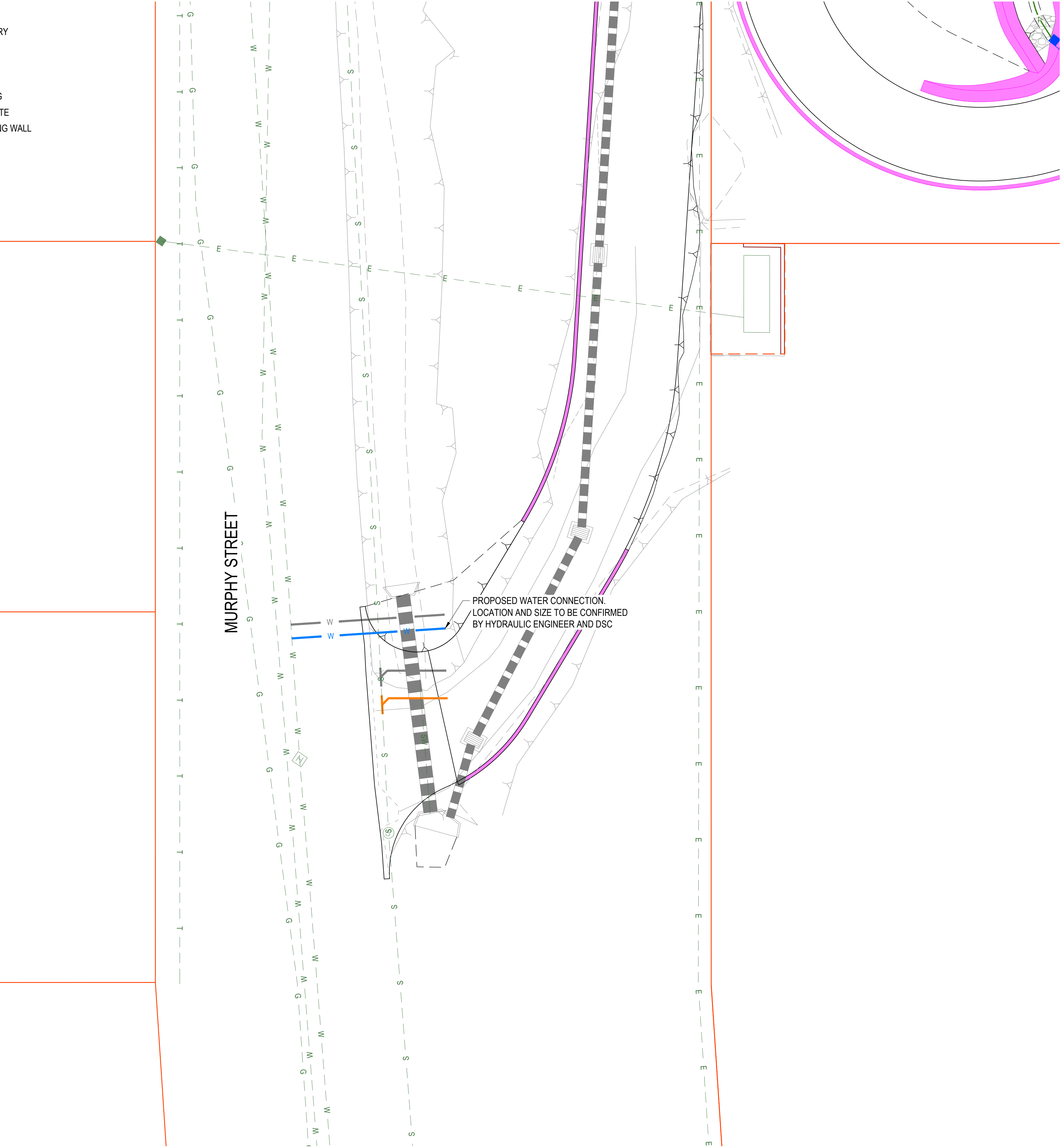
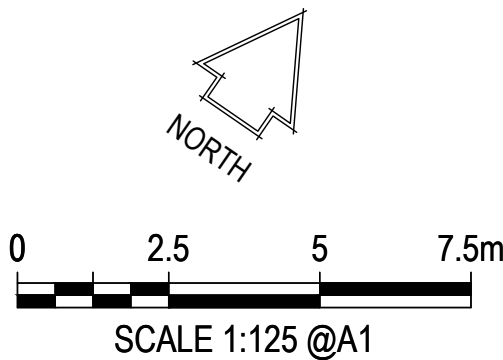
- A. PRE DISTURBANCE SOIL PROFILES AND COMPACTION LEVELS SHALL BE REINSTATED.
- B. PRE DISTURBANCE VEGETATION PATTERNS SHALL BE RESTORED.

SAFETY

- A. THE DESIGN AND CONSTRUCTION OF THE WORKS SHALL COMPLY WITH ALL QUEENSLAND LEGISLATION.

ALL WATER AND SEWER CONSTRUCTION WORK UNDERTAKEN BY THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE WORKPLACE HEALTH AND SAFETY LEGISLATION.

ALL ENVIRONMENTAL PROTECTION MEASURES SHALL BE IMPLEMENTED PRIOR TO ANY CONSTRUCTION WORK, INCLUDING CLEARING, COMMENCING.



RPEQ NAME: ERIN HOGAN

RPEQ No: 21411

DATE: 18.11.22

SIGN:

P3	30.05.23	RFI RESPONSE	ST	MS
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Rev	Date	Description	By	CHK

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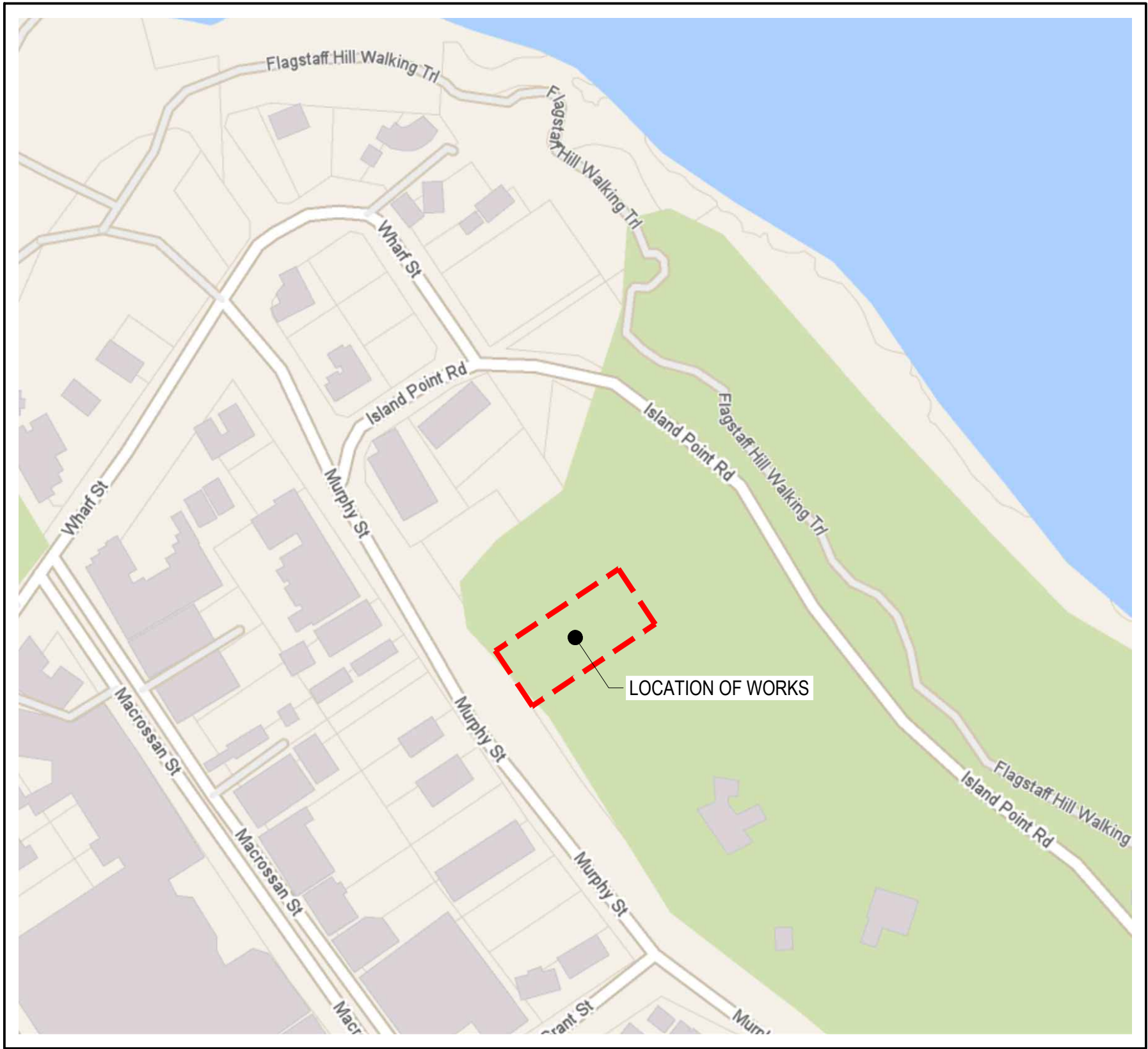
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Project Name MURPHY STREET DEVELOPMENT			
Client 14 MURPHY STREET, PORT DOUGLAS QLD 4877			
Designed GEORGE ARGYROU			
Drawn ND	Checked ST	Scale @ A1 MS	1:125

Drawing Title WATER RETICULATION PLAN	
Project No. 220614	FOR APPROVAL
Drawing No. C601	
Revision P3	



LOCALITY PLAN

NTS



SEWER NOTES

- ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH CURRENT FAR NORTH QUEENSLAND REGIONAL ORGANISATION OF COUNCILS SEWER SYSTEM CODE SPECIFICATIONS AND STANDARDS.
- UNLESS SPECIFIED OTHERWISE ALL MATERIALS AND WORK SHALL COMPLY WITH THE RELEVANT AUSTRALIAN STANDARDS.
- THE CONSTRUCTION OF THE SEWERAGE WORK SHOWN ON THIS DRAWING SHALL BE SUPERVISED BY AN ENGINEER WHO HAS RPEQ REGISTRATION. SEWERAGE WORKS NOT COMPLYING WITH THIS REQUIREMENT WILL NOT BE PERMITTED TO CONNECT INTO THE FNQROC SERVICE PROVIDER SEWERAGE SYSTEM.
- ALL WORK ASSOCIATED WITH LIVE SEWERS OR MAINTENANCE HOLES SHALL BE CARRIED OUT BY THE FNQROC SERVICE PROVIDER AT THE DEVELOPER'S COST.
- ALL PIPES AND MATERIALS SHALL COMPLY WITH THE REQUIREMENTS OF THE COUNCIL APPROVED PRODUCT REGISTER.
- FOR ALLOTMENTS OTHER THAN SINGLE RESIDENTIAL, A 1500Ø PROPERTY CONNECTION SHALL BE PROVIDED.
- PROPERTY CONNECTIONS SHALL BE LOCATED WITHIN THE PROPERTY AS SHOWN IN THE DRAWINGS.
- PROPERTY CONNECTION BRANCHES SHALL EXTEND INTO THE PROPERTY A MINIMUM OF 300mm AND A MAXIMUM OF 1000mm.
- WHERE PIPES ARE LAID IN FILL, THE FILLING SHALL BE CARRIED OUT IN LAYERS NOT EXCEEDING 300mm (LOOSE) IN DEPTH AND SHALL BE COMPACTED UNTIL THE COMPACTION IS NOT LESS THAN 95% OF THE MATERIALS MAXIMUM COMPACTION WHEN TESTED IN ACCORDANCE WITH A.S. 1289 (MODIFIED COMPACTION). TESTING SHALL BE CARRIED OUT AFTER EACH ALTERNATE LAYER. IN ALL SUCH CASES APPROVAL OF CONSTRUCTED SEWERS WILL NOT BE ISSUED BY THE FNQROC SERVICE PROVIDER UNLESS CERTIFICATES ARE PRODUCED CERTIFYING THAT THE REQUIRED COMPACTION HAS BEEN ACHIEVED.
- WHERE SEWERS HAVE A GRADE OF 1 IN 20 OR STEEPER, BULKHEADS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE FNQROC SEWER CODE.
- THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EXISTING SERVICES WITH RELEVANT AUTHORITIES BEFORE COMMENCING WORKS.
- SEWERS SHALL BE DISUSED / ABANDONED IN ACCORDANCE WITH PROCEDURES SET OUT IN THE FNQROC SEWER CODE.
- BENCH MARK AND LEVELS TO AHD.
- EXISTING ALLOTMENTS REQUIRING A PROPERTY CONNECTION FROM EXISTING SEWERS SHALL BE PROVIDED BY THE FNQROC SERVICE PROVIDER AT THE DEVELOPERS COST.

VEGETATION PROTECTION

- TREES LOCATED ALONG THE FOOTPATH SHOULD BE, WHERE POSSIBLE, TRANSPLANTED PRIOR TO CONSTRUCTION, OR REPLACED IF DESTROYED.
- WHEN WORKING WITHIN 4m OF TREES, RUBBER OR HARDWOOD GIRDLES SHOULD BE CONSTRUCTED WITH 1.8m BATTENS CLOSELY SPACED AND ARRANGED VERTICALLY FROM GROUND LEVEL. GIRDLES MUST BE STRAPPED TO TREES PRIOR TO CONSTRUCTION AND REMAIN UNTIL COMPLETION.
- TREE ROOTS SHALL BE TUNNELLED UNDER, RATHER THAN SEVERED. IF ROOTS ARE SEVERED THE DAMAGED AREA SHALL BE TREATED WITH A SUITABLE FUNGICIDE. CONTACT RELEVANT COUNCIL ARBORIST FOR FURTHER ADVICE.
- ANY TREE LOPPING REQUIRED SHOULD BE UNDERTAKEN BY AN APPROVED ARBORIST.

SOIL

- TOPSOIL AND SUBSOIL SHALL BE STOCKPILED SEPARATELY.
- CARE SHALL BE TAKEN TO PREVENT SEDIMENT FROM ENTERING THE STORMWATER SYSTEM. THIS MAY INVOLVE PLACING APPROPRIATE SEDIMENT CONTROLS AROUND STOCKPILES.

REHABILITATION

- PRE DISTURBANCE SOIL PROFILES AND COMPACTION LEVELS SHALL BE REINSTATED.
- PRE DISTURBANCE VEGETATION PATTERNS SHALL BE RESTORED.

SAFETY

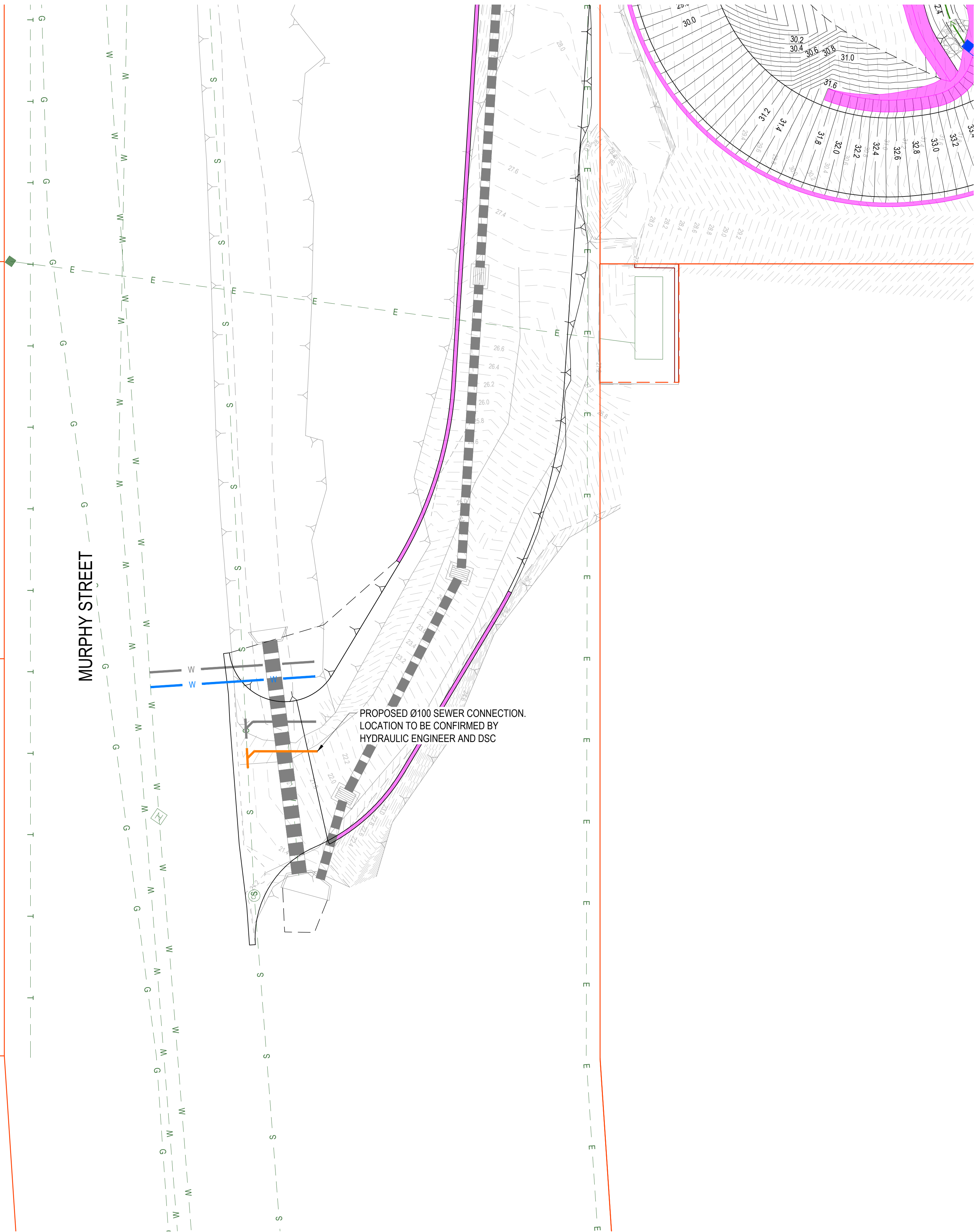
- THE DESIGN AND CONSTRUCTION OF THE WORKS SHALL COMPLY WITH ALL QUEENSLAND LEGISLATION.

ALL WATER AND SEWER CONSTRUCTION WORK UNDERTAKEN BY THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE WORKPLACE HEALTH AND SAFETY LEGISLATION.

ALL ENVIRONMENTAL PROTECTION MEASURES SHALL BE IMPLEMENTED PRIOR TO ANY CONSTRUCTION WORK, INCLUDING CLEARING, COMMENCING.

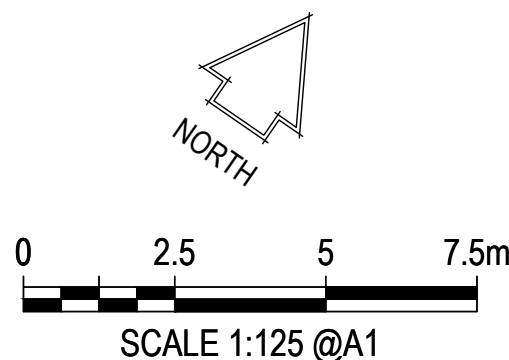
LEGEND

- PROPERTY BOUNDARY
- EXISTING MINOR & MAJOR CONTOUR (0.100m)
- PROPOSED MINOR & MAJOR CONTOUR (0.100m)
- EXISTING BUILDING
- EXISTING SEWER
- PROPOSED SEWER
- PROPOSED BUILDING
- PROPOSED CONCRETE
- PROPOSED RETAINING WALL



WARNING

THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING SERVICES ON AND EXTERIOR TO THE SITE INCLUDING WATER MAINS, SEWER MAINS, GAS MAINS, TELECOMMUNICATIONS CABLES, ELECTRICAL CABLES, AND STORMWATER PIPES. ANY DAMAGE TO EXISTING SERVICES SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.



RPEQ NAME: ERIN HOGAN

RPEQ No: 21411

DATE: 18.11.22

SIGN:

Rev	Date	Description	By	CHK
P3	30.05.23	RFI RESPONSE	ST	MS
P2	18.11.22	FOR APPROVAL	ST	MS
P1	07.10.22	PRELIMINARY ISSUE	ST	MS

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DO NOT SCALE DRAWINGS. IF IN DOUBT, ASK!

Project Name MURPHY STREET DEVELOPMENT			
Client 14 MURPHY STREET, PORT DOUGLAS QLD 4877			
Designed ND	Drawn ST	Checked MS	Scale @ A1 1:125

Drawing Title SEWER RETICULATION PLAN	
Project No. 220614	FOR APPROVAL
Drawing No. C701	
Revision P3	