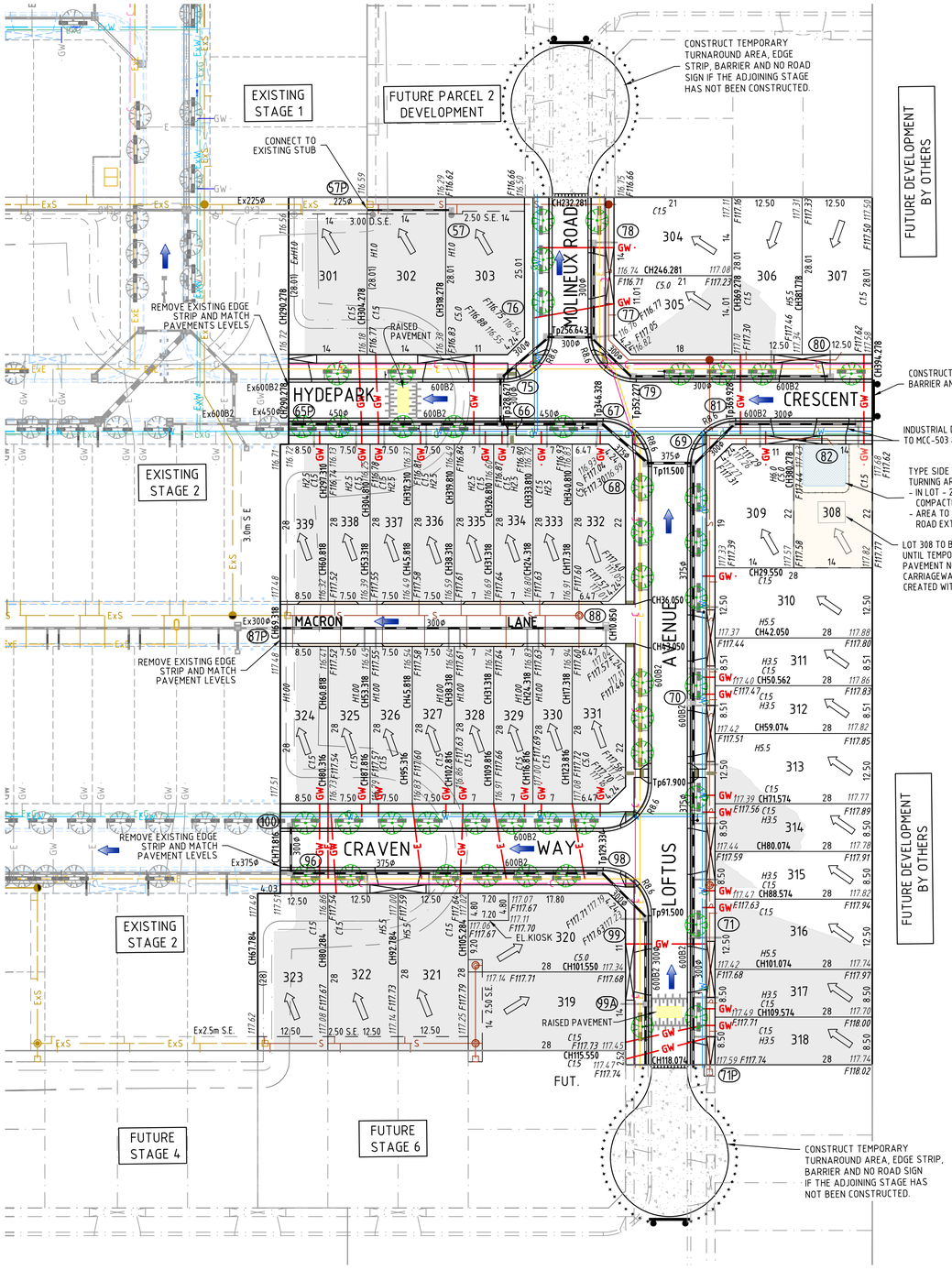
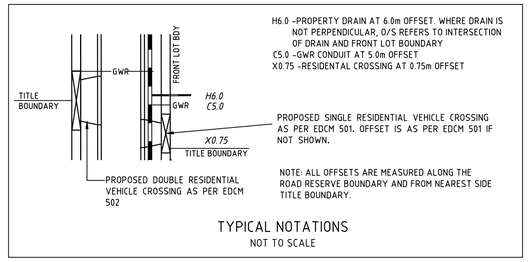


LEGEND

- TEMPORARY TURNING AREA INCLUDING BOLLARDS AND "NO ROAD" SIGN.
- PROPOSED GAS & WATER CONDUITS
- DIRECTION OF LEGAL POINT OF DISCHARGE
- OVERLAND FLOW PATH DIRECTION
- EXISTING TREES TO BE REMOVED
- PROPOSED PASSIVE STREET TREE IRRIGATION GRAVEL TRENCH WITH KERB INLET DIVERSION. (ONE TREE PIT PER LOT)
- STREET TREE. PASSIVE IRRIGATION NOT PROVIDED DUE TO PHYSICAL RESTRAINT.
- PROPERTY EASEMENT LINE (NO BUILDING PERMITTED)
- BIN COLLECTION PLATFORM
- LANEWAY DRIVEWAY
- PROPOSED RAISED PAVEMENT.



TYPICAL NOTATIONS
NOT TO SCALE

PROPOSED TREES

STREET TREES TO HAVE PASSIVE TREE IRRIGATION TO EACH LOT AND TO COUNCIL'S REQUIREMENT. FOR TREES LOCATION REFER TO LANDSCAPE PLANS.

EXISTING TREES AND FENCES:

- ALL EXISTING TREES ARE TO BE REMOVED AS PER TREES REMOVAL REPORT
- ALL EXISTING FENCES ARE TO BE REMOVED AS SHOWN WITHIN THE DEVELOPMENT BOUNDARY

EARTHWORKS LEGEND

FILL EARTHWORKS - FILL AREA WITHIN LOTS GREATER THAN 150mm DEPTH

- THIS PLAN SHOWS APPROXIMATE EXTENTS OF CUT AND FILL TO BE UNDERTAKEN DURING CONSTRUCTION OF THE WORKS BASED ON THE EXISTING SITE SURFACE LEVELS AND PROPOSED FINISHED DESIGN LEVELS SHOWN.
- THE EXTENT OF FILL SHOWN IS BASED ON DESIGN AND MAY BE SUBJECT TO CHANGE DURING CONSTRUCTION.
- THE DEPTH OF TOP DRESSING FILL MAY VARY BY UP TO 0.15m.

DISCLAIMER

THE CONTENT ON THIS PLAN IS FOR PRELIMINARY PURPOSES ONLY AND IS SUBJECT TO THE FORMAL PLANNING APPROVAL BY CITY OF MELTON, DETAILED ENGINEERING DESIGN AND APPROVALS FROM CITY OF MELTON AND ALL SERVICE AUTHORITIES. AS SUCH THIS PLAN IS SUBJECT TO CHANGE WITHOUT NOTICE. THIS PLAN IS NOT TO BE USED FOR ANY PURPOSE OTHER THAN FOR PRELIMINARY PURPOSES. HOUSE SITING SHOULD ONLY BE COMPLETED ONCE COUNCIL APPROVED PLANS ARE ISSUED. THE DEVELOPER BEARS NO RESPONSIBILITY FOR ANY OF THESE CHANGES. THE PURCHASER SHOULD ASCERTAIN THE DETAILS ARE CORRECT BEFORE PROCEEDING.

WARNING

BEWARE OF UNDERGROUND SERVICES

The locations of underground services are approximate only and their exact position should be proven on site prior to commencing works. No guarantee is given that all existing services are shown.

PRELIMINARY PLAN ONLY
NOT APPROVED FOR CONSTRUCTION

THIS DRAWING IS NOT TO BE COPIED OR SCALED

VERSION	REMARKS	DATE	APP'D
B	TEMP. CARRIAGE EASAMENT TO LOT 308 & SPEED HUMP MOVED TO LOT 302 302	08.04.26	JS
A	PRELIMINARY ISSUE	20.06.25	JS

0 5 10 20
Scale 1:500 @ A1
Scale 1:1000 @ A3

MGA 2020 ZONE 55

DRAWN BY	H.MARES	DESIGNED BY	J.SIGABALAVU
MELWAY	343 G8	CHECKED BY	-
DATUM	AHD	AUTHORISED BY	-

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CITY OF MELTON
43-57 ALFRED ROAD STRATHTULLOH
TULLOH ST ESTATE, PARCEL 1 - STAGE 3
LAYOUT PLAN

DRAWING No. 3R201
VERSION B
REFERENCE 23862E/P1/3

H:\23862\STAGE-3\CAD\DWG SET\ROAD AND DRAINAGE\23862E_P1-3R201_3R241.DWG