



SORELL COUNCIL

NOTICE OF PROPOSED DEVELOPMENT

Notice is hereby given that an application has been made for planning approval for the following development:

SITE: 4 & 6 Capital Court, Sorell (CT176352/4 & 5)

PROPOSED DEVELOPMENT:

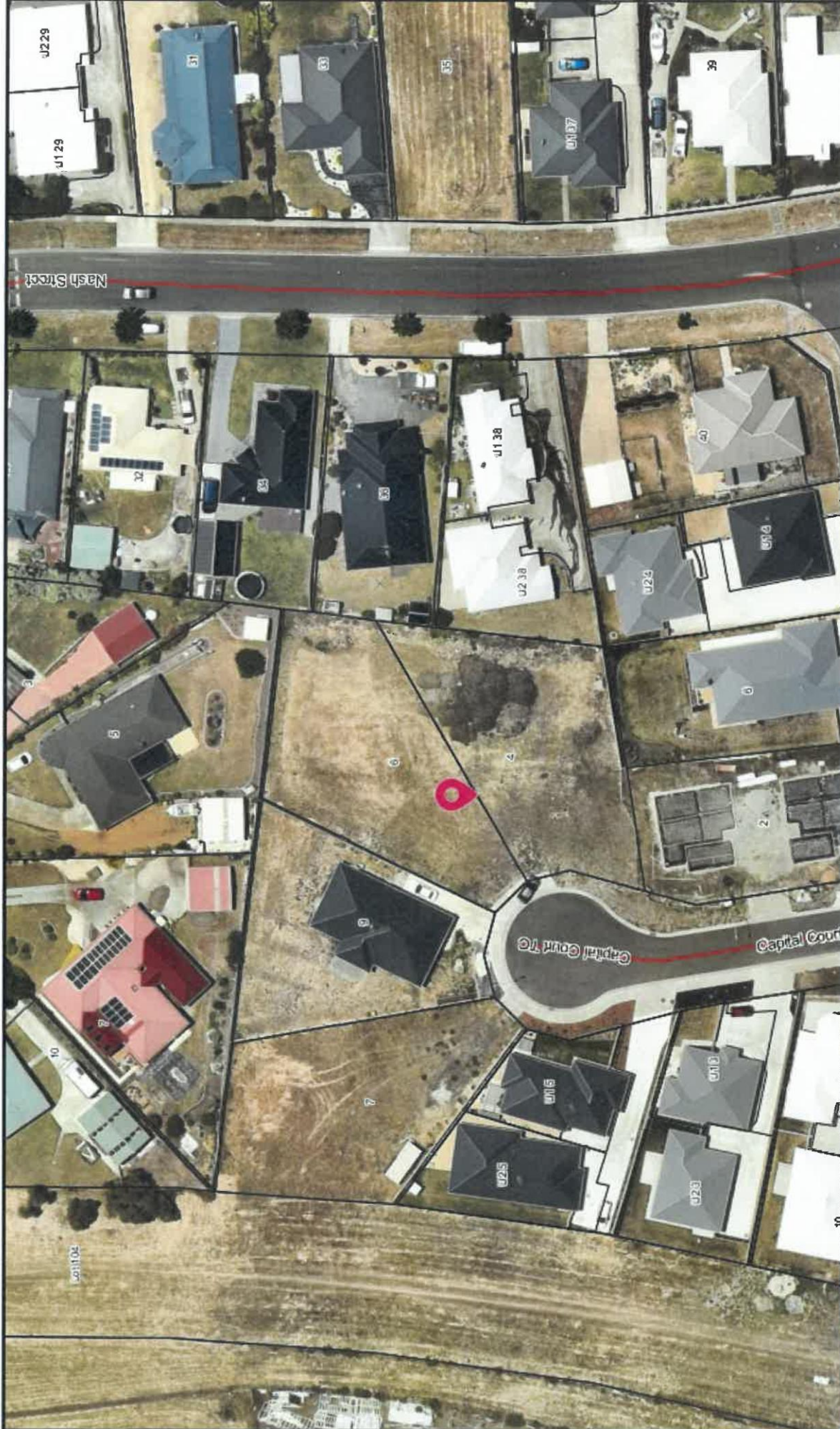
RESIDENTIAL - MULTIPLE DWELLINGS X 5

The relevant plans and documents can be inspected at the Council Offices at 47 Cole Street, Sorell during normal office hours, or the plans may be viewed on Council's website at www.sorell.tas.gov.au until **4:45pm Thursday 11th March 2021**. Any person may make representation in relation to the proposal/s by letter or electronic mail (sorell.council@sorell.tas.gov.au) addressed to the General Manager. Representations must be received no later than **4:45pm Thursday 11th March 2021**.

APPLICANT: S R Boxall

DATE: 23 February 2021

APPLICATION NO: DA 2020 / 459 - 1

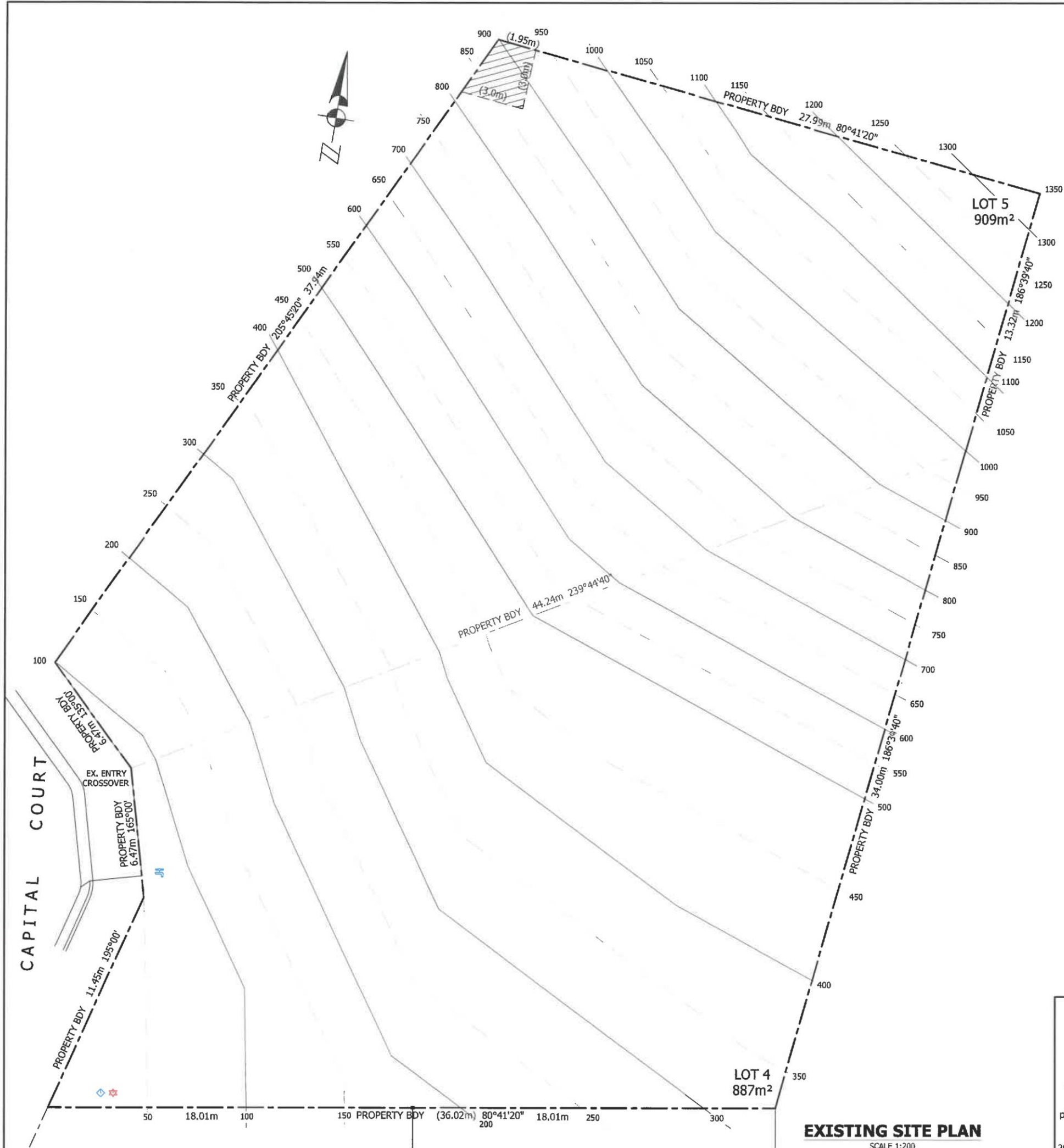


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23-Feb-2021

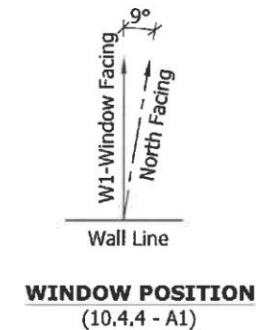
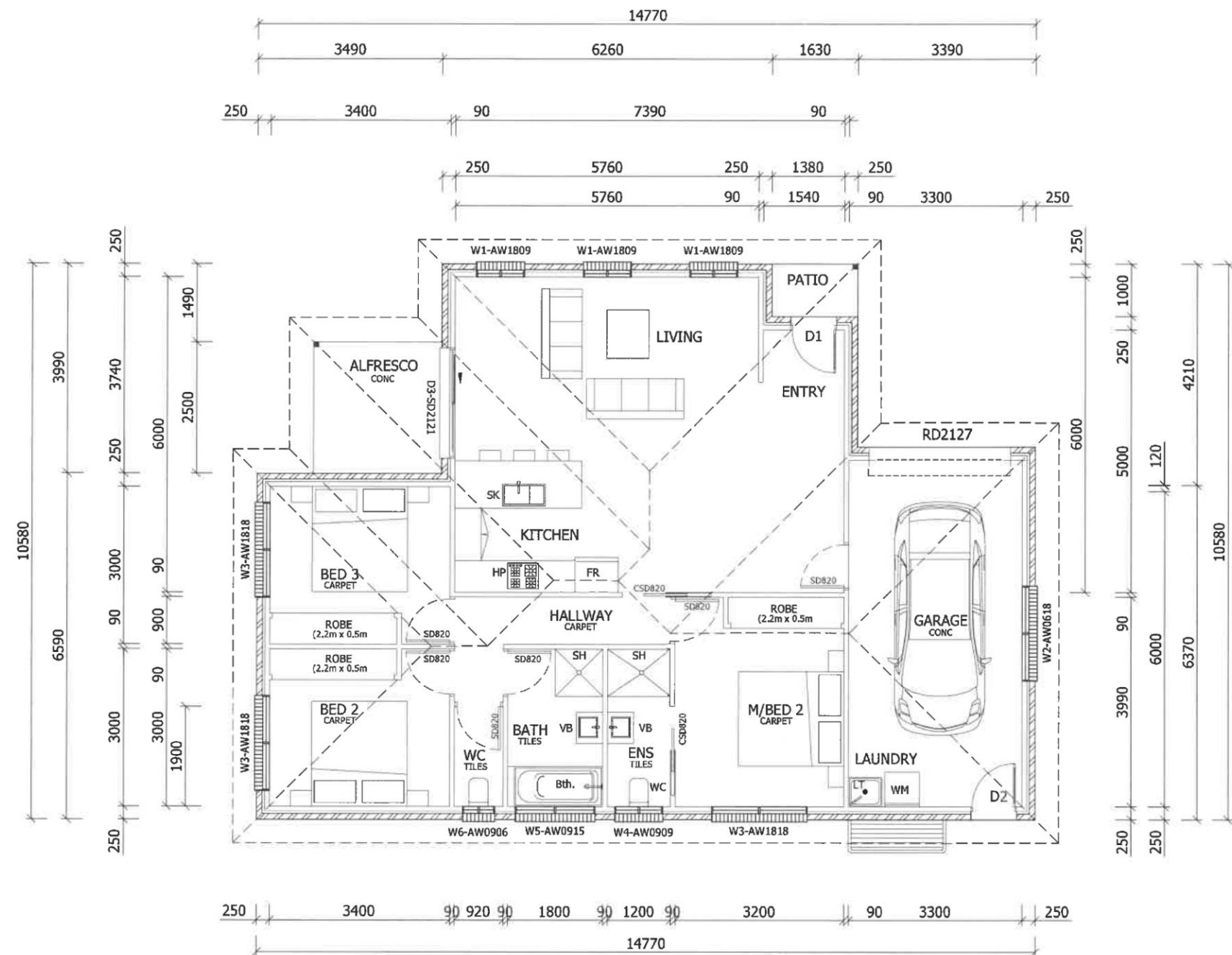
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Disclaimer: This map is a representation of the information currently held by Sorell Council. While every effort has been made to ensure the accuracy of the product, Council accepts no responsibility for any errors or omissions. Any feedback on omissions or errors would be appreciated.



REV 5 : Vehicle Maneuvering revised 13.02.2021
 REV 4 : Vehicle Maneuvering revised 05.02.2021
 REV 3 : Council RFI addressed 22.11.2020
 REV 2 : Issued for Development Approval 14.11.2020
 REV 1 : Issued for Preliminary Client Approval 24.10.2020

 CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008	Project Title: PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL EXISTING SITE PLAN		Scale: 1:200	A3
	Designed by: E.D.		ED Accreditation Number: CC164C	Date: Nov' 20
	Drawing No. A1		Rev. 5	
	Job No. 4868			



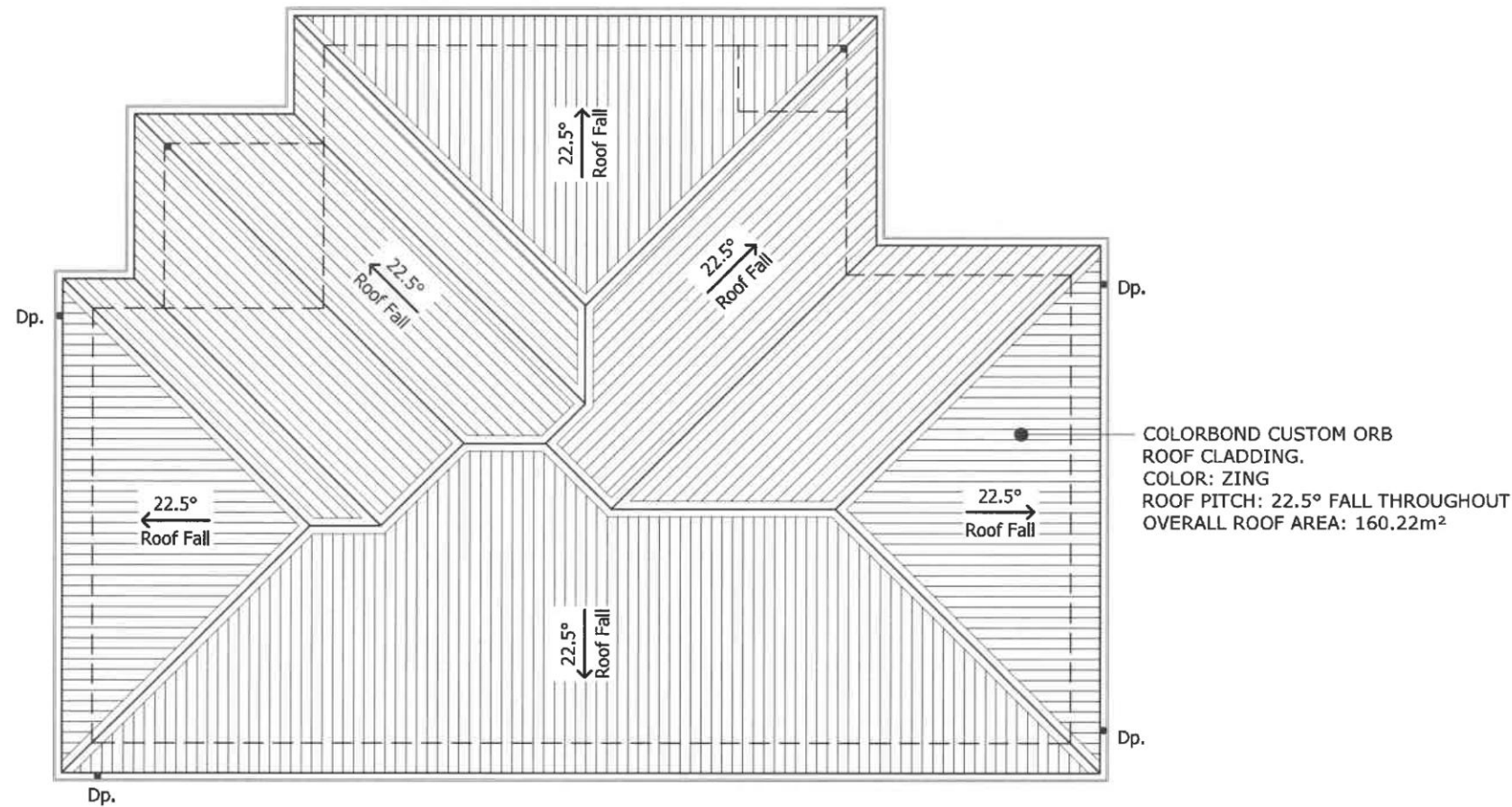
LEGEND & NOTES	
	250mm BRICK VENEER WALLS 90mm stud frame internal 10mm plasterboard lining throughout. (Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
	Internal Walls: 90mm stud walls with 10mm plasterboard lining throughout. (Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
	Conc. Concrete floor finish
	Cj. Control Joint
	DP. Downpipe

FLOOR PLAN - UNIT 1
SCALE 1:100

- NOTES :-
1. STAIR TREADS NOSINGS TO COMPLY WITH BCA 2013-3.9
 2. WINDOW & GLAZING TO COMPLY WITH AS1288 & AS3740
 3. WET AREA CONSTRUCTION (BATH ROOM) TO COMPLY WITH BCA2010
 4. INSTALL CONTROL JOINT TO EXTERNAL BRICKWORK AS NOTED ON FLOOR PLAN. INSTALL IN ACCORDANCE WITH BCA 2013, 3.3.1.8
 5. CONTRACTOR TO BE RESPONSIBLE FOR SETTING OUT OF DIMENSIONS. VERIFY ANY DISCREPANCIES WITH DESIGNER PRIOR TO COMMENCING WORKS. ALL LEVELS TO BE CONFIRMED BY BUILDER.
 6. WINDOW SIZE AW0915 = AWNING WINDOW 900 height x 1500 width

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	PROPOSED UNIT DEVELOPMENT		1:100	A3
	FOR Mr. S. BOXALL		Job No.	
	AT LOT 4 & 5 CAPITAL CRT, SORELL		4868	
FLOOR PLAN - UNIT 1		Designed by:	ED Accreditation Number:	Date:
		E.D.	CC164C	Nov' 20
			Drawing No.	Rev.
			A3	5



ROOF PLAN - UNIT 1
SCALE 1:100

NOTES :
ROOF CLADDING TO BE CUSTOM ORB,
COLOURBOND FACIA AND GUTTER, 75 DIA DOWNPIPE POPS.
ROOF CLADDING TO BE FIXED TO HARDWOOD ROOF BATTENS AT NOMINAL 900mm CRS.
ROOF BATTENS TO BE FIXED AND SECURED TO TRUSSES IN A/W AS1684 PROVIDE
SISALATION 436 FOIL TO UNDERSIDE OF COLOURBOND ROOF CLADDING.

ROOF INSTALLATION MUST BE PERFORMED IN COMPLIANCE WITH P2.1 AND P2.2.2
PERFORMANCE REQUIREMENTS AND COMPLIES WITH ONE OF THE FOLLOWING
MANUALS:
1. AS2049 - ROOF TILES
2. AS2050 - FIXING IF ROOF TILES
3. AS1562.1 - DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING METAL
4. AS/NZ4256 pts 1,2,3 & 5, AS1562.3 - PLASTIC SHEET ROOFING
5. AS/NZ1562.2 - DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING.


TILE ROOF RIDGE INSTALLATION MUST COMPLY WITH FIGURE 3.5.11 OF THE BCA
TILE ROOF FLASHINGS INSTALLATION MUST COMPLY WITH FIGURE 3.5.1.2 OF THE BCA
CORROSION PROTECTION AND INSTALLATION OF DIS-SIMILAR MATERIALS MUST
COMPLY WITH TABLE 3.5.1.1 OF THE BCA
ACCEPTABILITY OF CONTRACT BETWEEN DIFFERENT ROOFING MATERIALS MUST
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MAXIMUM SPAN AND FIXING FOR THE METAL SHEET ROOFING INCLUDING END AND
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FIGURE 3.5.1.5a AND 3.5.1.5b
TYPICAL ROOF PENETRATIONS AND FLASHINGS OF SKYLIGHTS MUST COMPLY WITH
FIGURES 3.5.1.8 OF BCA

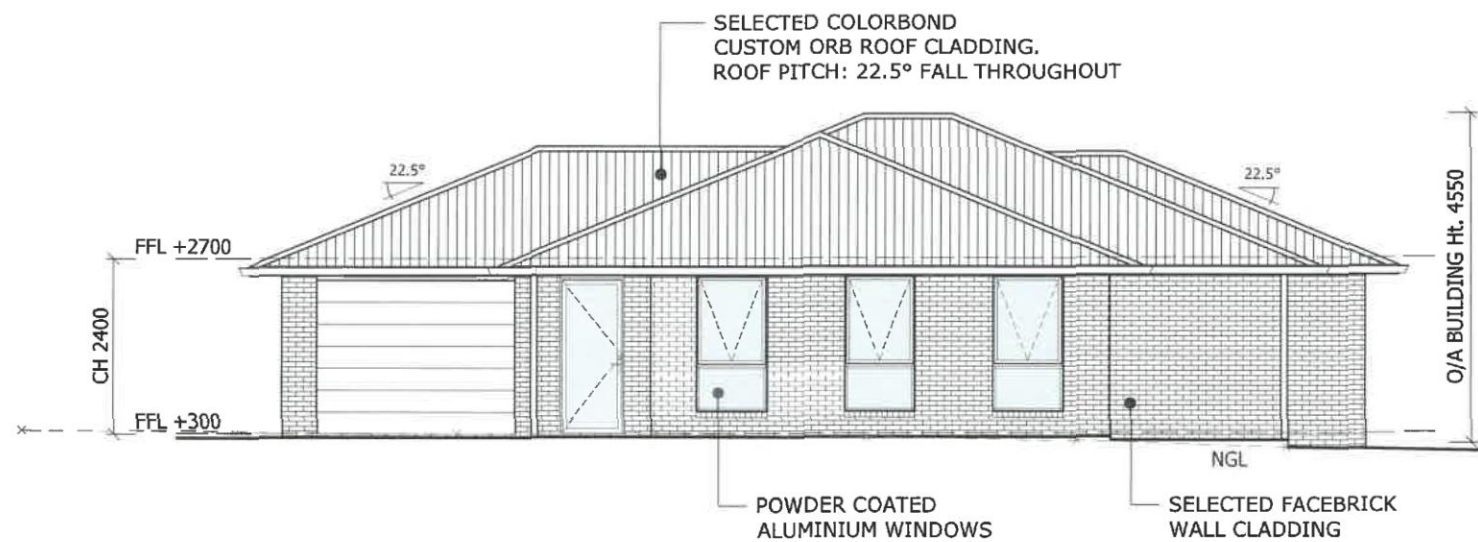
MANUFACTURES OF GUTTERS AND DOWNPIPES MUST BE DONE IN ACCORDANCE WITH
AS 2197 FOR METAL AND AS1273 FOR UPVC.

IMPORTANT NOTE FOR COMPLIANCE WITH PERFORMANCE PROVISION BCA OF 3.5.2.5
DOWNPIPES SIZE AND INSTALTION:
DOWNPIPES MUST BE FIXED AS CLOSE AS POSSIBLE TO VALLEY GUTTERS AND IF THE
DOWNPIPE IS MORE THAN 1.2m
FROM THE VALLEY, PROVISIONS FOR OVERFLOW MUST BE MADE.
THE SPACING BETWEEN DOWNPIPES MUST NOT BE MORE THAN 12m UNLESS IT CAN BE
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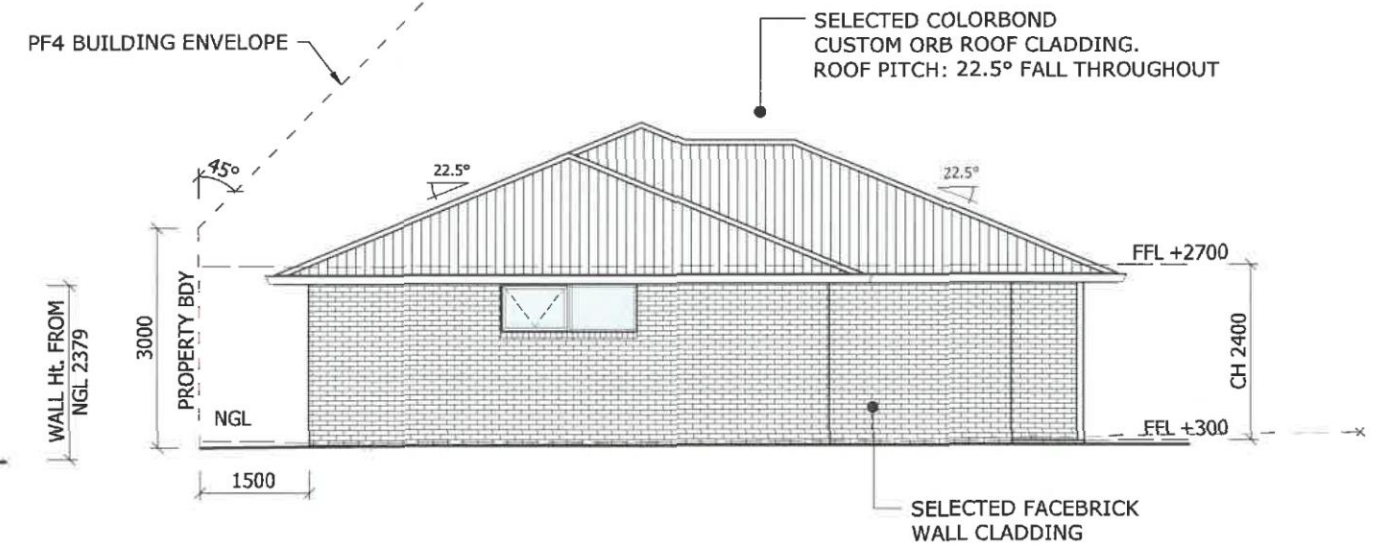
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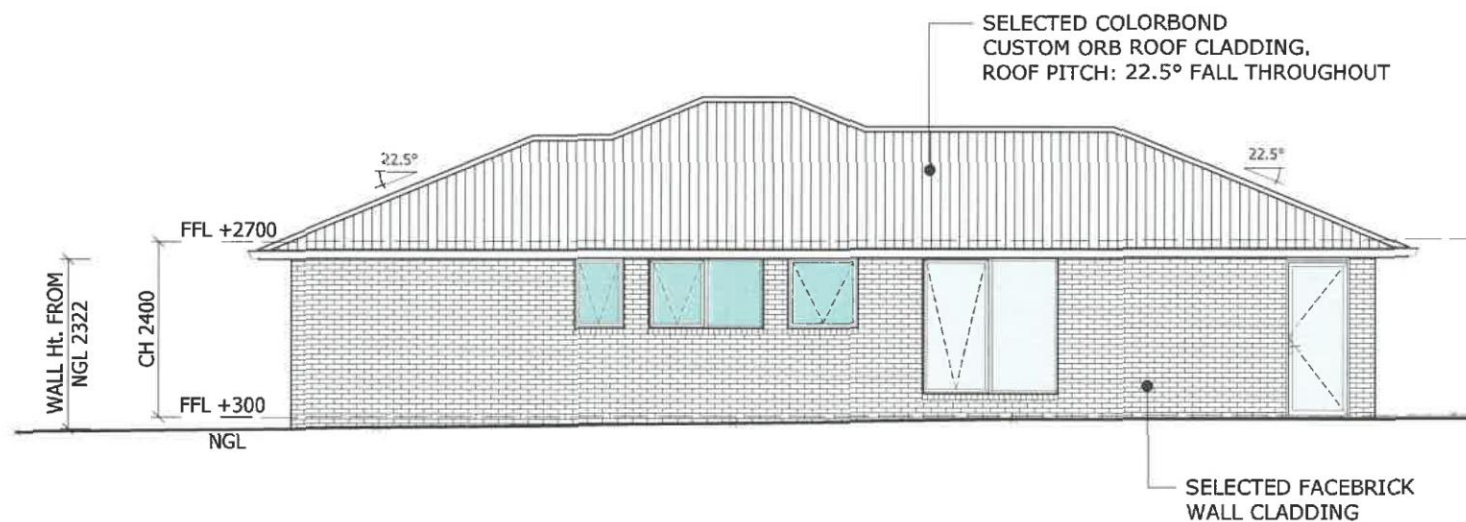
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ROOF PLAN - UNIT 1		Drawing No.		Rev.
Designed by: E.D.		ED Accreditation Number: CC164C	Date: Nov' 20	A4 5



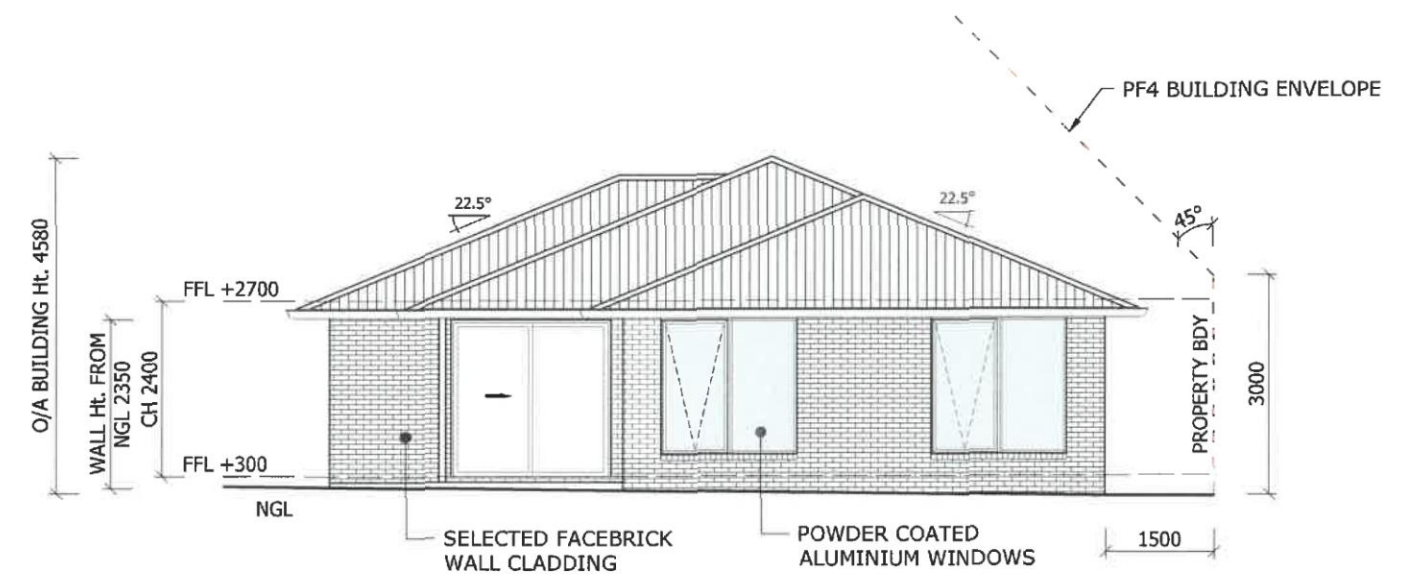
NORTH ELEVATION
SCALE 1:100



EAST ELEVATION
SCALE 1:100




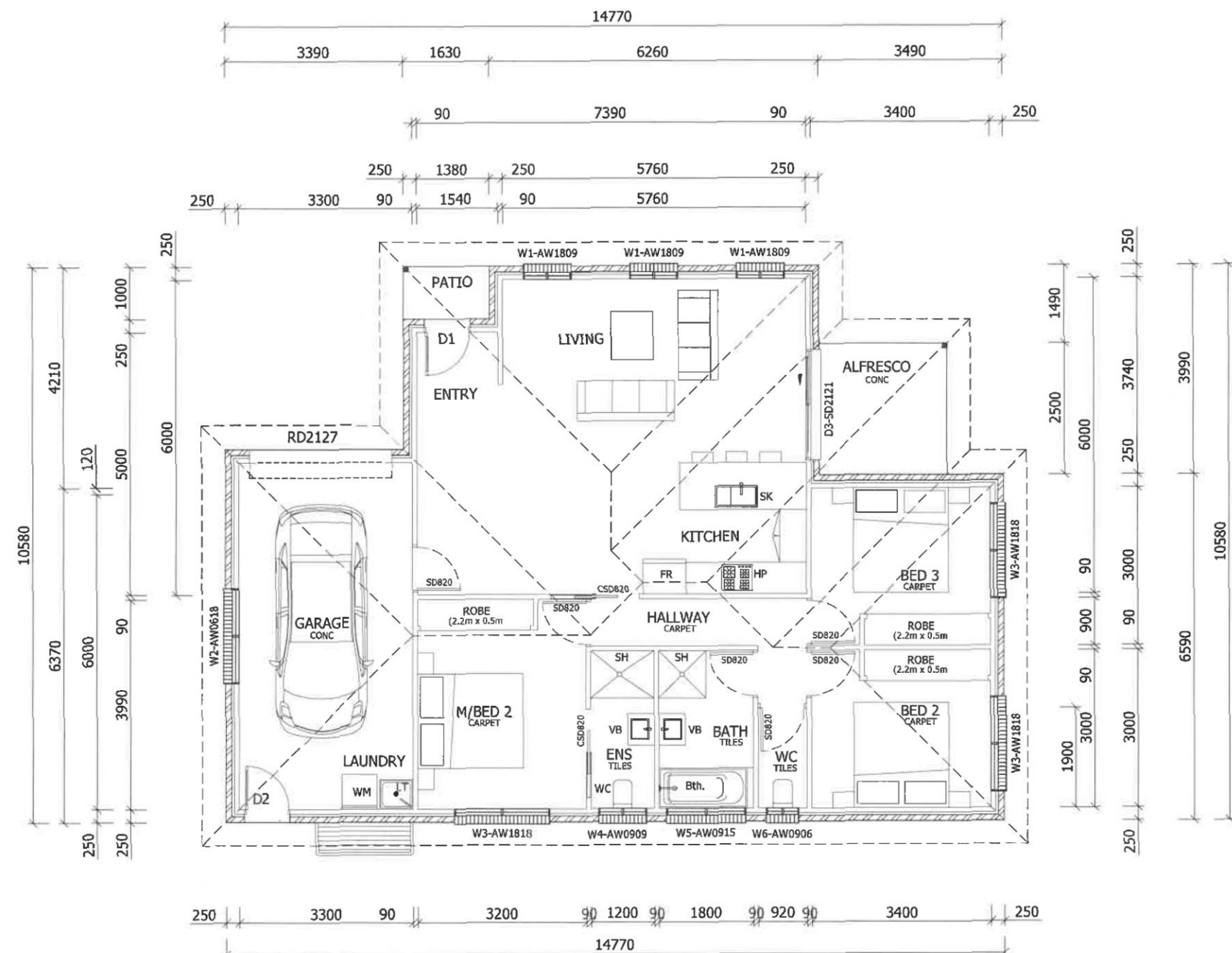
SOUTH ELEVATION
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WEST ELEVATION
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	Designed by: E.D.		Job No. 4868	
	ED Accreditation Number: CC164C		Drawing No. A5	Rev. 5



FLOOR PLAN - UNIT 2 & 3

SCALE 1:100



WINDOW POSITION
(10.4.4 - A1)

LEGEND & NOTES

- 250mm BRICK VENEER WALLS
90mm stud frame internal
10mm plasterboard lining throughout.
(Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
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10mm plasterboard lining throughout.
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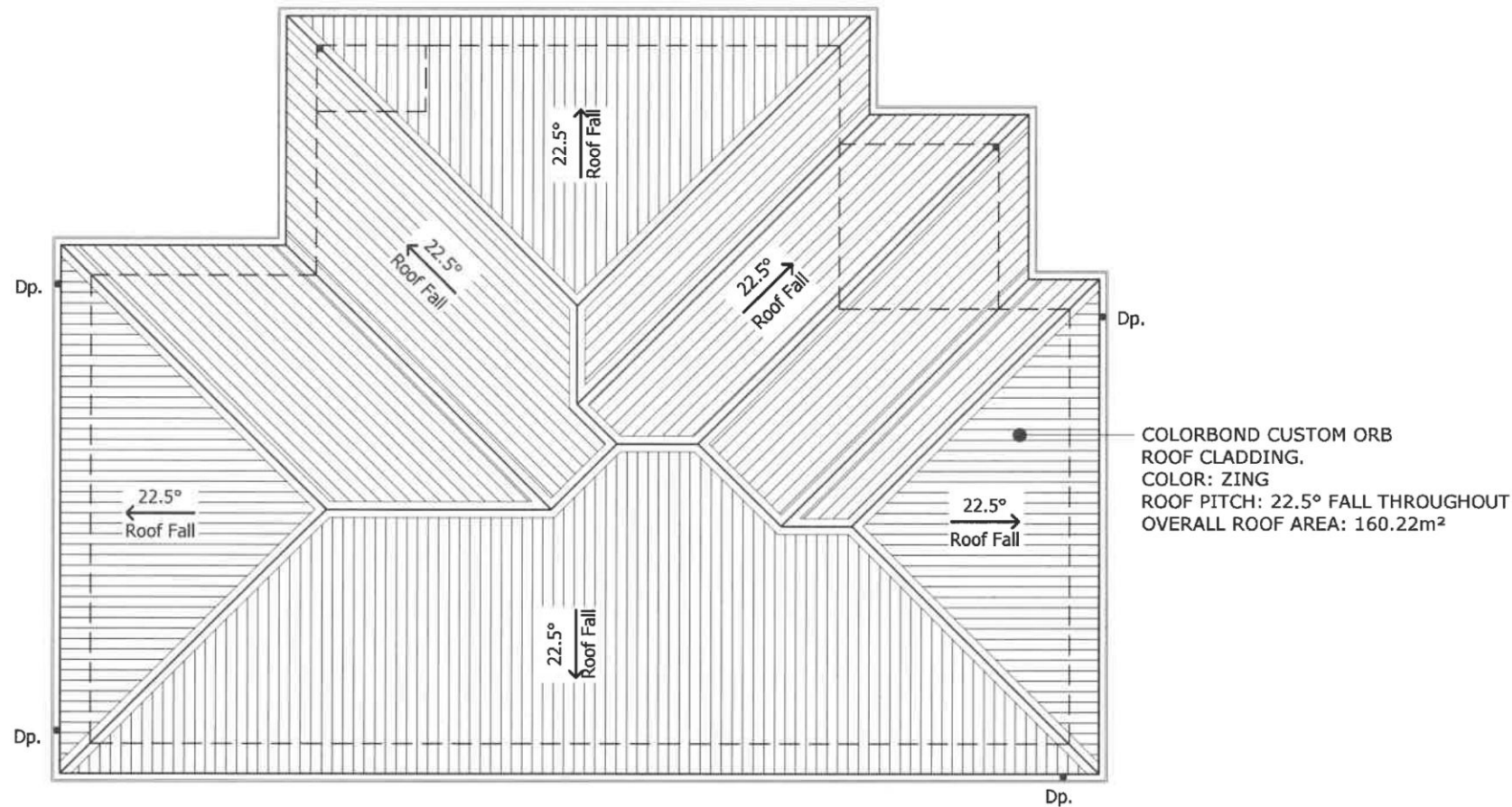
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	FLOOR PLAN - UNIT 2 & UNIT 3		Job No.	4868
	Designed by: E.D.	ED Accreditation Number: CC164C	Date: Nov' 20	Rev. 5



ROOF PLAN - UNIT 2 & 3
SCALE 1:100

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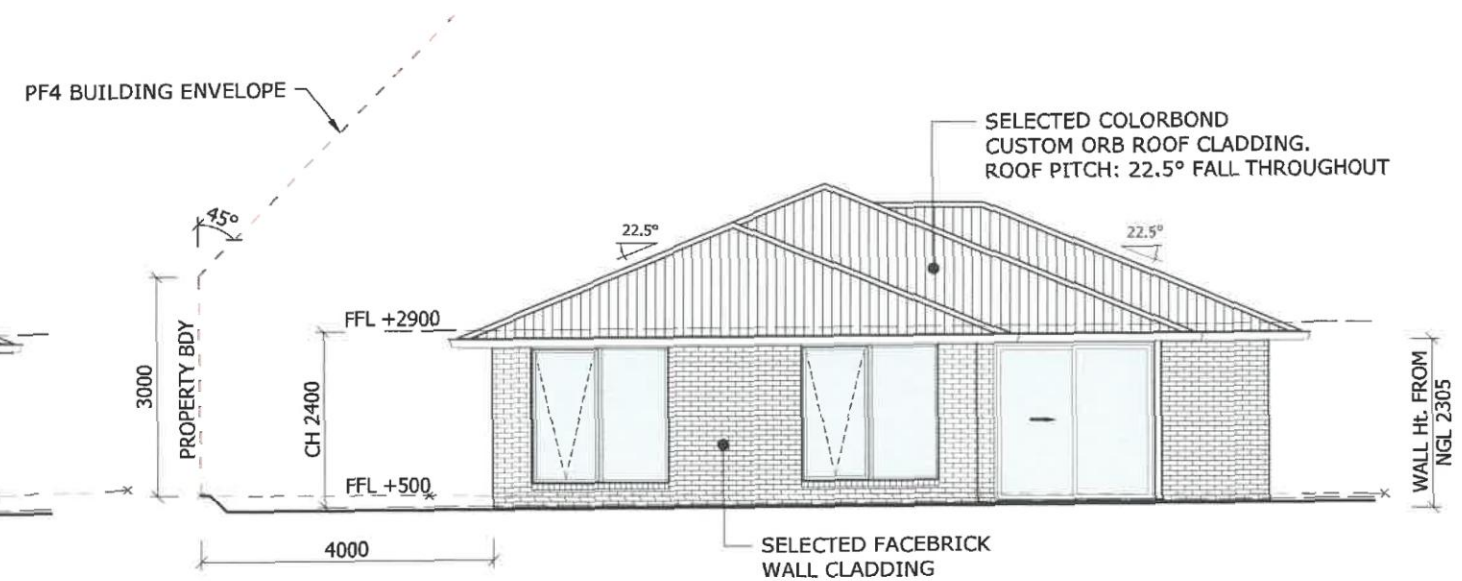
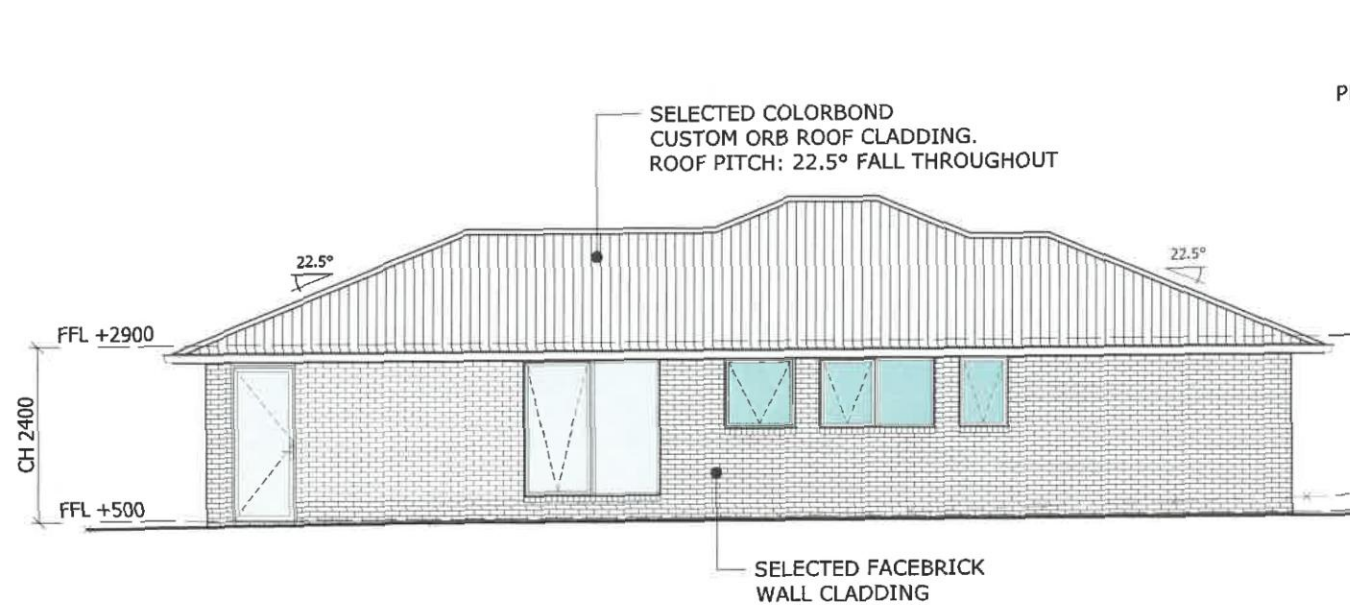
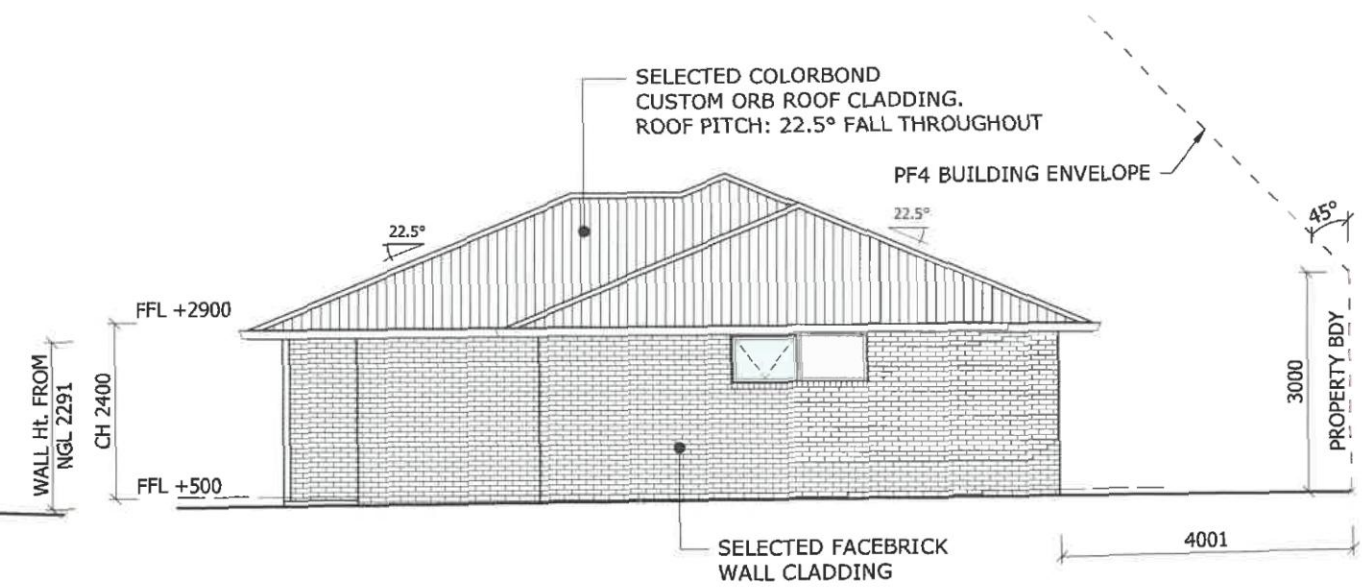
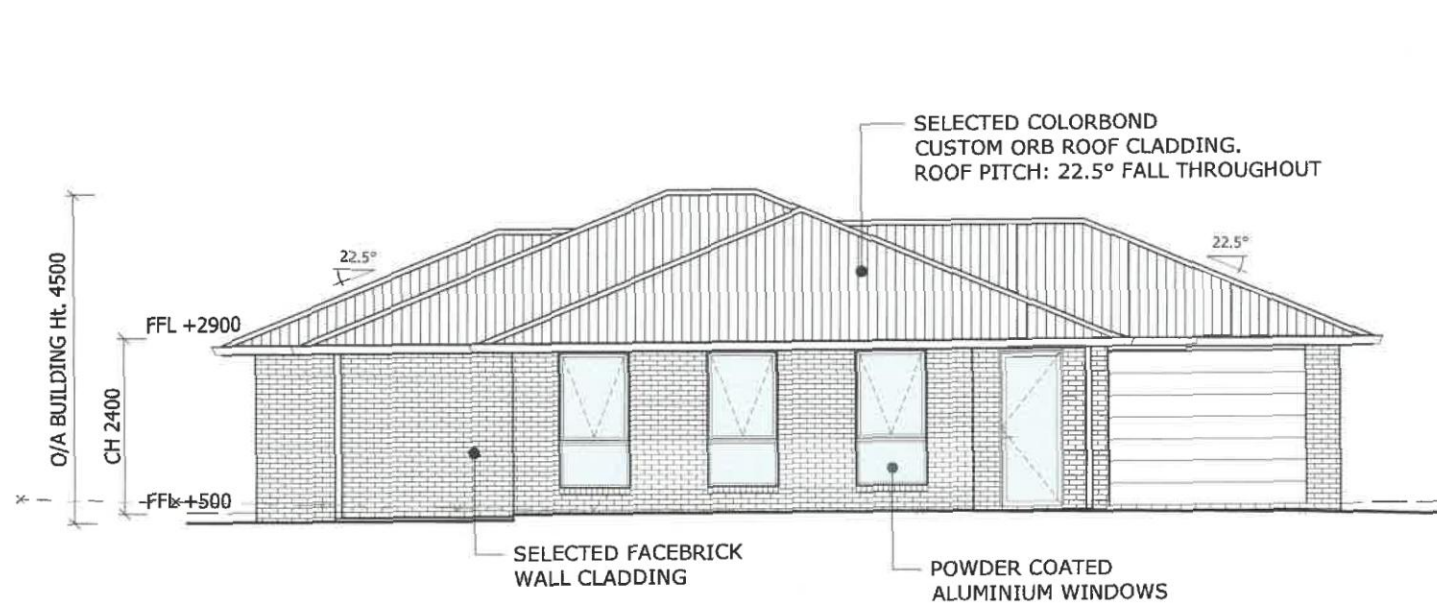
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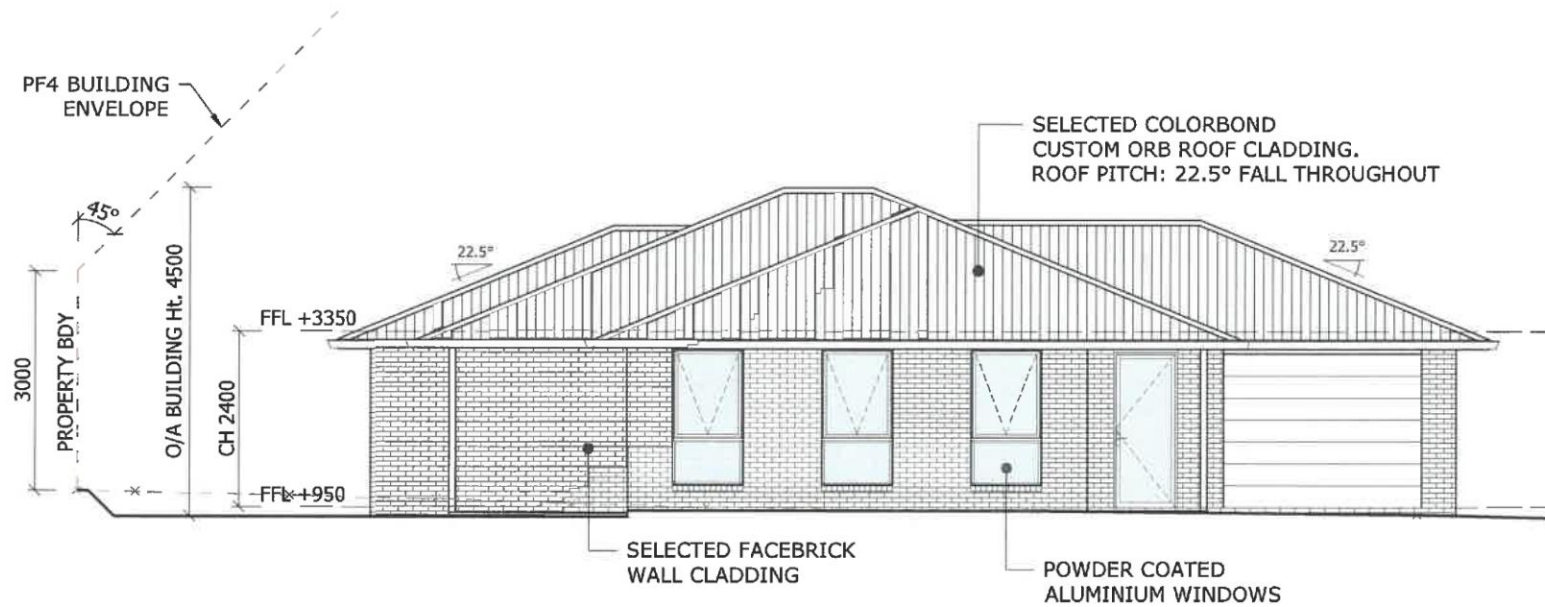
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	ROOF PLAN - UNIT 2 & UNIT 3		Job No. 4868	
	Designed by: E.D.	ED Accreditation Number: CC164C	Date: Nov' 20	Drawing No. A7 Rev. 5

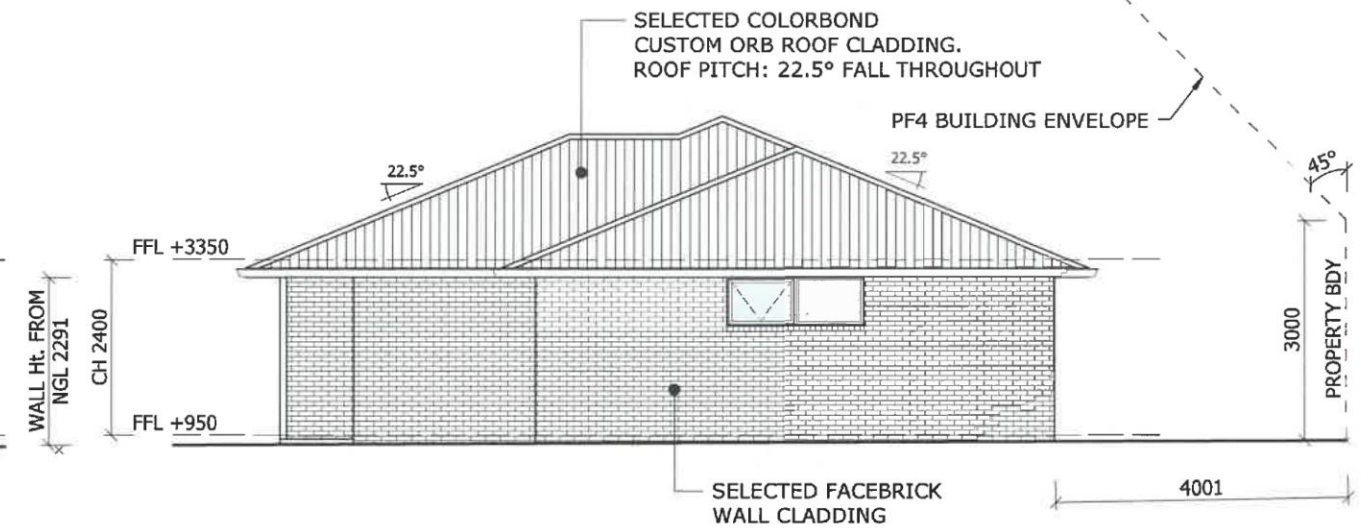


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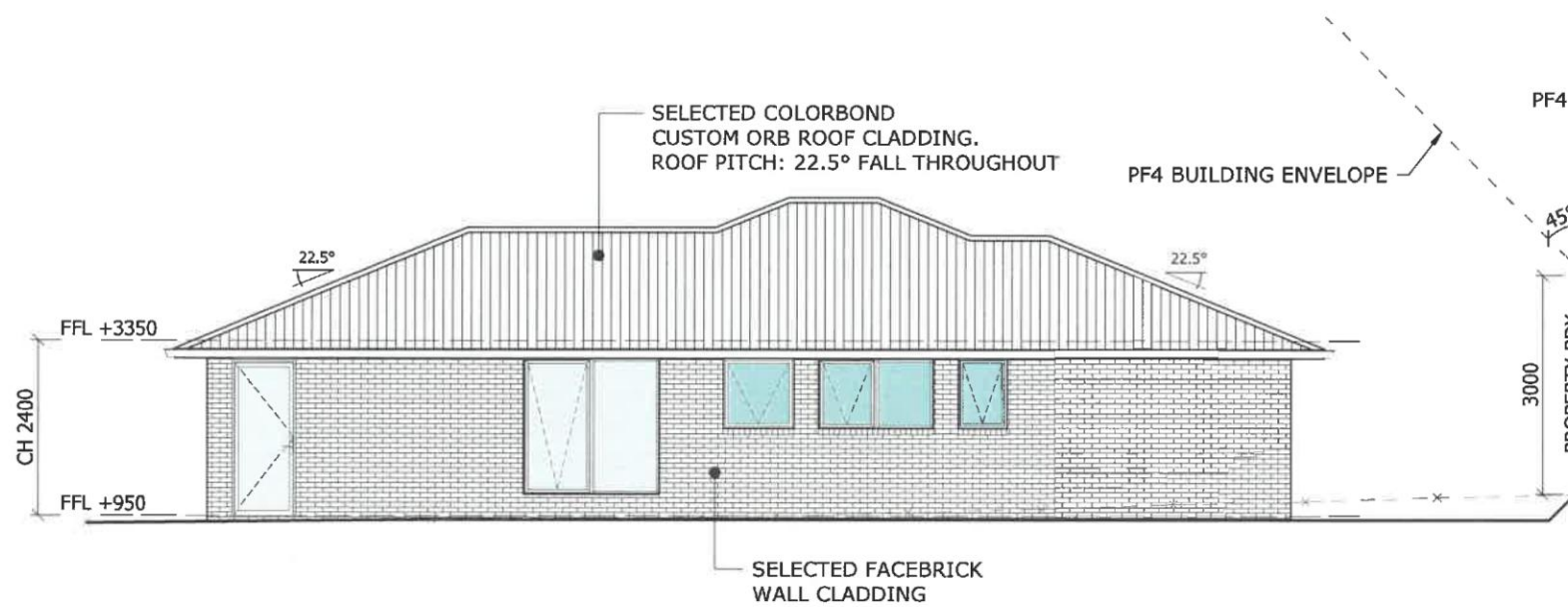
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	ELEVATIONS - UNIT 2		Job No.	4868
	Designed by:	ED Accreditation Number:	Date:	Rev.
	E.D.	CC164C	Nov' 20	A8 5



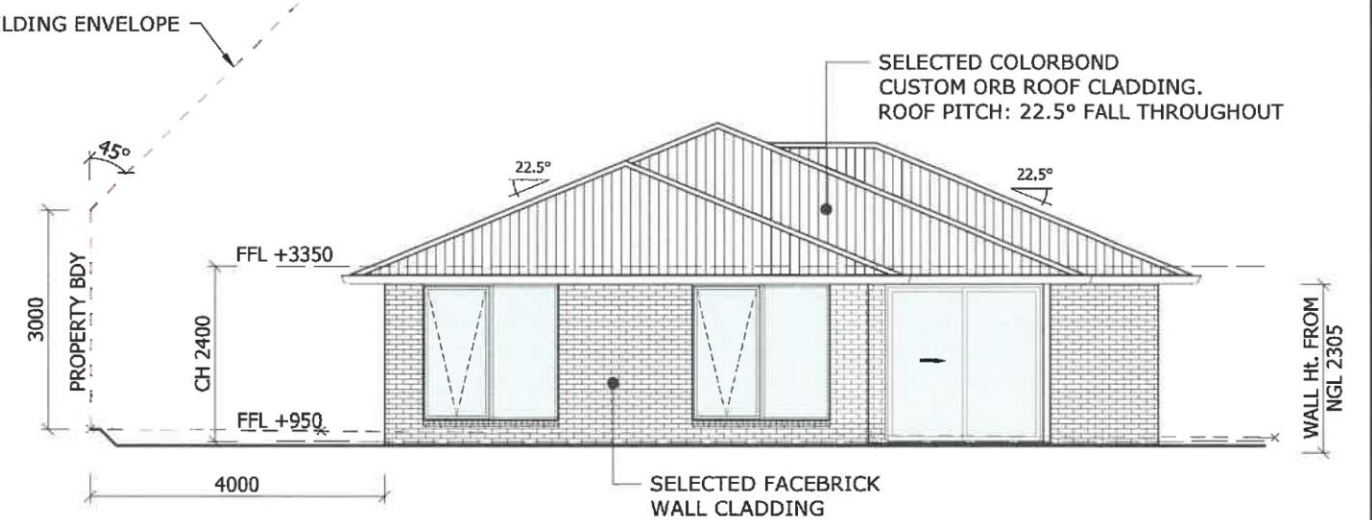
WEST ELEVATION
SCALE 1:100



SOUTH ELEVATION
SCALE 1:100

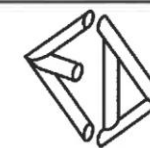


EAST ELEVATION
SCALE 1:100



NORTH ELEVATION
SCALE 1:100

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mobile: 0418 232 811
email: edellas@bigpond.com
20 Stratton Ave, LENA VALLEY 7008

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**PROPOSED UNIT DEVELOPMENT
FOR Mr. S. BOXALL
AT LOT 4 & 5 CAPITAL CRT, SORELL
ELEVATIONS - UNIT 3**


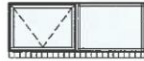
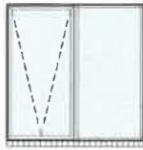

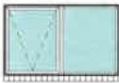

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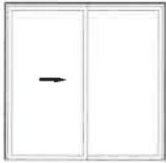
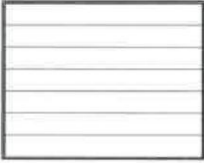
Date:
Nov' 20

Scale:	1:100	A3
Job No.	4868	
Drawing No.	A9	Rev. 5

WINDOW SCHEDULE

ID	W1	W2	W3	W4	W5	W6
No off	3	1	3	1	1	1
TYPE	AWNING/FIXED	AWNING/FIXED	AWNING/FIXED	AWNING	AWNING/FIXED	AWNING
GLAZING	DOUBLE GLAZED	SINGLE GLAZED	DOUBLE GLAZED	DOUBLE GLAZED	DOUBLE GLAZED	DOUBLE GLAZED
U-VALUE	REFER ENERGY EFFICIENCY REPORT					
SHGC						
GLASS TYPE	CLEAR	CLEAR	CLEAR	FROSTED	FROSTED	FROSTED
FRAME MATERIAL	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
HEIGHT	1800	600	1800	900	900	900
WIDTH	900	1800	1800	900	1500	600
ELEVATION						


DOOR SCHEDULE

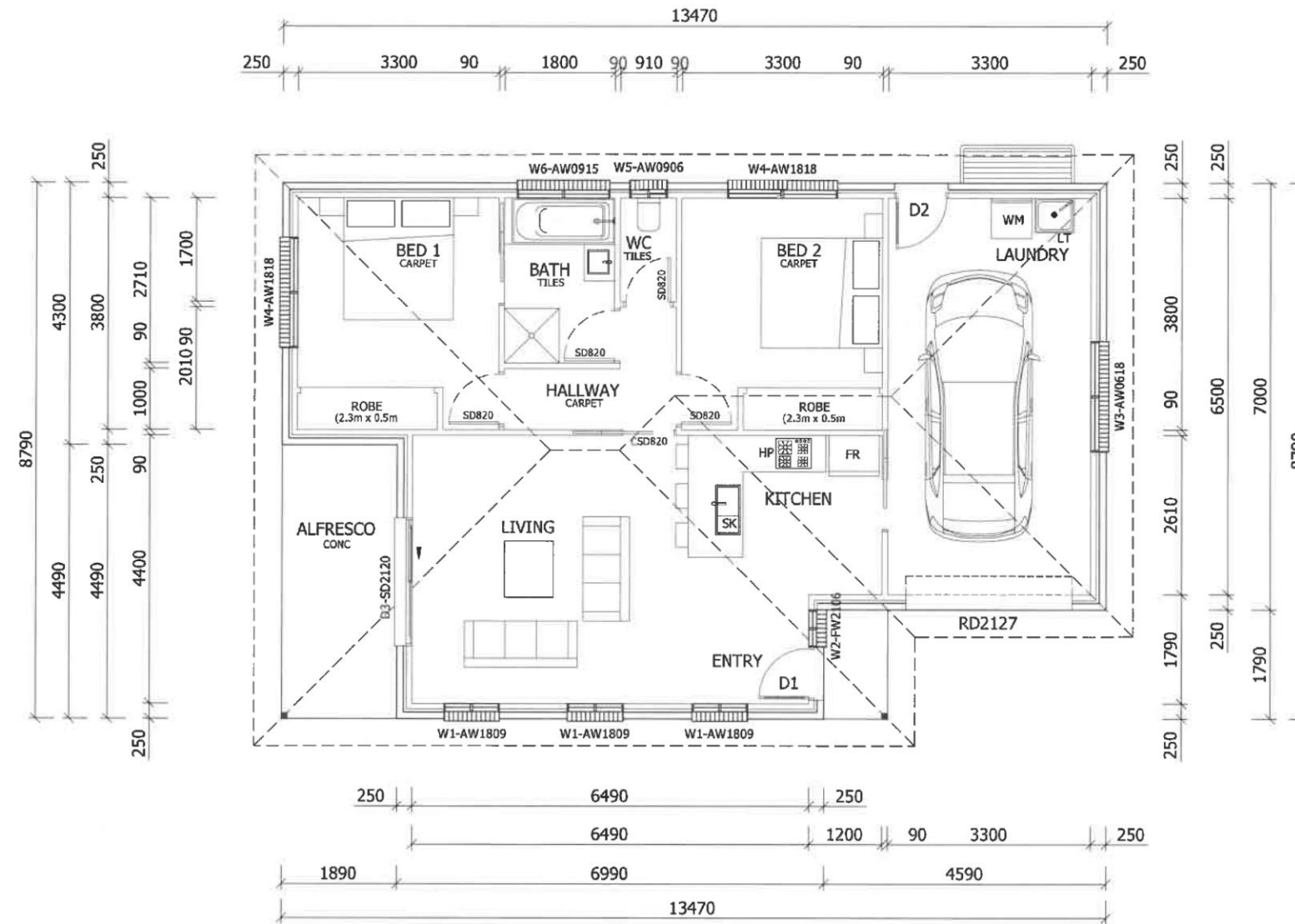
DOOR LIST - EXTERNAL				
ID	D1	D2	D3	RD
No off	1	1	1	1
TYPE	SWINGING	SWINGING	SLIDING	ROLLER DOOR
GLAZING	DOUBLE GLAZED	SINGLE GLAZED	DOUBLE GLAZED	-
U-VALUE	REFER ENERGY EFFICIENCY REPORT			
SHGC				
FRAME MATERIAL	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
WIDTH	870	820	2100	2700
HEIGHT	2100	2100	2100	2100
HEAD HEIGHT	2100	2100	2100	2100
ELEVATION				

NOTES:

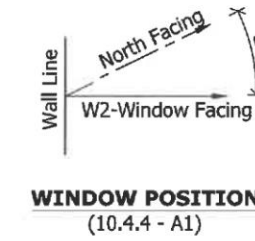
- GLASS TYPE AND THICKNESS IN ACCORDANCE WITH AS1288.
- ALUMINIUM FRAMES BRONZE ANODIZED (20um) OR POWDER COATED BLACK.

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FLOOR PLAN - UNIT 4
SCALE 1:100



LEGEND & NOTES

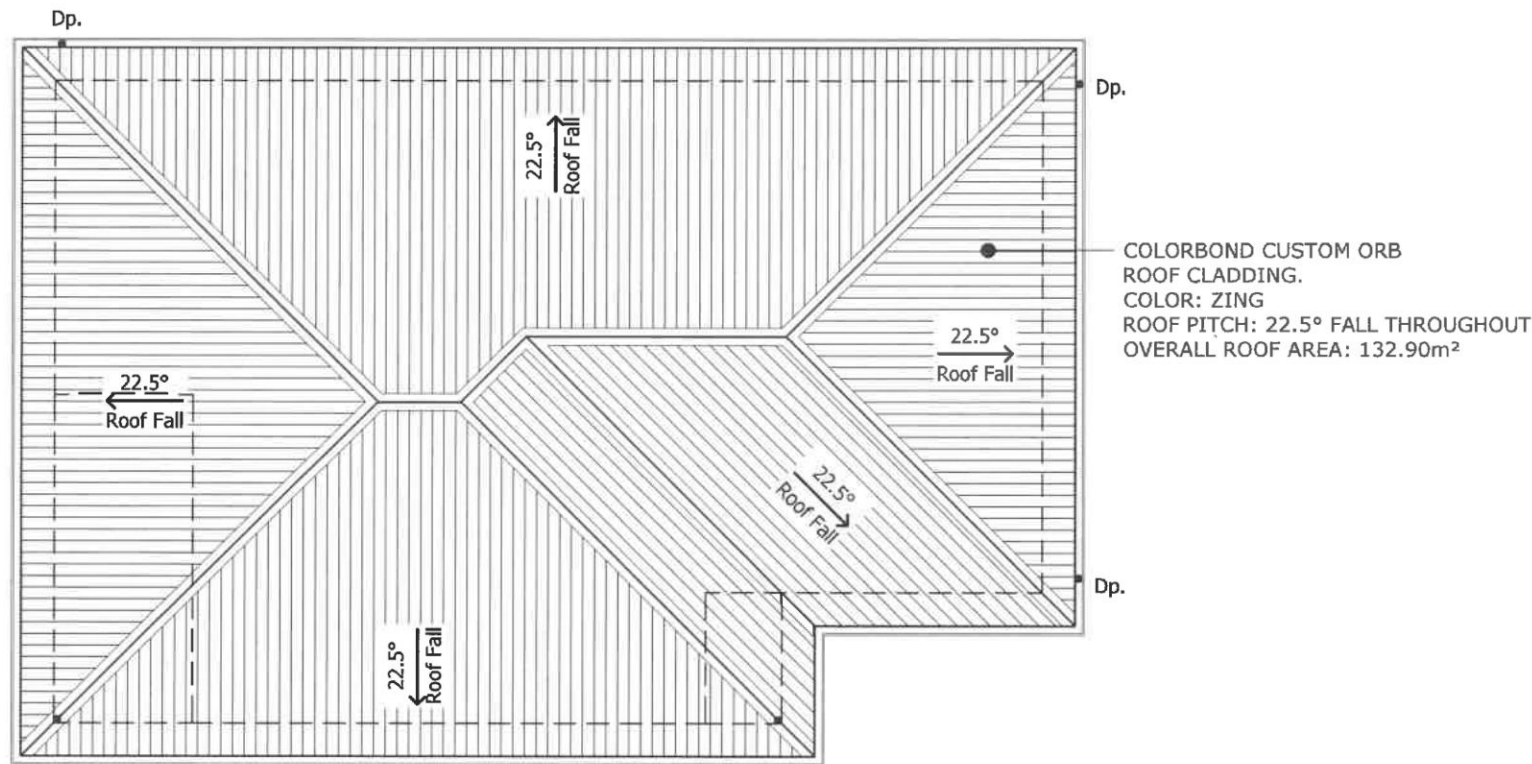
- 250mm BRICK VENEER WALLS
90mm stud frame internal
10mm plasterboard lining throughout.
(Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
- Internal Walls: 90mm stud walls with 10mm plasterboard lining throughout.
(Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
- Conc. Concrete floor finish
- Cj. Control Joint
- DP. Downpipe

NOTES :-

1. STAIR TREADS NOSINGS TO COMPLY WITH BCA 2013-3.9
2. WINDOW & GLAZING TO COMPLY WITH AS1288 & AS3740
3. WET AREA CONSTRUCTION (BATH ROOM) TO COMPLY WITH BCA2010
4. INSTALL CONTROL JOINT TO EXTERNAL BRICKWORK AS NOTED ON FLOOR PLAN. INSTALL IN ACCORDANCE WITH BCA 2013, 3.3.1.8
5. CONTRACTOR TO BE RESPONSIBLE FOR SETTING OUT OF DIMENSIONS. VERIFY ANY DISCREPANCIES WITH DESIGNER PRIOR TO COMMENCING WORKS. ALL LEVELS TO BE CONFIRMED BY BUILDER.
6. WINDOW SIZE AW0915 = AWNING WINDOW 900 height x 1500 width

REV 5 : Vehicle Maneuvering revised	13.02.2021
REV 4 : Vehicle Maneuvering revised	05.02.2021
REV 3 : Council RFI addressed	22.11.2020
REV 2 : Issued for Development Approval	14.11.2020
REV 1 : Issued for Preliminary Client Approval	24.10.2020

<p>CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008</p>	Project Title:		Scale:	A3
	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL FLOOR PLAN - UNIT 4		1:100	
	Designed by:		Job No.	4868
	E.D.		4868	
ED Accreditation Number:		Date:	Drawing No.	Rev.
CC164C		Nov' 20	A11	5



ROOF PLAN - UNIT 4
SCALE 1:100

NOTES :

ROOF CLADDING TO BE CUSTOM ORB,
COLOURBOND FACIA AND GUTTER, 75 DIA DOWNPIPE POPS.
ROOF CLADDING TO BE FIXED TO HARDWOOD ROOF BATTENS AT NOMINAL 900mm CRS.
ROOF BATTENS TO BE FIXED AND SECURED TO TRUSSES IN A/W AS1684 PROVIDE
SISALATION 436 FOIL TO UNDERSIDE OF COLOURBOND ROOF CLADDING.

ROOF INSTALLATION MUST BE PERFORMED IN COMPLIANCE WITH P2.1 AND P2.2.2
PERFORMANCE REQUIREMENTS AND COMPLIES WITH ONE OF THE FOLLOWING
MANUALS:


1. AS2049 - ROOF TILES
2. AS2050 - FIXING IF ROOF TILES
3. AS1562.1 - DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING METAL
4. AS/NZ4256 pts 1,2,3 & 5, AS1562.3 - PLASTIC SHEET ROOFING
5. AS/NZ1562.2 - DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING.

TILE ROOF RIDGE INSTALLATION MUST COMPLY WITH FIGURE 3.5.11 OF THE BCA
TILE ROOF FLASHINGS INSTALLATION MUST COMPLY WITH FIGURE 3.5.1.2 OF THE BCA
CORROSION PROTECTION AND INSTALLATION OF DIS-SIMILAR MATERIALS MUST
COMPLY WITH TABLE 3.5.1.1 OF THE BCA
ACCEPTABILITY OF CONTRACT BETWEEN DIFFERENT ROOFING MATERIALS MUST
COMPLY WITH TABLE 3.5.1.2 OF THE BCA
MAXIMUM SPAN AND FIXING FOR THE METAL SHEET ROOFING INCLUDING END AND
INTERNAL SPANS MUST COMPLY WITH
FIGURE 3.5.1.5a AND 3.5.1.5b
TYPICAL ROOF PENETRATIONS AND FLASHINGS OF SKYLIGHTS MUST COMPLY WITH
FIGURES 3.5.1.8 OF BCA

MANUFACTURES OF GUTTERS AND DOWNPIPES MUST BE DONE IN ACCORDANCE WITH
AS 2197 FOR METAL AND AS1273 FOR UPVC.

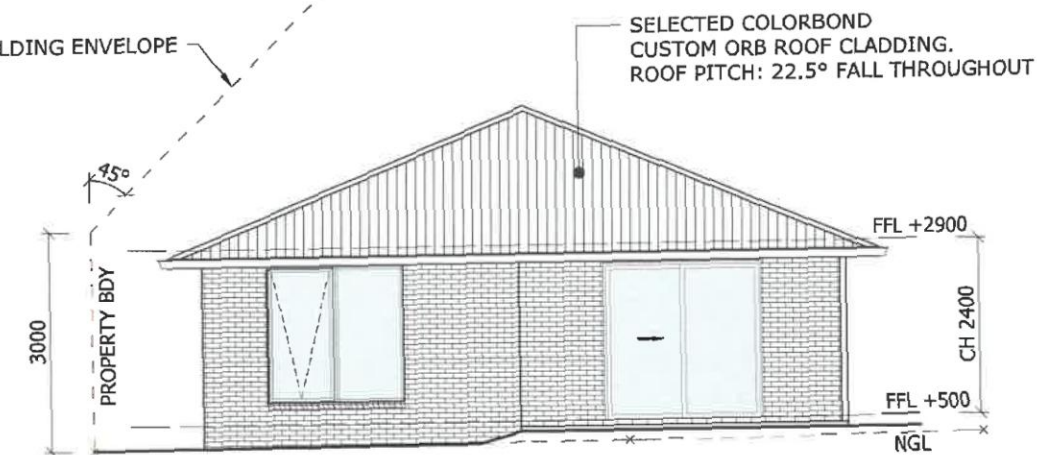
IMPORTANT NOTE FOR COMPLIANCE WITH PERFORMANCE PROVISION BCA OF 3.5.2.5
DOWNPIPES SIZE AND INSTALLTION:
DOWNPIPES MUST BE FIXED AS CLOSE AS POSSIBLE TO VALLEY GUTTERS AND IF THE
DOWNPIPE IS MORE THAN 1.2m
FROM THE VALLEY, PROVISIONS FOR OVERFLOW MUST BE MADE.
THE SPACING BETWEEN DOWNPIPES MUST NOT BE MORE THAN 12m UNLESS IT CAN BE
PROVEN THE COMPLIANCE
WITH THE PERFORMANCE PROVISION FOR THIS INSTALLATION CAN BE MET.

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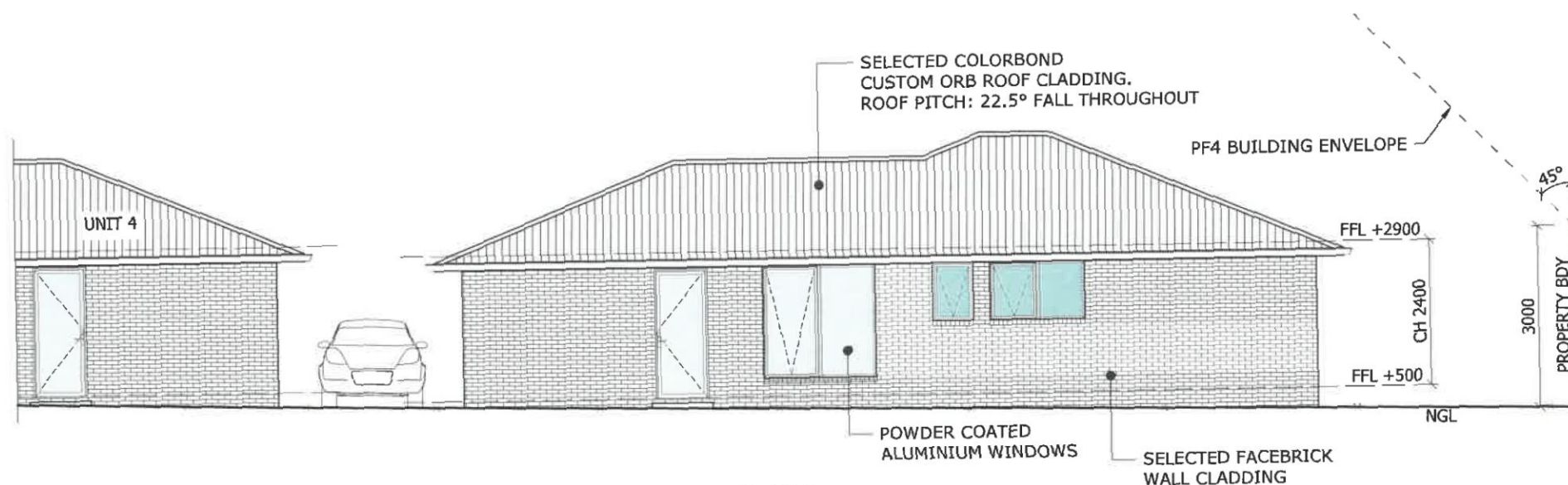
 <p>CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008</p>	Project Title:		Scale:	A3
	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL		1:100	
	ROOF PLAN - UNIT 4		Job No. 4868	Rev. 5
	Designed by: E.D.	ED Accreditation Number: CC164C	Date: Nov' 20	



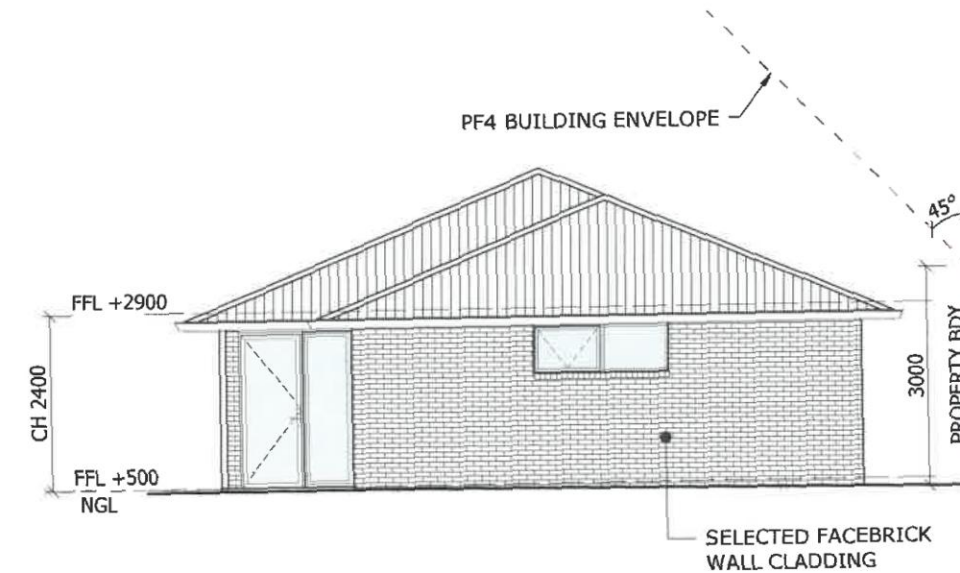
SOUTH - EAST ELEVATION
SCALE 1:100



SOUTH - WEST ELEVATION
SCALE 1:100




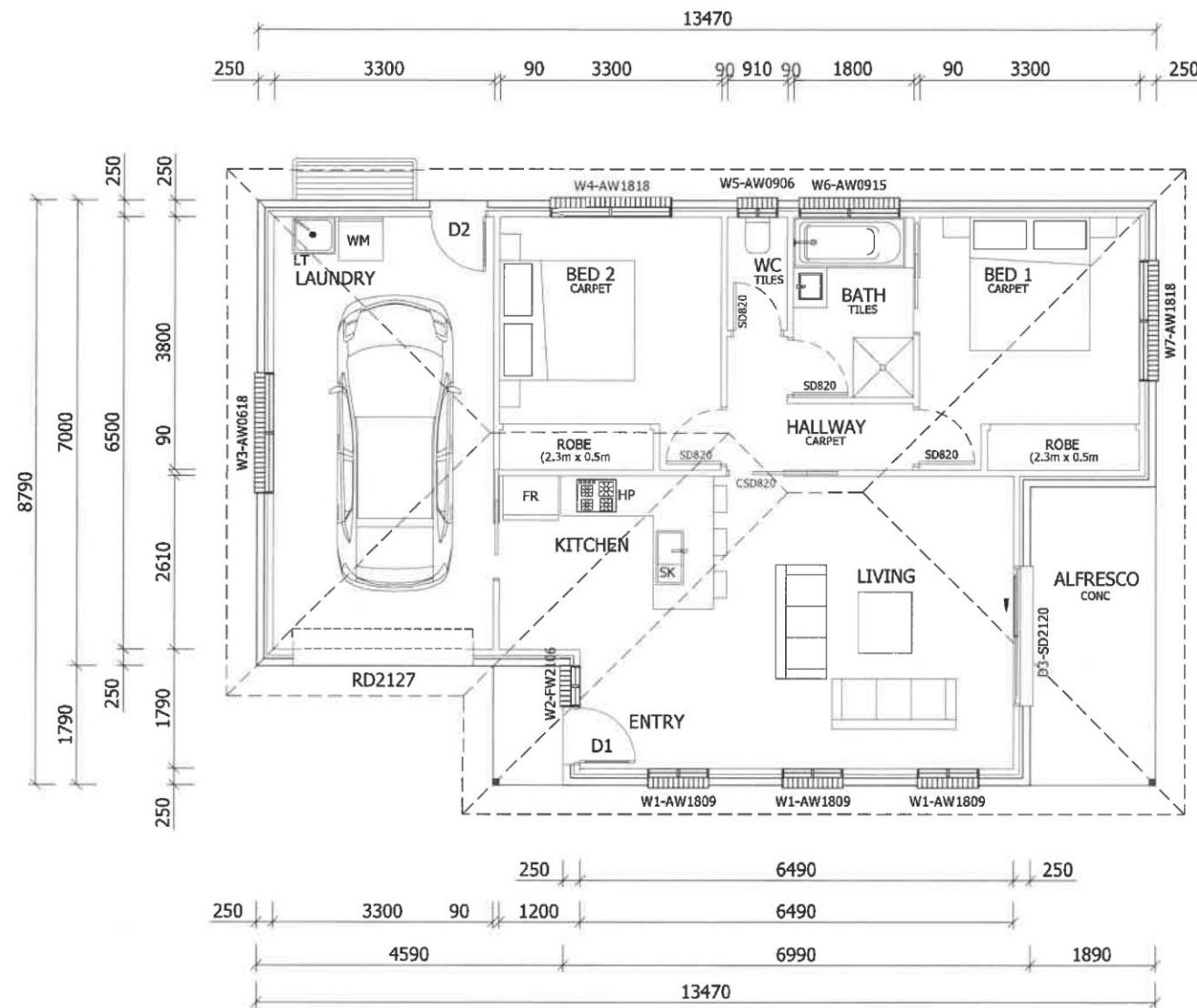
NORTH - WEST ELEVATION
SCALE 1:100



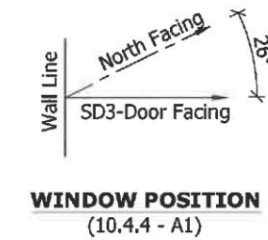
NORTH - EAST ELEVATION
SCALE 1:100

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 CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008	Project Title:		Scale:	A3
	PROPOSED UNIT DEVELOPMENT		1:100	
	FOR Mr. S. BOXALL		Job No.	4868
	AT LOT 4 & 5 CAPITAL CRT, SORELL		4868	
	ELEVATIONS - UNIT 4		Drawing No.	
Designed by: E.D.	ED Accreditation Number: CC164C	Date: Nov' 20	A13	5



FLOOR PLAN - UNIT 5
SCALE 1:100



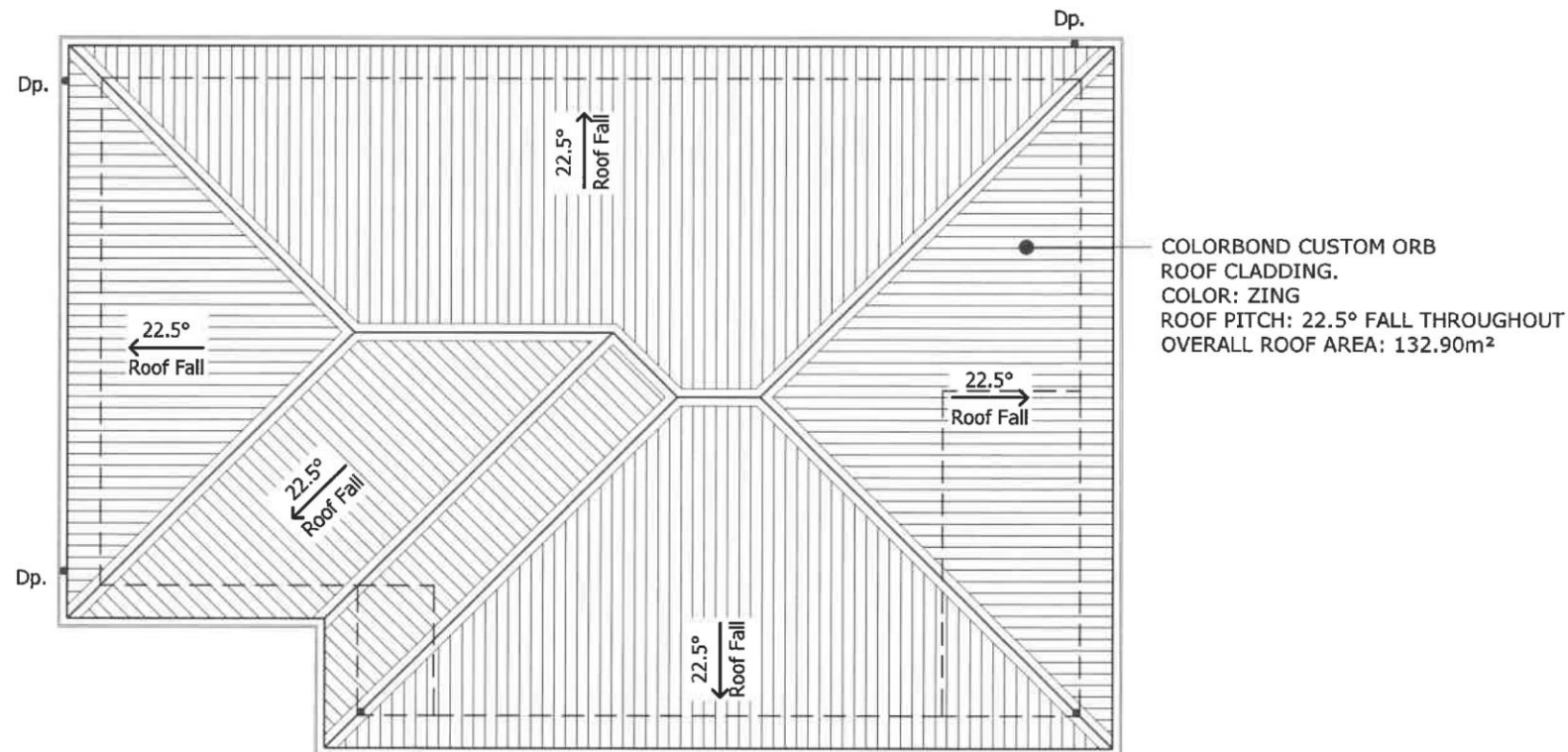
LEGEND & NOTES	
	250mm BRICK VENEER WALLS 90mm stud frame internal 10mm plasterboard lining throughout. (Wet area plasterboard to Bathroom, Ensuite and Laundry walls)
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	PROPOSED UNIT DEVELOPMENT		1:100	
	FOR Mr. S. BOXALL		Job No.	4868
	AT LOT 4 & 5 CAPITAL CRT, SORELL		Drawing No.	
Designed by:		ED Accreditation Number:	Date:	A14
E.D.		CC164C	Nov' 20	
FLOOR PLAN - UNIT 5		Rev.		5



ROOF PLAN - UNIT 5
SCALE 1:100

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 <p>CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008</p>	Project Title:		Scale:	
	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL		1:100	A3
	ROOF PLAN - UNIT 5		Job No.	
	Designed by: E.D.		4868	
ED Accreditation Number: CC164C		Date: Nov' 20	Drawing No.	Rev.
			A15	5



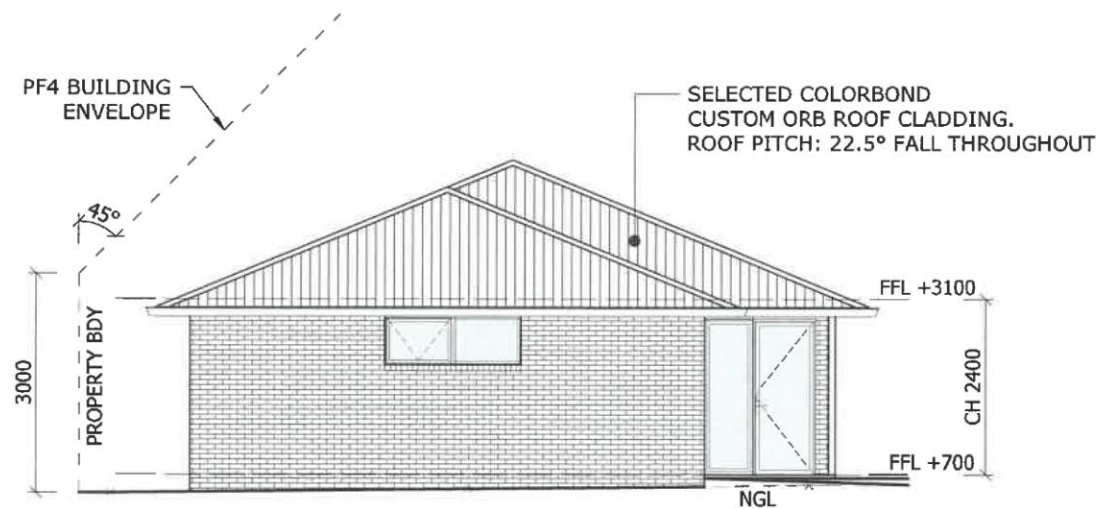
SOUTH - EAST ELEVATION

SCALE 1:100



NORTH - WEST ELEVATION

SCALE 1:100



SOUTH - WEST ELEVATION


SCALE 1:100





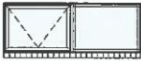
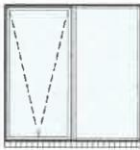


SOUTH - EAST ELEVATION

SCALE 1:100



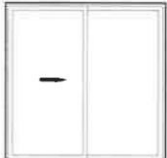

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	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL		1:100	A3
	ELEVATIONS - UNIT 4		Job No.	4868
	Designed by:	ED Accreditation Number:	Date:	Rev.
	E.D.	CC164C	Nov' 20	A16 5

WINDOW SCHEDULE

ID	W1	W2	W3	W4	W5	W6
No off	3	1	1	2	1	1
TYPE	AWNING/FIXED	FIXED	AWNING/FIXED	AWNING/FIXED	AWNING/FIXED	AWNING
GLAZING	DOUBLE GLAZED	DOUBLE GLAZED	SINGLE GLAZED	DOUBLE GLAZED	DOUBLE GLAZED	DOUBLE GLAZED
U-VALUE	REFER ENERGY EFFICIENCY REPORT					
SHGC						
GLASS TYPE	CLEAR	CLEAR	CLEAR	CLEAR	FROSTED	FROSTED
FRAME MATERIAL	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
HEIGHT	1800	600	600	1800	900	900
WIDTH	900	2100	1800	1800	1500	600
ELEVATION						


DOOR SCHEDULE

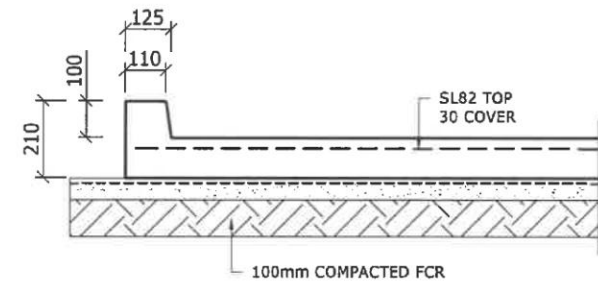
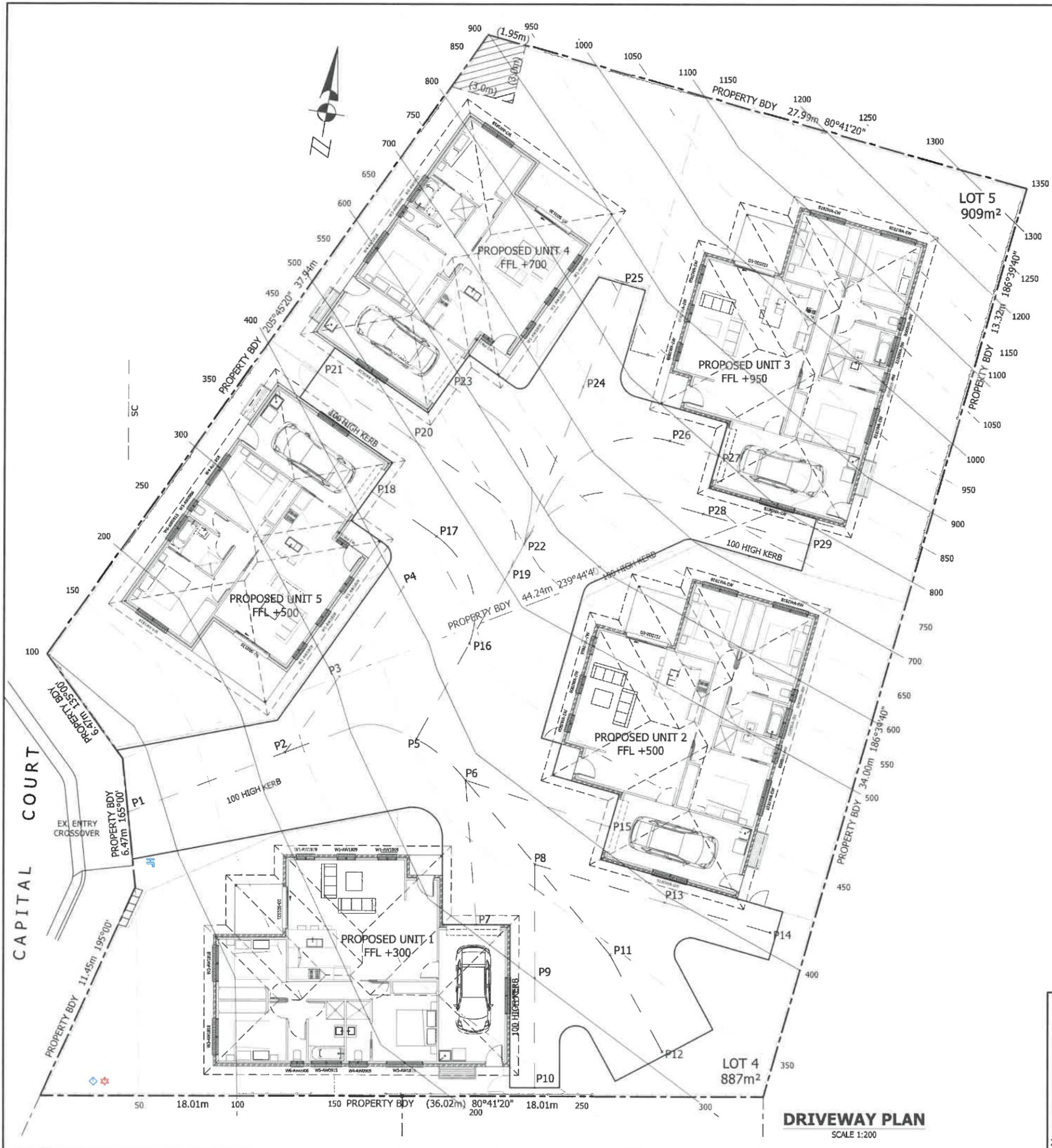
DOOR LIST - EXTERNAL				
ID	D1	D2	D3	RD
No off	1	1	1	1
TYPE	SWINGING	SWINGING	SLIDING	ROLLER DOOR
GLAZING	DOUBLE GLAZED	SINGLE GLAZED	DOUBLE GLAZED	-
U-VALUE	REFER ENERGY EFFICIENCY REPORT			
SHGC				
FRAME MATERIAL	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
WIDTH	870	820	2100	2700
HEIGHT	2100	2100	2100	2100
HEAD HEIGHT	2100	2100	2100	2100
ELEVATION				

NOTES:

- GLASS TYPE AND THICKNESS IN ACCORDANCE WITH AS1288.
- ALUMINIUM FRAMES BRONZE ANODIZED (20um) OR POWDER COATED BLACK.

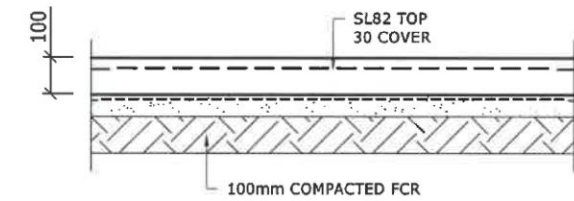
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 CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008	Project Title:		Scale:	A3
	PROPOSED UNIT DEVELOPMENT		1:100	
	FOR Mr. S. BOXALL		Job No.	4868
	AT LOT 4 & 5 CAPITAL CRT, SORELL		Drawing No.	A17
	DOORS & WINDOWS SCHEDULE - U4 & U5		Rev.	5
Designed by:		ED Accreditation Number:	Date:	
E.D.		CC164C	Nov' 20	



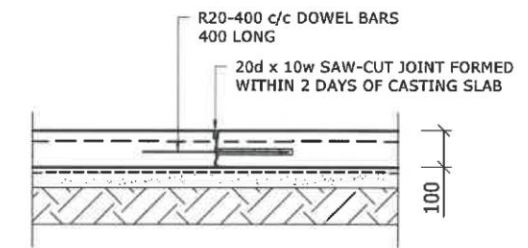
TYPICAL DRIVEWAY/KERB DETAIL

SCALE 1:20



**TYPICAL DRIVEWAY
UNDERSLAB PREPARATION**


SCALE 1:20

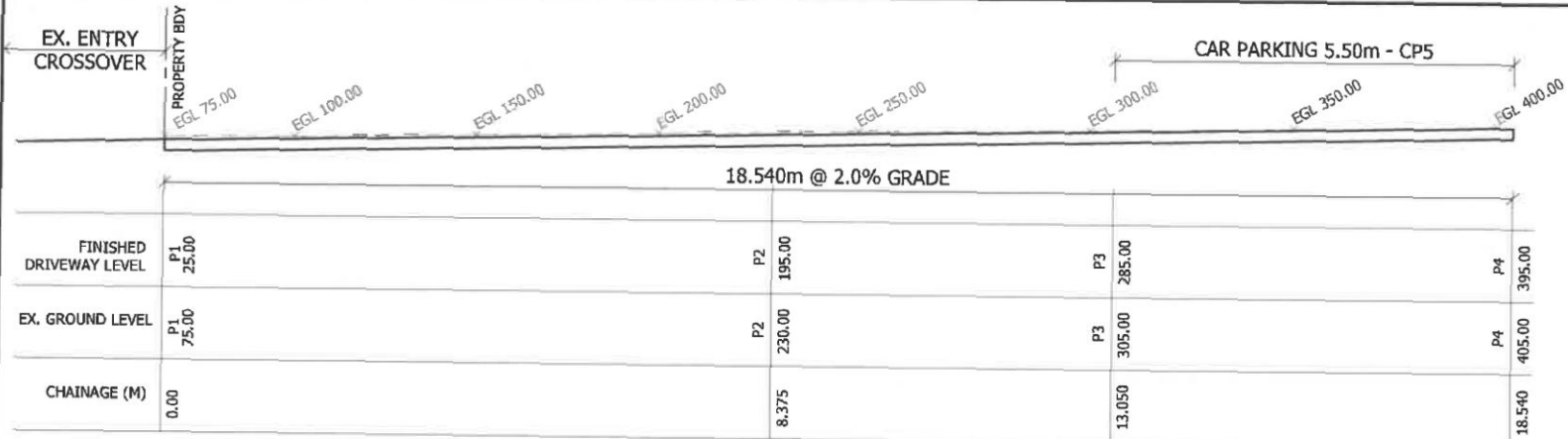


**TYPICAL SAW-CUT
JOINT - SC DETAIL**

SCALE 1:20

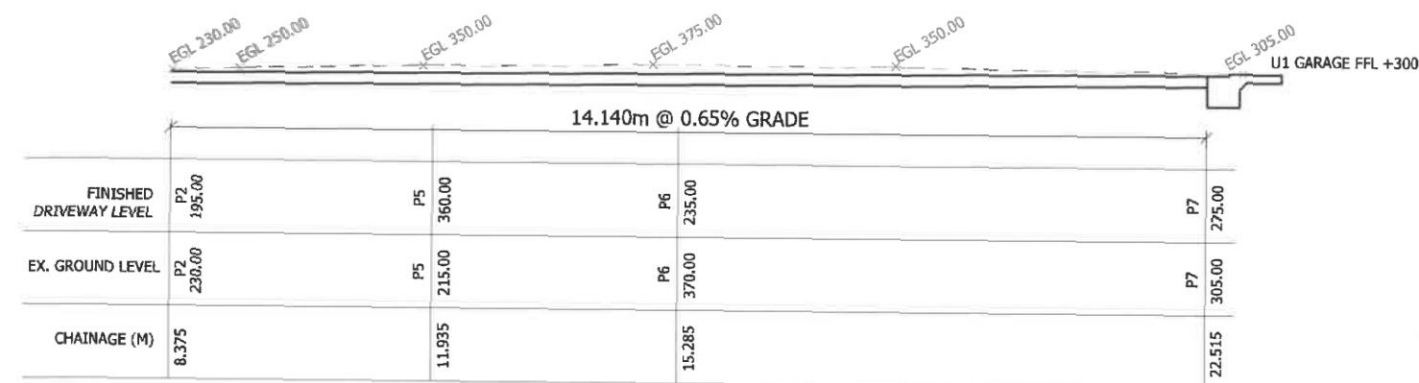
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	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL		1:200	A3
	DRIVEWAY PLAN		Job No.	
			4868	
Designed by:	ED Accreditation Number:	Date:	Drawing No.	Rev.
E.D.	CC164C	Nov' 20	C1	5



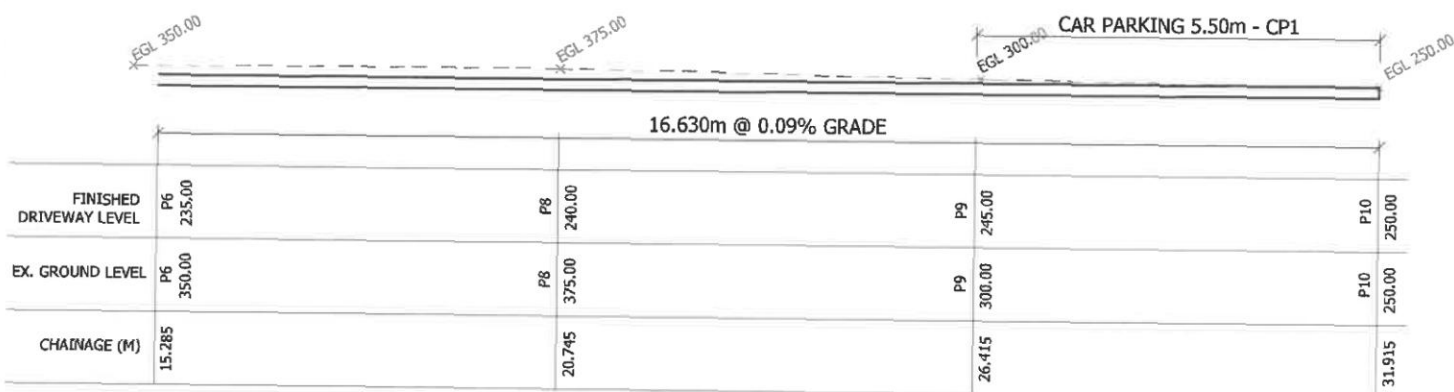
DRIVEWAY LONG SECTION - 1

SCALE 1:100



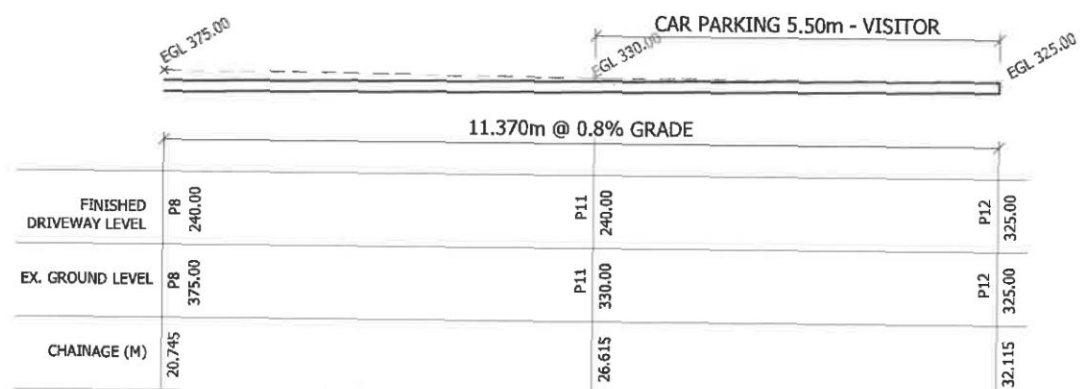
DRIVEWAY LONG SECTION - 2

SCALE 1:100



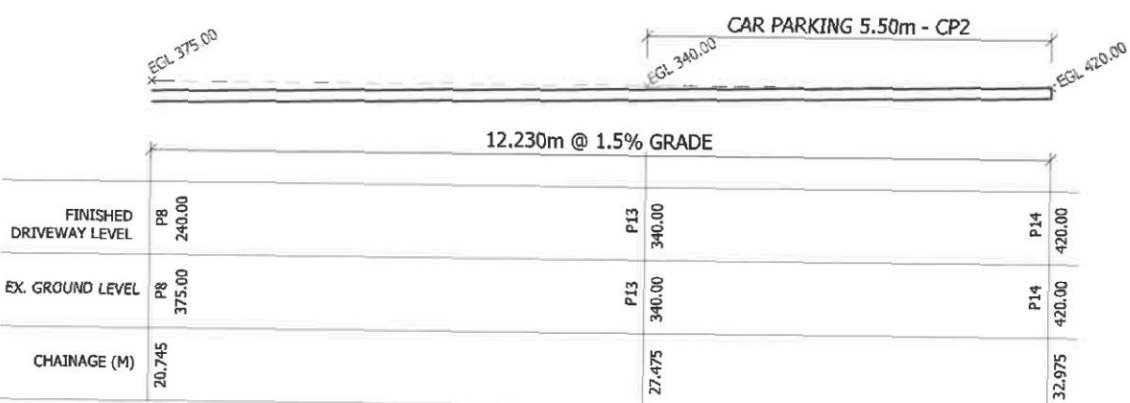
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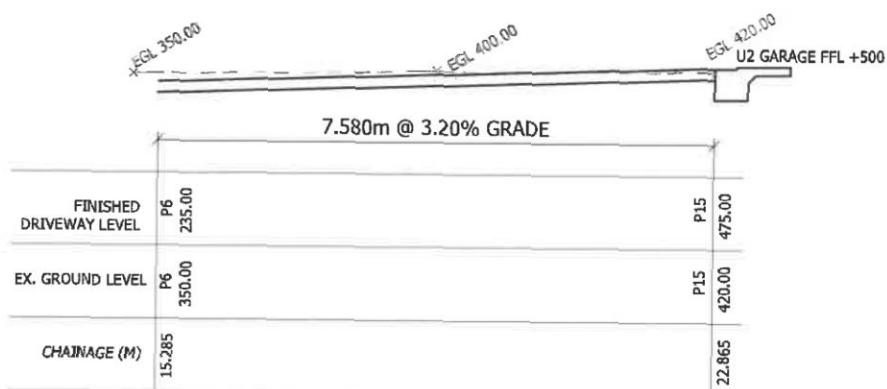
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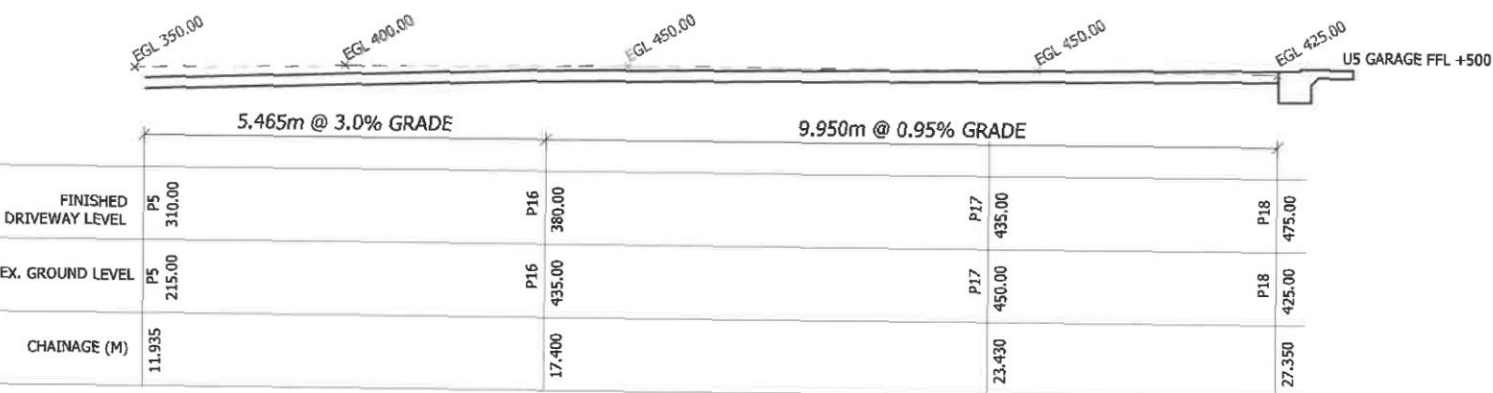
DRIVEWAY LONG SECTION - 5

SCALE 1:100



DRIVEWAY LONG SECTION - 6

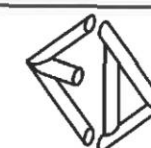
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DRIVEWAY LONG SECTION - 7

SCALE 1:100

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CONSULTING ENGINEERS
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 mobile: 0418 232 811
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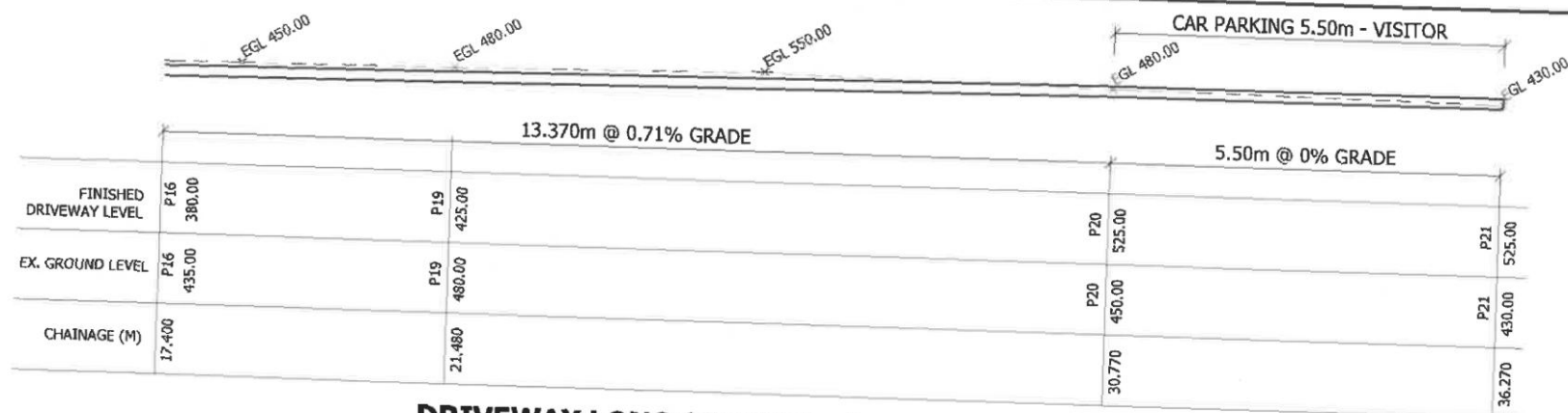
Project Title:
**PROPOSED UNIT DEVELOPMENT
 FOR Mr. S. BOXALL
 AT LOT 4 & 5 CAPITAL CRT, SORELL
 DRIVEWAY LONG SECTIONS - 1/2**

Designed by:
 E.D.

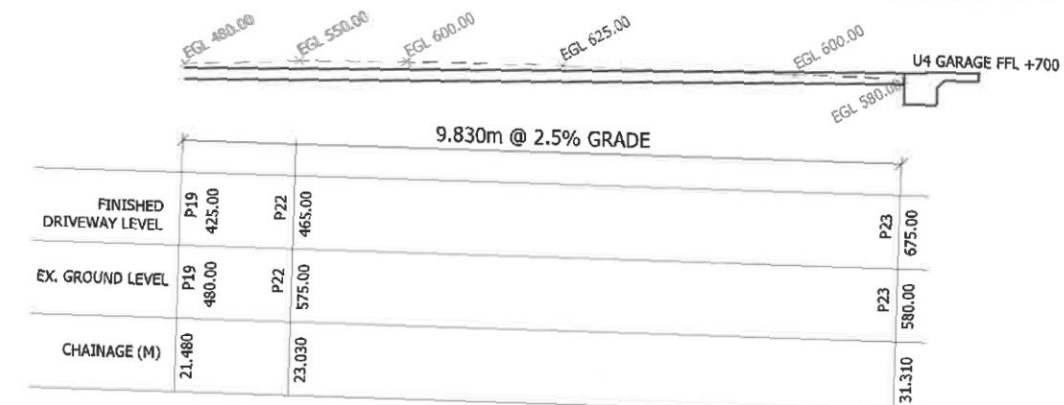
ED Accreditation Number:
 CC164C

Date:
 Nov' 20

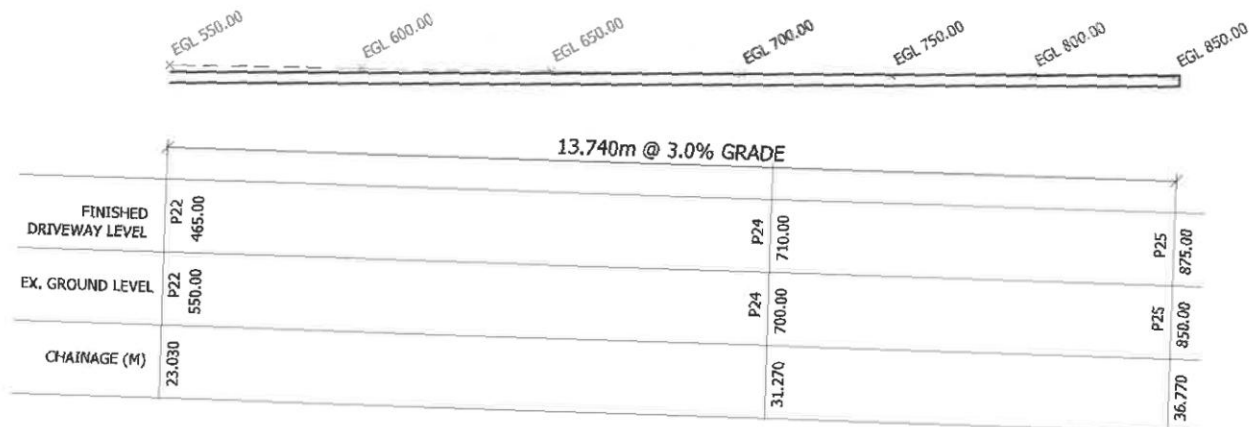
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Job No.	4868	
Drawing No.	C2	Rev. 5



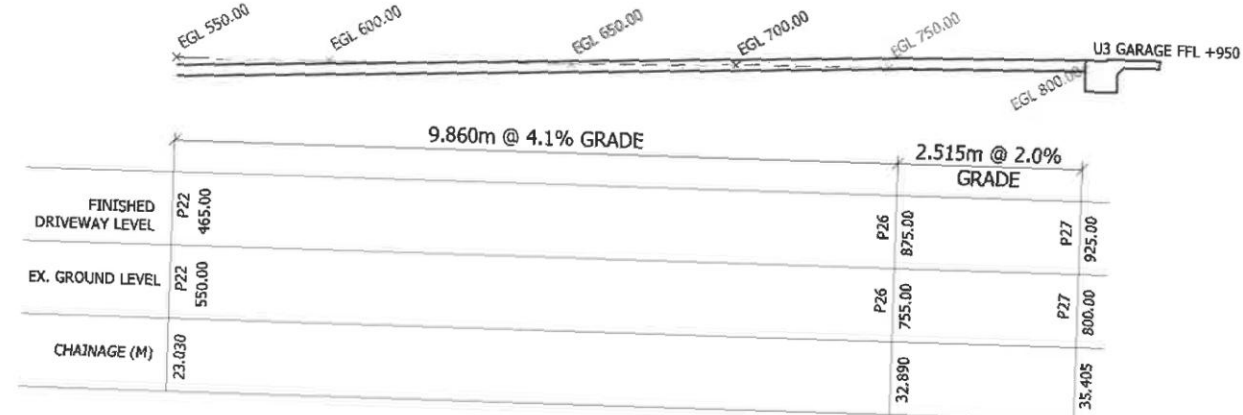
DRIVEWAY LONG SECTION - 8
SCALE 1:100



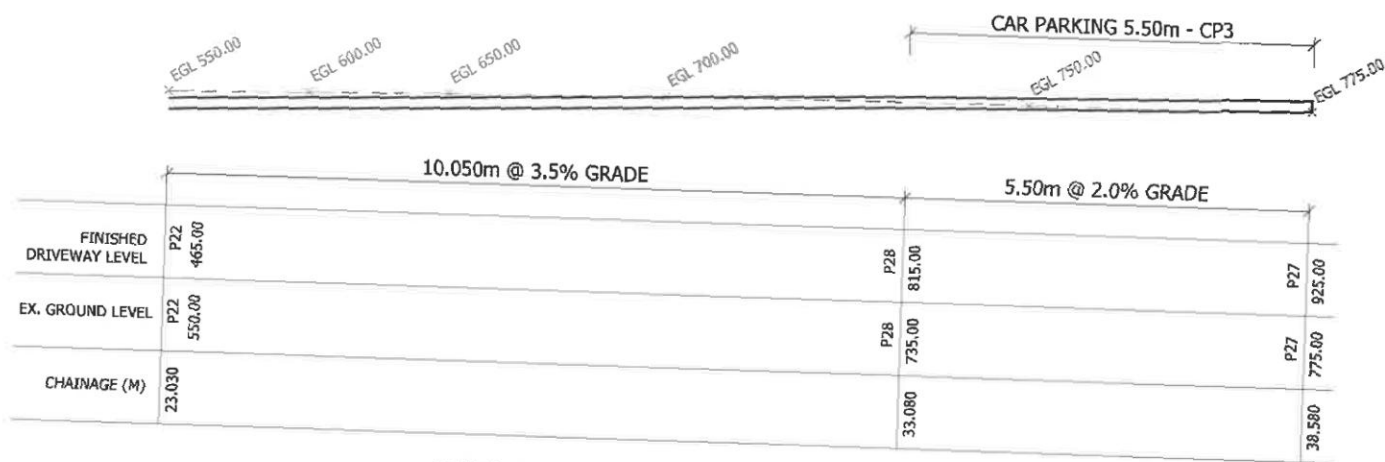
DRIVEWAY LONG SECTION - 9
SCALE 1:100



DRIVEWAY LONG SECTION - 10
SCALE 1:100

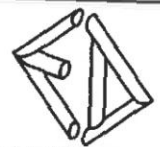


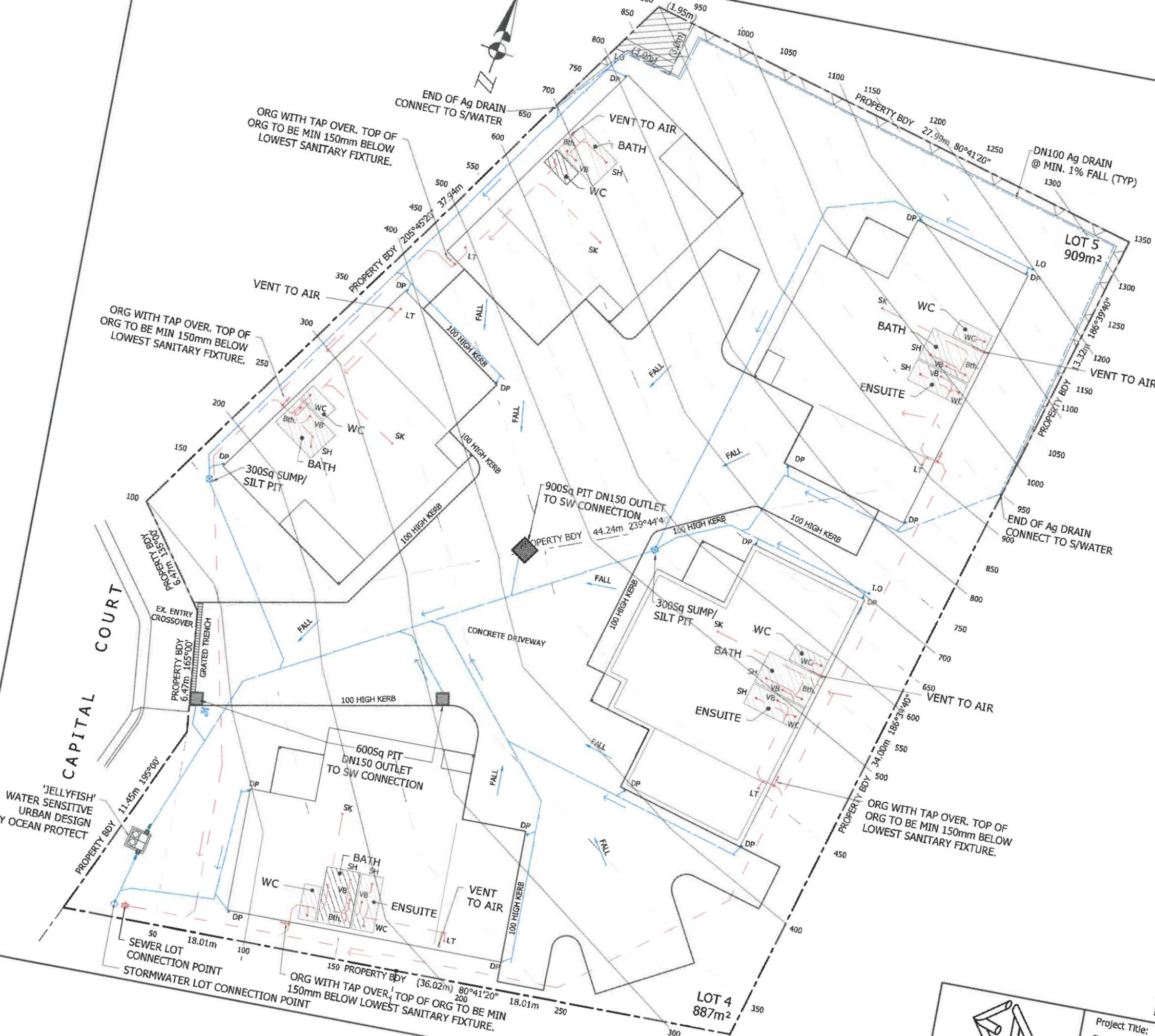
DRIVEWAY LONG SECTION - 11
SCALE 1:100



DRIVEWAY LONG SECTION - 12
SCALE 1:100

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 CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008	Project Title:		Scale:	
	PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL		1:100	A3
	AT LOT 4 & 5 CAPITAL CRT, SORELL		Job No.	
	DRIVEWAY LONG SECTIONS - 2/2		4868	
Designed by:	ED Accreditation Number:	Date:	Drawing No.	Rev.
E.D.	CC164C	Nov' 20	C3	5



DRAINAGE PLAN
SCALE 1:200

CONSULTING ENGINEERS
Emmanuel Dallas Pty Ltd
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20 Stratton Ave, LENA VALLEY 7008

Project Title:
**PROPOSED UNIT DEVELOPMENT
FOR Mr. S. BOXALL
AT LOT 4 & 5 CAPITAL CRT, SORELL
DRAINAGE PLAN**

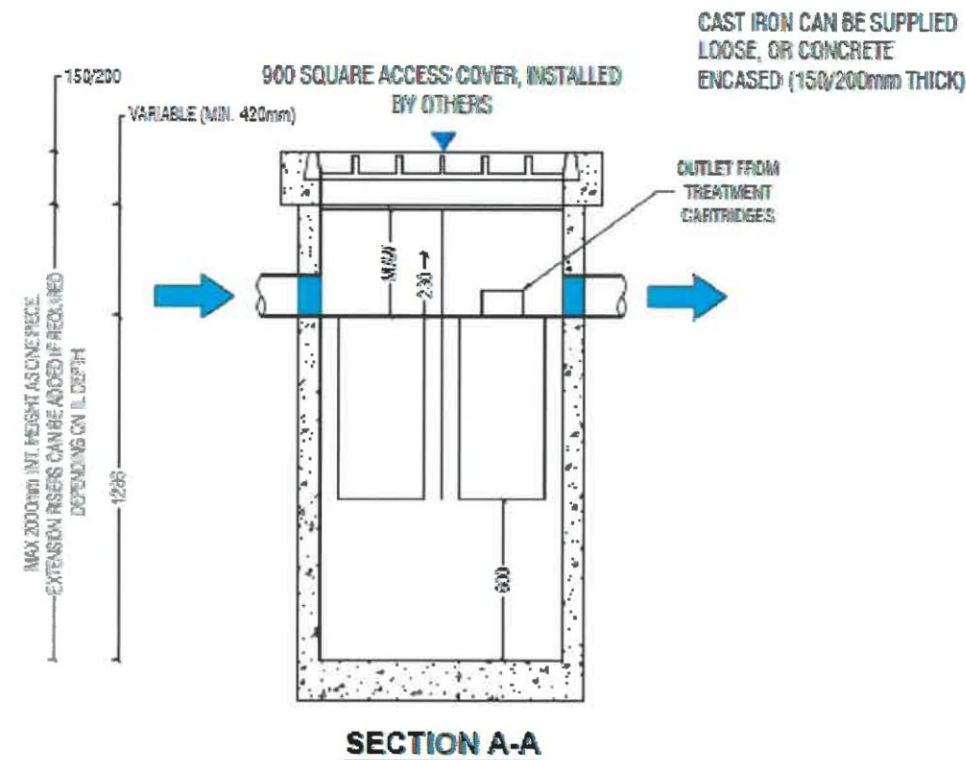
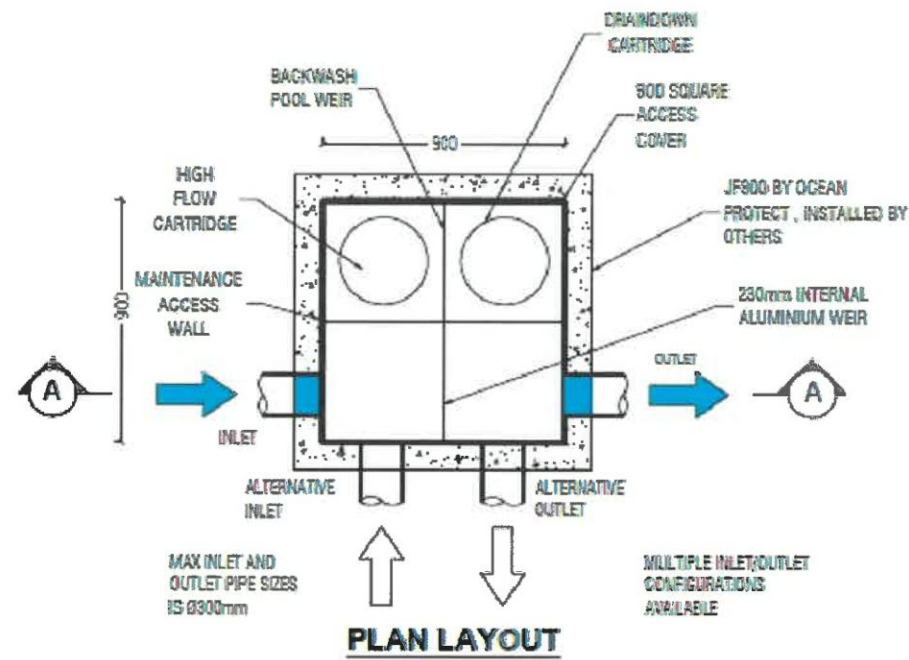
REV 5 : Vehicle Maneuvering revised
REV 4 : Vehicle Maneuvering revised
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Designed by:

13.02.2021
05.02.2021
22.11.2020
14.11.2020
24.10.2020

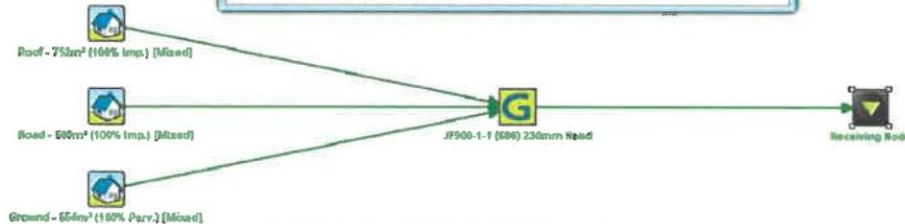
Scale:
1:200 A3

Job No.
4866



LAST MODIFIED: 25-02-19

Treatment Train Effectiveness - Receiving Node			
	Sources	Residual Load	% Reduction
Flow (ML/yr)	0.466	0.466	0
Total Suspended Solids (kg/yr)	72.4	12.1	83.2
Total Phosphorus (kg/yr)	0.152	0.074	51.5
Total Nitrogen (kg/yr)	1.1	0.596	45.6
Gross Pollutants (kg/yr)	17.6	0.693	96.1



JELLYFISH DESIGN TABLE

JELLYFISH TREATMENT FLOW IS A FUNCTION OF THE NUMBER OF CARTRIDGES AND THE DEVICE TOTAL HEAD DIFFERENTIAL. IF THE PIPE FLOW EXCEEDS THE TREATMENT FLOW THEN AN UPSTREAM BYPASS STRUCTURE IS REQUIRED.

REQUIRED DEVICE TOTAL HEAD DIFFERENTIAL [mm]	460	230
CARTRIDGE FLOW RATE FOR HIGH-FLOW / DRAIN/DOWN [L/s]	2.5 / 1.3	1.27 / 0.79
CARTRIDGE LENGTH [mm]	690	690
OUTLET INVERT TO STRUCTURE INVERT [mm]	1985	1665

SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID		JF900-1-1	
WATER QUALITY FLOW RATE (L/S)		2.06	
# OF CARTRIDGES REQUIRED (HF - DD)		1-1	
CARTRIDGE SIZE		690	
PIPE DATA:	I.L.	MATERIAL	DIAMETER
INLET PIPE	()	()	()
OUTLET PIPE	()	()	()
LID WEIGHT		TBC	
PART A & B WEIGHT (SEPARATE)		TBC	

NOTE: TANK SUPPLIED IN TWO PARTS; PARTS A & B TO BE JOINED ON SITE

GENERAL NOTES

- JELLYFISH WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING. CONTRACTOR TO CONFIRM STRUCTURE MEETS REQUIREMENTS OF THE PROJECT.
- PRECAST STRUCTURE SUPPLIED WITH CORE HOLES TO SUIT OUTER DIAMETER OF NOMINATED PIPE SIZE / MATERIAL.
- STRUCTURE AND ACCESS COVERS TO BE DESIGNED TO MEET AUSTRROADS T44 LOAD RATING WITH 0.0m TO 2.0m FILL MAXIMUM (CLASS D) UNLESS OTHERWISE NOTED. THE OUTLET PIPE INVERT ELEVATION, CERTIFYING ENGINEER TO CONFIRM ACTUAL GROUNDWATER ELEVATION/PRECAST STRUCTURE SHALL BE IN ACCORDANCE WITH AS3608.
- IF THE PEAK FLOW RATE, AS DETERMINED BY THE CERTIFYING ENGINEER, EXCEEDS THE TREATMENT FLOW RATE OF THE SYSTEM, AN UPSTREAM BYPASS STRUCTURE IS REQUIRED.
- ALL WATER QUALITY TREATMENT DEVICES REQUIRE PERIODIC MAINTENANCE. REFER TO OPERATION AND MAINTENANCE MANUAL FOR GUIDELINES AND ACCESS REQUIREMENTS.
- SITE SPECIFIC PRODUCTION DRAWING WILL BE PROVIDED ON PLACEMENT OF ORDER.
- DRAWINGS NOT TO SCALE.

INSTALLATION NOTES

- ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE SPECIFIC DESIGN CONSIDERATION AND SHALL BE SPECIFIED BY THE CERTIFYING ENGINEER.
- CONTRACTOR TO PROVIDE ALL EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE STRUCTURE LIFTING DETAIL PROVIDED SEPARATELY.
- CONTRACTOR TO INSTALL AND LEVEL THE STRUCTURE, APPLY SEALANT TO ALL JOINTS AND TO PROVIDE, INSTALL AND GROUT INLET AND OUTLET PIPES.
- CONTRACTOR TO TAKE APPROPRIATE MEASURES TO PROTECT CARTRIDGES FROM CONSTRUCTION-RELATED EROSION RUNOFF.
- CARTRIDGE INSTALLATION, BY OCEANPROTECT, SHALL OCCUR ONLY AFTER SITE HAS BEEN STABILIZED AND THE JELLYFISH UNIT IS CLEAN AND FREE OF DEBRIS. CONTACT OCEAN PROTECT TO COORDINATE CARTRIDGE INSTALLATION WITH SITE COMPLETION.



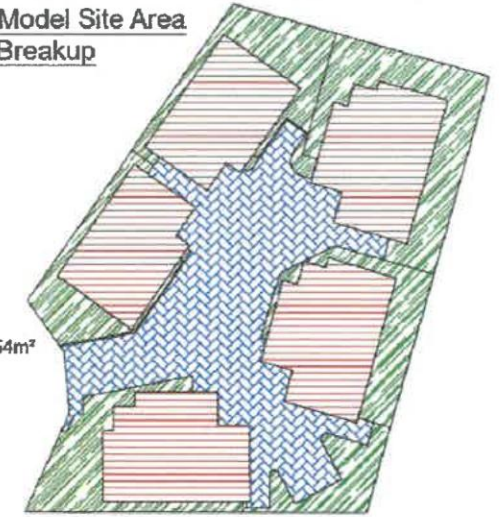
PHONE: 1300 254 722

www.oceanprotect.com.au

OCEAN PROTECT
JELLYFISH-1-1 900 SQUARE
INTERNAL OFFLINE ARRANGEMENT

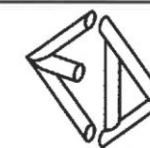
MUSIC Model Site Area Breakup

- Roof : 752m²
- Road: 500m²
- Landscape: 554m²



15706 - Lot 4 & 5, Capital Crt, Sorell TAS 7172 (Site Area Breakup)

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Project Title:

PROPOSED UNIT DEVELOPMENT
FOR Mr. S. BOXALL
AT LOT 4 & 5 CAPITAL CRT, SORELL
WATER URBAN SENSITIVE DESIGN

Designed by:
E.D.

ED Accreditation Number:
CC164C

Date:
Nov' 20

Scale:

N.T.S

A3

Job No.

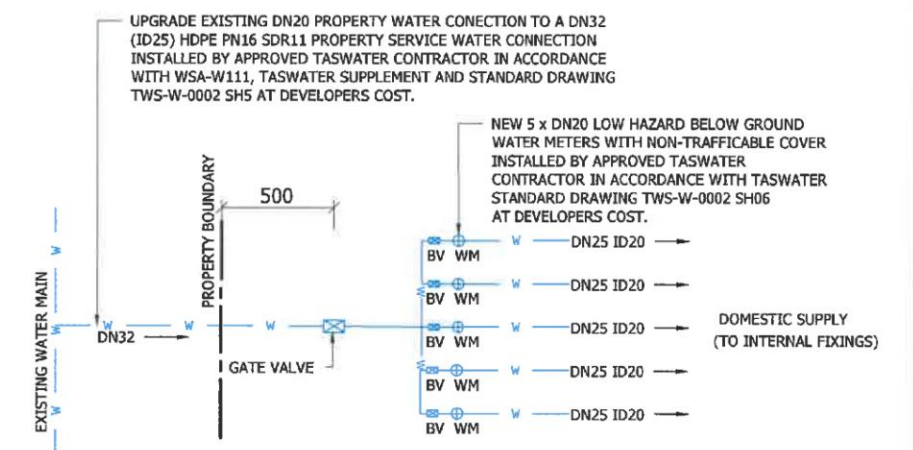
4868

Drawing No.

H1a

Rev.

5

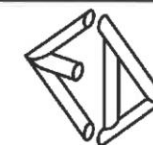


WATER SERVICE DETAIL

SCALE 1:N.T.S.

WATER SUPPLY DETAIL:
CONTAINMENT PROTECTION (HAZARD RATING)
IN ACCORDANCE WITH AS 3500.1:2003 TABLE F3
AMENDED (SOUTHERN WATER) 27/07/11 IS LOW

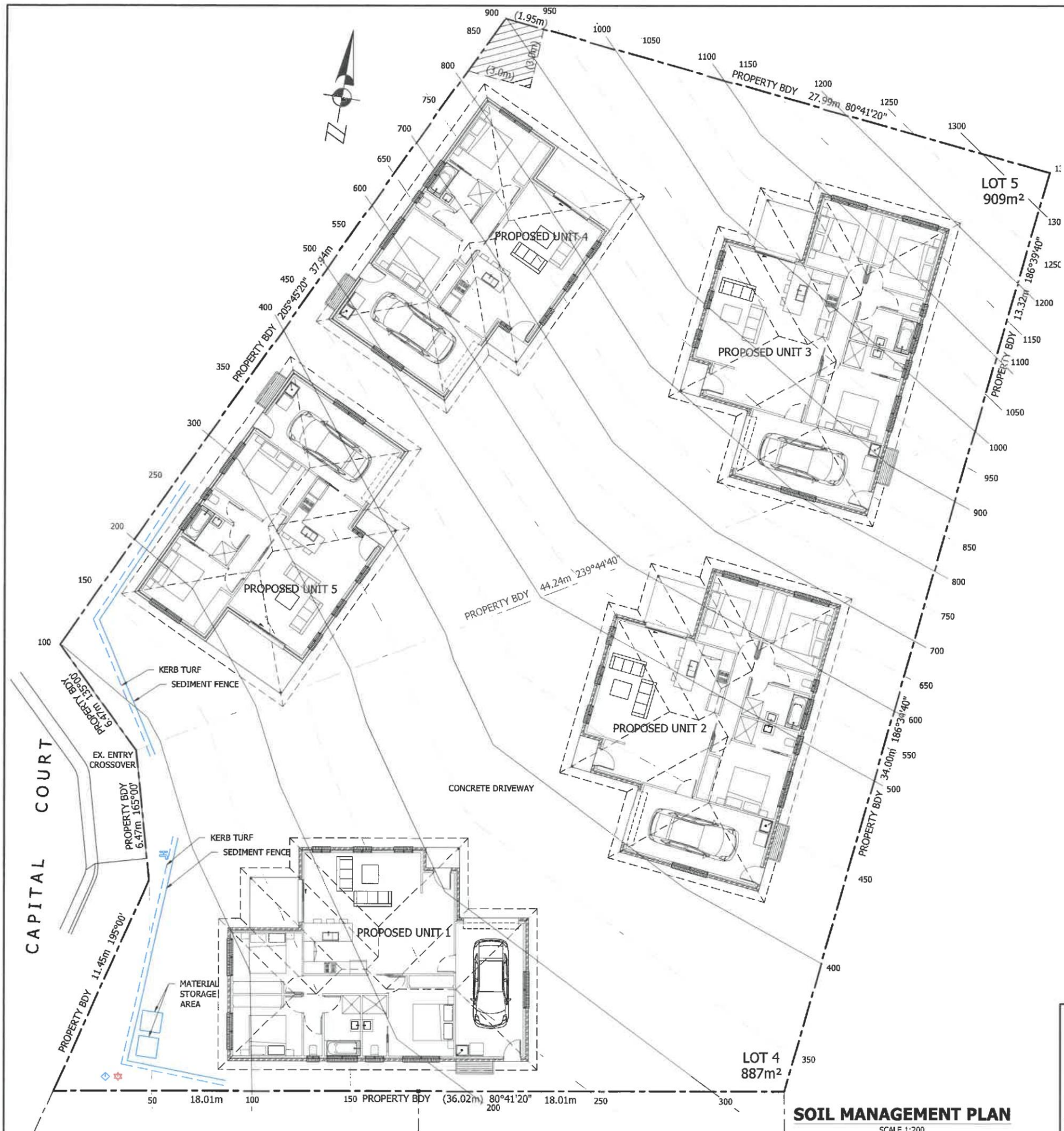
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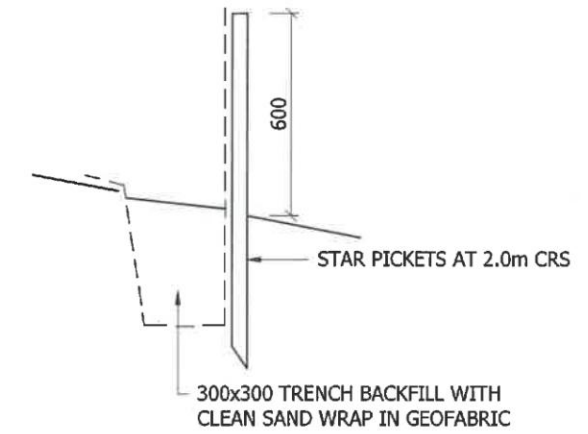
Project Title:		Scale:	
PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL WATER SUPPLY PLAN		1:200	A3
Job No.		4868	
Designed by:	ED Accreditation Number:	Date:	Rev.
E.D.	CC164C	Nov' 20	H2 5

WATER SUPPLY PLAN
SCALE 1:200



SOIL MANAGEMENT PLAN

SCALE 1:200



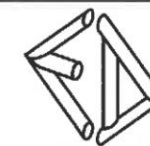
SEDIMENT FENCE DETAIL

SCALE N.T.S.

NOTES

- ALL GUTTERS TO BE CONNECTED TO S/WATER IMMEDIATELY ROOF IS INSTALLED
- INSTALL SEDIMENT CONTROL FENCE AS DETAILED
- RUN-OFF AND SEDIMENT CONTROL TO BE CHECKED AND MAINTAINED REGULARLY
- STORMWATER TO BE CONNECTED AS SOON AS POSSIBLE TO STOP EROSION.

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Project Title:

**PROPOSED UNIT DEVELOPMENT
 FOR Mr. S. BOXALL
 AT LOT 4 & 5 CAPITAL CRT, SORELL
 SOIL MANAGEMENT PLAN**

Designed by:
 E.D.

ED Accreditation Number:
 CC164C

Date:
 Nov' 20

Scale:

1:200

A3

Job No.

4868

Drawing No.

H3

Rev.

5



LANDSCAPING LEGEND

LOW SHRUBS - GROUND COVERS

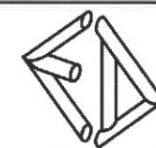
- 1. GREVILLEA - 14 Nos
- 2. DOGWOOD - 13 Nos

MEDIUM SIZE SHRUBS - 1.5m TO 3.0m

- 1. HOP BUSH - 20 Nos
- 2. HOP WATTLE - 19 Nos

PROVIDE PEBBLES OR MULCH TO GARDEN BEDS

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Project Title:
**PROPOSED UNIT DEVELOPMENT
 FOR Mr. S. BOXALL
 AT LOT 4 & 5 CAPITAL CRT, SORELL
 LANDSCAPING PLAN**

Designed by:
 E.D.

ED Accreditation Number:
 CC164C

Date:
 Nov' 20


Scale:
 1:200 A3

Job No.
 4868

Drawing No.
LS1 Rev.
 5



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 CONSULTING ENGINEERS Emmanuel Dellas Pty Ltd phone: 6228 2225 fax: 6228 2235 mobile: 0418 232 811 email: edellas@bigpond.com 20 Stratton Ave, LENA VALLEY 7008	Project Title: PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL SUN SHADOWS - 9am 21st JUNE		Scale: 1:200	A3
	Designed by: E.D.		ED Accreditation Number: CC164C	Date: Nov' 20
	Drawing No. SD1		Rev. 5	



SUN SHADOWS - 12pm 21st JUNE

SCALE 1:200

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	PROPOSED UNIT DEVELOPMENT		1:200	A3
	FOR Mr. S. BOXALL		Job No.	4868
	AT LOT 4 & 5 CAPITAL CRT, SORELL		Drawing No.	SD2
SUN SHADOWS - 12pm 21 st JUNE		Designed by:	ED Accreditation Number:	Date:
		E.D.	CC164C	Nov' 20
				Rev. 5



SUN SHADOWS - 3pm 21st JUNE
SCALE 1:200

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Project Title:
**PROPOSED UNIT DEVELOPMENT
FOR Mr. S. BOXALL
AT LOT 4 & 5 CAPITAL CRT, SORELL
SUN SHADOWS - 3pm 21st JUNE**

Designed by:
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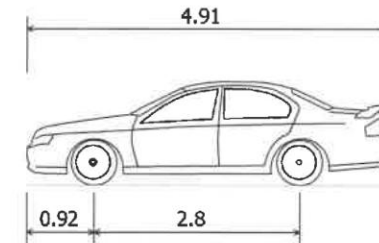
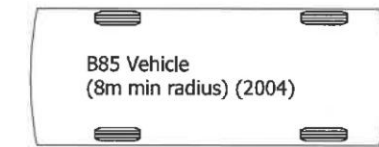
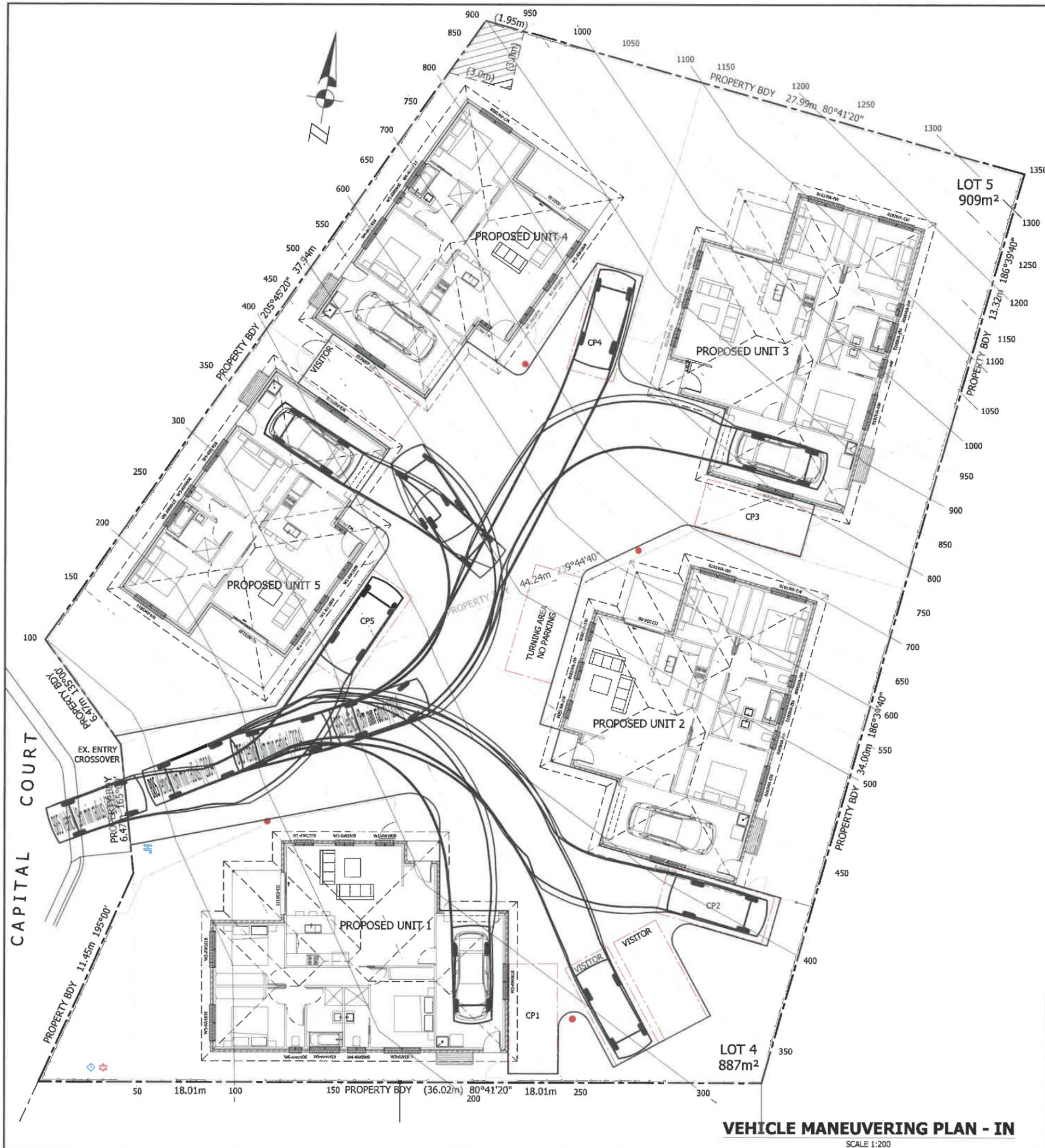
ED Accreditation Number:
CC164C

Date:
Nov' 20

Scale:
1:200 A3

Job No.
4868

Drawing No. Rev.
SD3 5



B85 Vehicle (8m min radius) (2004)

Overall Length	4.910m
Overall Width	1.870m
Overall Body Height	1.421m
Min Body Ground Clearance	0.159m
Track Width	1.770m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	8.000m

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Project Title:

**PROPOSED UNIT DEVELOPMENT
FOR Mr. S. BOXALL
AT LOT 4 & 5 CAPITAL CRT, SORELL
VEHICLE MANEUVERING PLAN - IN(1/5)**

Designed by:
E.D.

ED Accreditation Number:
CC164C

Date:
Nov' 20

Scale:

1:200

A3

Job No.

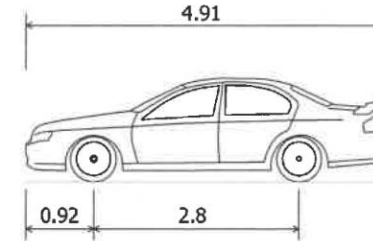
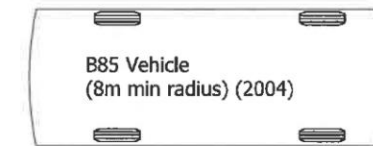
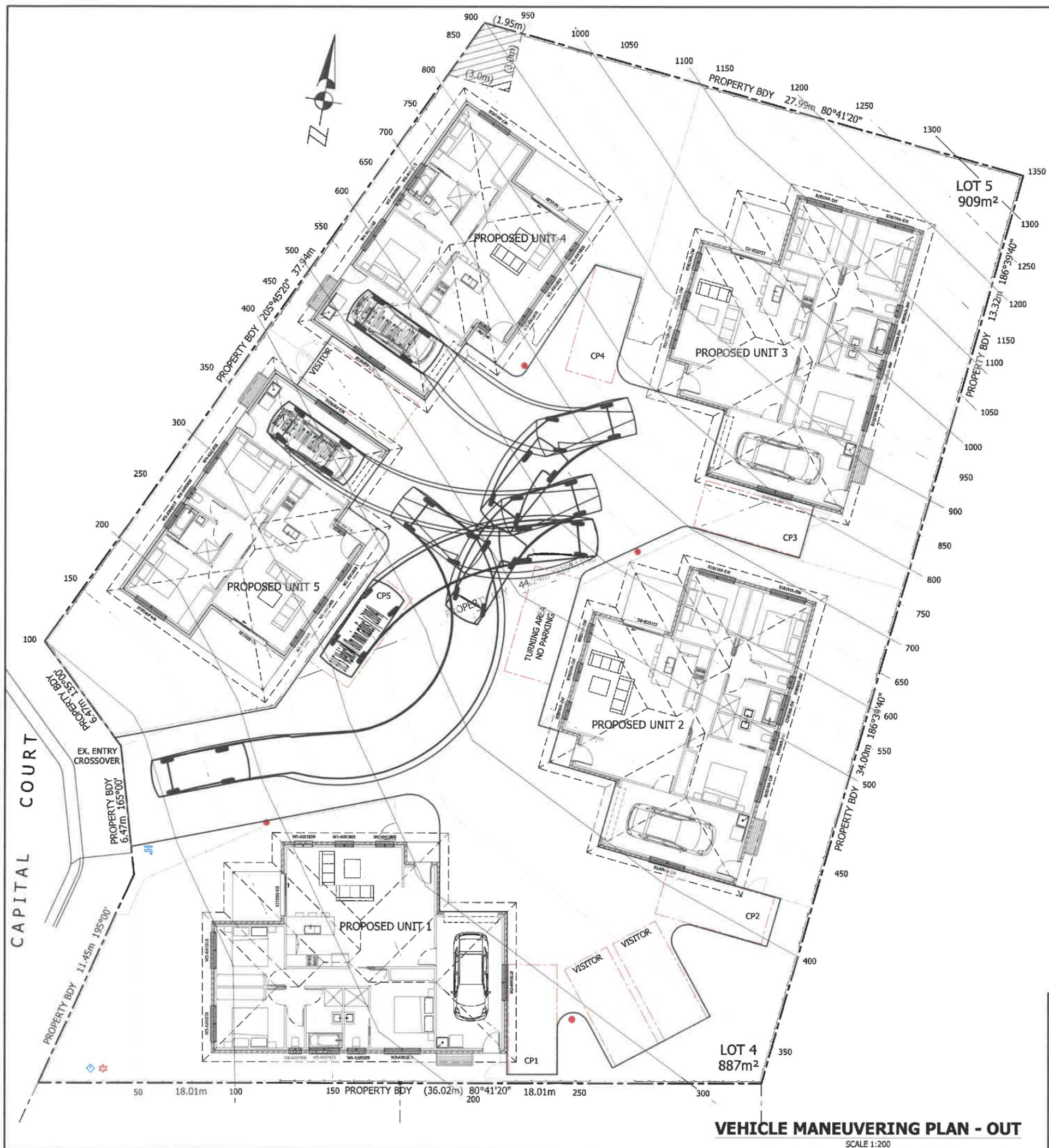
4868

Drawing No.

VM1

Rev.

5



B85 Vehicle (8m min radius) (2004)

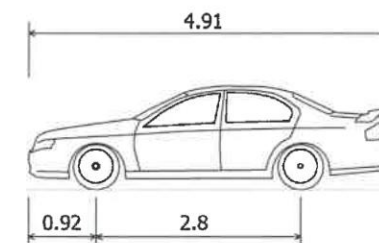
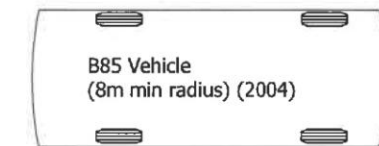
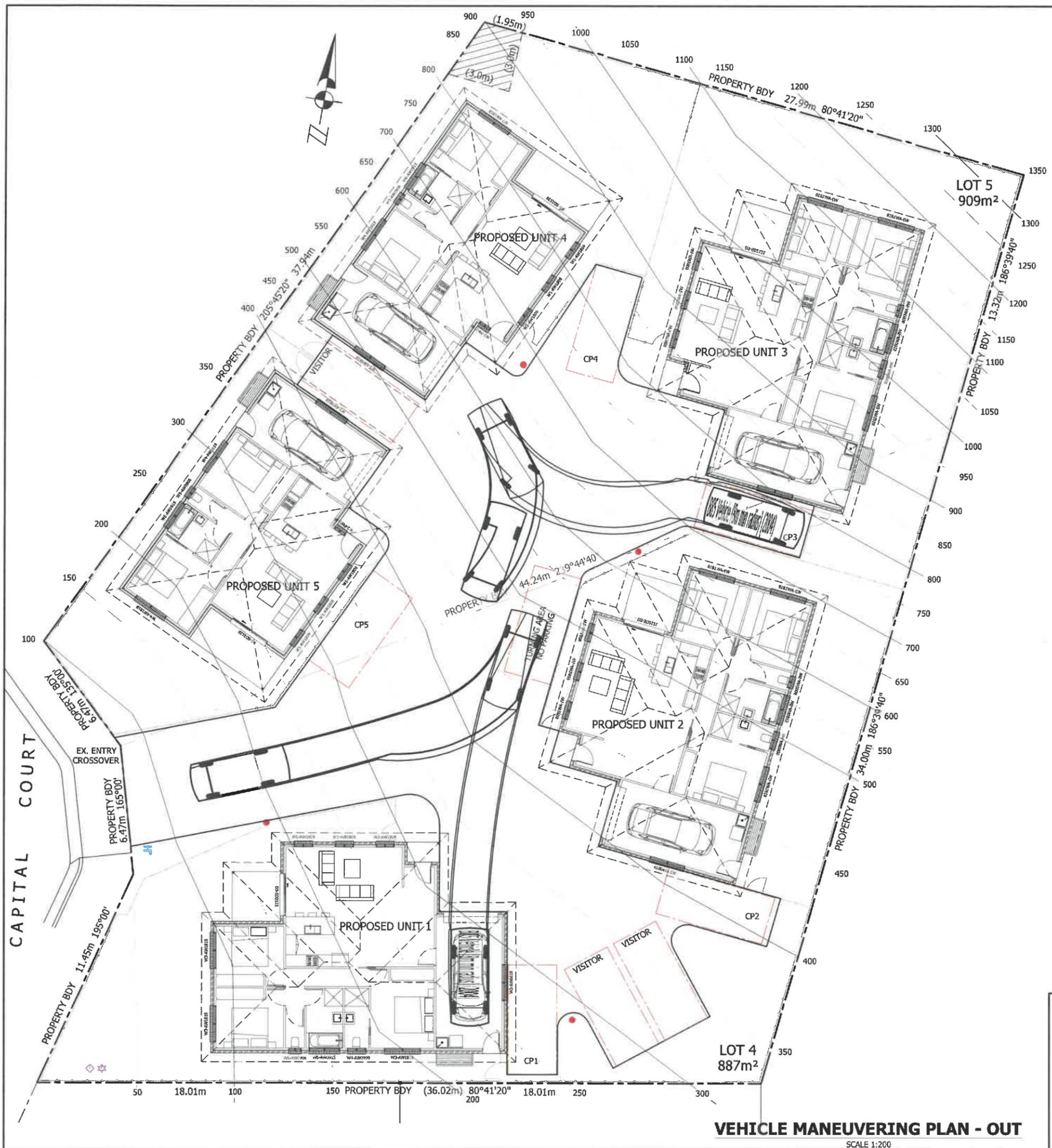
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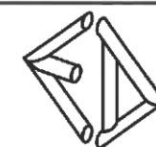
Project Title:		Scale:	A3
PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL VEHICLE MANEUVERING PLAN - IN(3/5)		1:200	
Designed by:		Job No.	4868
E.D.	ED Accreditation Number:	Drawing No.	Rev.
	CC164C	VM3	5
Date:	Nov' 20		



B85 Vehicle (8m min radius) (2004)

Overall Length	4.910m
Overall Width	1.870m
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Track Width	1.770m
Lock-to-lock time	4.00s
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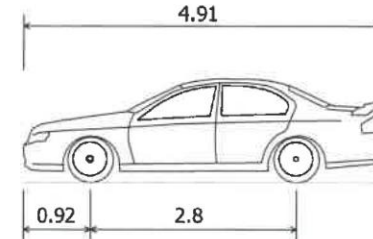
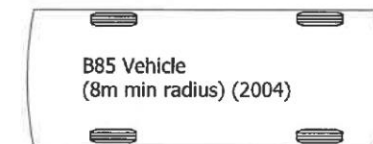
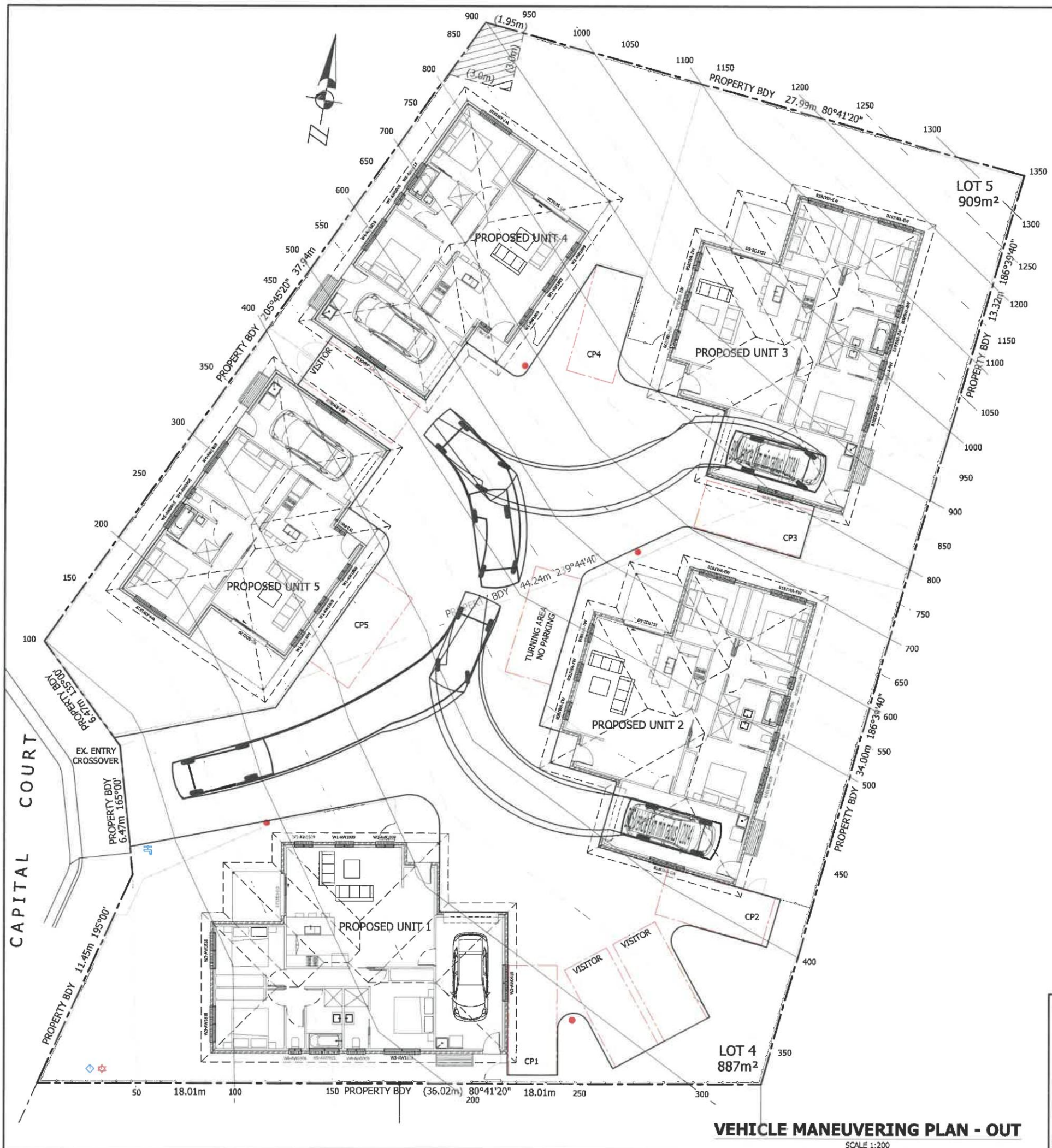


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Project Title:		Scale:	A3
PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL VEHICLE MANEUVERING PLAN - IN(4/5)		1:200	
Job No.		4868	
Designed by:	ED Accreditation Number:	Date:	Rev.
E.D.	CC164C	Nov' 20	VM4 5

VEHICLE MANEUVERING PLAN - OUT

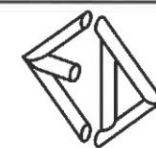
SCALE 1:200



B85 Vehicle (8m min radius) (2004)

Overall Length	4.910m
Overall Width	1.870m
Overall Body Height	1.421m
Min Body Ground Clearance	0.159m
Track Width	1.770m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	8.000m

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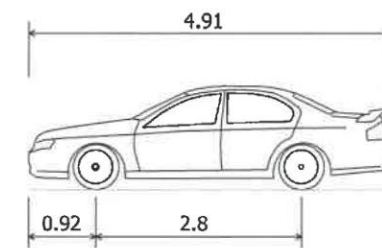
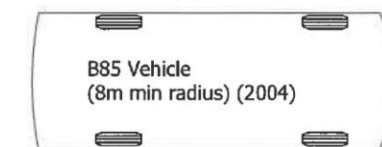
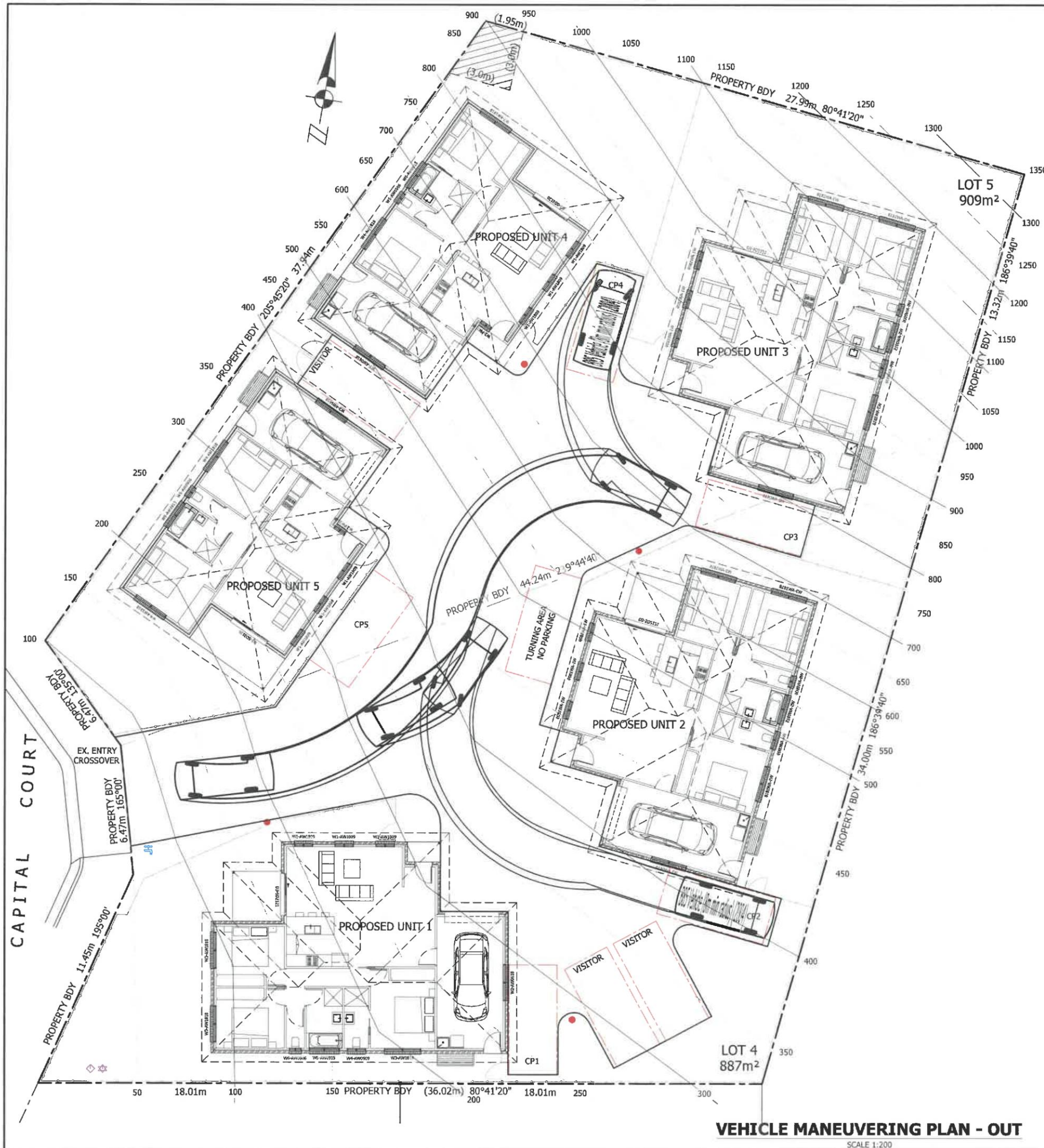


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Project Title:		Scale:	A3
PROPOSED UNIT DEVELOPMENT FOR Mr. S. BOXALL AT LOT 4 & 5 CAPITAL CRT, SORELL VEHICLE MANEUVERING PLAN - IN(5/5)		1:200	
Designed by:		Job No.	4868
E.D.	ED Accreditation Number:	Drawing No.	Rev.
	CC164C	VM5	5
Date:	Nov' 20		


VEHICLE MANEUVERING PLAN - OUT

SCALE 1:200



B85 Vehicle (8m min radius) (2004)	
Overall Length	4.910m
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			Job No.	Rev.
			4868	
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E.D.	ED Accreditation Number:	Date:	VM7	5
	CC164C	Nov' 20		