

6 July 2023

Our Ref: 4806188
File Ref: OPW2023/0002
Enquiries: Jorja Feldt

RJG Builders C/- Milford Planning
PO Box 5463
TOWNSVILLE QLD 4810

Sent via email: info@milfordplanning.com.au

Dear Paul,

Decision Notice – Approval
(Given under Section 63 of the *Planning Act 2016*)

The assessment manager wishes to advise that the application was approved under delegated authority on 6 July 2023. The approval is subject to reasonable and relevant conditions and supported by a notice of reasons as detailed below:

Applicant details

Applicant name: RJG Builders C/- Milford Planning

Location details

Street address: 9 Burdekin Street, Richmond Hill QLD 4820
Real property description: Lot 1 on MPH199999
Current lawful use: Community use – Scouts building

Application details

Application number: OPW2023/0002
Approval type: Development Permit
Development type: Operational Work
Category of assessment: Code Assessment
Description of development: Earthworks (excavation and filling) and Stormwater Management Infrastructure associated with MCU2023/0003
Categorising instrument: Charters Towers Regional Town Plan Version 2

1. Details of the approval

Details of the approval are listed below in accordance with the *Planning Regulation 2017*.

PO Box 189 Charters Towers Qld 4820

ADMINISTRATION: 12 Mosman Street Charters Towers Qld 4820 Australia

PH. (07) 4761 5300 | **F.** (07) 4761 5344 | **E.** mail@charters Towers.qld.gov.au | **ABN.** 67 731 313 583

www.charters Towers.qld.gov.au

Date: 6 July 2023

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	Planning Regulation 2017 reference	Development Permit	Preliminary Approval
Development assessable under the planning scheme, a temporary local planning instrument, a master plan or a preliminary approval which includes a variation approval		<input checked="" type="checkbox"/>	<input type="checkbox"/>

2. Conditions of approval

Condition Number	Condition	Timing																														
Approved Plans/Documents																																
1)	<p>Development is to be carried out generally in accordance with the submitted application including the following plans and supporting documentation except where amendments are required to satisfy the conditions of this approval:</p> <table><tr><th>Drawing Title:</th><th>Prepared by:</th><th>Date:</th><th>Reference No:</th><th>Revision:</th></tr><tr><td>Civil Works Layout Plan</td><td>Northern Consulting Engineers</td><td>31.3.2023</td><td>CBD0072/01</td><td>P2</td></tr><tr><td>Earthworks Layout Plan</td><td>Northern Consulting Engineers</td><td>31.3.2023</td><td>CBD0072/02</td><td>P2</td></tr><tr><td>Structural Layout Plan</td><td>Northern Consulting Engineers</td><td>31.3.2023</td><td>CBD0072/03</td><td>P2</td></tr><tr><td>Construction Details</td><td>Northern Consulting Engineers</td><td>31.3.2023</td><td>CBD0072/04</td><td>P2</td></tr><tr><td>Site Based Stormwater Management Plant</td><td>Northern Consulting Engineers</td><td>31.3.2023</td><td>CBD0072/SBSM01</td><td>P1</td></tr></table>	Drawing Title:	Prepared by:	Date:	Reference No:	Revision:	Civil Works Layout Plan	Northern Consulting Engineers	31.3.2023	CBD0072/01	P2	Earthworks Layout Plan	Northern Consulting Engineers	31.3.2023	CBD0072/02	P2	Structural Layout Plan	Northern Consulting Engineers	31.3.2023	CBD0072/03	P2	Construction Details	Northern Consulting Engineers	31.3.2023	CBD0072/04	P2	Site Based Stormwater Management Plant	Northern Consulting Engineers	31.3.2023	CBD0072/SBSM01	P1	At all times
Drawing Title:	Prepared by:	Date:	Reference No:	Revision:																												
Civil Works Layout Plan	Northern Consulting Engineers	31.3.2023	CBD0072/01	P2																												
Earthworks Layout Plan	Northern Consulting Engineers	31.3.2023	CBD0072/02	P2																												
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Construction Details	Northern Consulting Engineers	31.3.2023	CBD0072/04	P2																												
Site Based Stormwater Management Plant	Northern Consulting Engineers	31.3.2023	CBD0072/SBSM01	P1																												
2)	Copies of the full set of plans for the proposed works (one x A3 drawings and a digital copy in PDF format correctly scaled), must be re-submitted and accepted by Council. All drawings are to be certified by a Registered Professional Engineer Queensland (RPEQ) and to be accompanied by a design certificate report.	Prior to commencement of construction																														
3)	As constructed information must be submitted to Council for review and acceptance prior to inspections or placing the construction 'on maintenance'. The data is to be submitted with a cover note detailing the development application reference, legal description of the land, address and consultant's name and contact details.	Prior to commencement of construction																														
General																																
4)	a) Comply with all conditions within this Development Permit with conditions prevailing over the approved plan(s) and document(s) in all instances	At all times																														

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Condition Number	Condition	Timing
	b) Meet the cost of all works associated with the development including any alterations, relocations or repairs to damaged Council infrastructure, and a) All repairs, alterations and relocations of Council infrastructure are to be in accordance with the relevant Council policy and/or Australian Standard.	
Environmental		
5)	Ensure that erosion and sedimentation control management is undertaken and maintained to prevent soil erosion and sedimentation runoff to watercourses and Council's storm water drainage system. Erosion and sediment control is to be in accordance with <i>International Erosion Control Association – Best Practice Erosion & Sediment Control guidelines</i> and the <i>Queensland Urban Drainage Manual 2017</i> .	As part of construction and thereafter
6)	The construction of the development (not operation) must be limited to 0630—1830 Monday to Saturday and not at all on Sunday and public holidays as per Section 440R of the <i>Environmental Protection Act 1994</i> . Noise generated from construction must be within the limits set by the <i>Environmental Protection Act 1994</i> and the <i>Environmental Protection (Noise) Policy 20019</i> .	At all times
7)	Ensure that: a) Works occur so they do not cause unreasonable interference with the amenity of adjoining premises because of noise, air or other chemical pollutants b) The premises including the adjoining Council controlled road reserve are kept in a safe, clean and tidy state, and c) All construction materials are contained wholly within the premises.	As part of construction
8)	Do not place earth fill adjacent or in proximity to any site boundary unless: a) The fill is retained on the boundary with approval from Council, and b) Adjoining properties are not adversely affected with respect to a loss of privacy and safety (caused by the ability for example to look over boundary fences) and changes in the natural drainage pattern because of the works.	As part of construction
Stormwater		
9)	Applicant to construct discharge to kerb as approved in the development approval and without causing or resulting in nuisance at the discharge location. In the event discharge is found to cause nuisance in the future, the applicant must re-engineer the discharge and remedy it to the satisfaction of Council and at no cost to Council.	At all times.
Pre-construction		
10)	Contact Council to arrange a pre-start meeting. The pre-start meeting must include the following: a) Notification of the principal contractor for the works b) A copy of the contractor's public liability insurance policy for a minimum of twenty million dollars indemnifying Council against all claims resulting from the construction works of this development	Prior to commencement of construction

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Condition Number	Condition	Timing
	c) A programme of works, demonstrating all major activities and milestones, and d) A Traffic Management Plan addressing the following: <ul style="list-style-type: none"> i) safe and accessible pedestrian movement in and around the site over the life of the project: ii) access and egress for the site over the life of the project iii) haul routes for earthworks and other construction activities over the life of the project iv) general traffic guidance around the site over the life of the project, and v) proposed parking areas for construction vehicles, staff working on-site and visitors. 	
Maintenance Periods		
11)	A maintenance and defects bond calculated at 5% of the total cost of construction for all works which are to be transferred to Council upon the completion of the development is to be paid. The costs of the construction are to be demonstrated by an itemised bill of quantities provided by a RPEQ. The bond is to be held by Council in trust until the works are considered 'off maintenance'.	Prior to works being requested to be 'on maintenance'
12)	An 'on maintenance' inspection is required to be undertaken and the works which are to be transferred to Council must be placed 'on maintenance' for a minimum period of twelve months (maintenance period) following the satisfactory demonstration and inspection of the final works.	After completion of construction
13)	Upon the completion of the 'maintenance period', rectification of all defects identified by Council are to be completed to the satisfaction of Council. Upon Council being satisfied with the results of an 'off maintenance' inspection and compliance against development approvals conducted by council Officers following the end of the maintenance period.	After completion of maintenance period
Transport and Access		
14)	Lodge and obtain approval for an application to carry out public access/footpath work as part of works within the Council controlled road reserve.	Prior to works within Council's road reserve
15)	All pedestrian footpaths are to be constructed in accordance with Council's standard drawing <i>CTRC-006 Roads cross section footpath types with joining and Telstra joining details</i> .	As part of construction
16)	All driveway crossovers are to be constructed in accordance with Council's standard drawing <i>CTRC-003 Roads commercial driveway slab</i> .	As part of construction
17)	Car parking spaces are to be constructed on site generally in accordance with the approved plans, including designated disabled car parking spaces. These spaces and all vehicle movement areas are to be constructed, sealed, line marked, provided with wheel stops and maintained in accordance with and <i>AS2890.1 Off-Street Car Parking</i> and the <i>Manual of Design Vehicles and Turning Path Templates SAA HB 72 (AUSTRROADS 1995)</i> .	As part of construction

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Condition Number	Condition	Timing
18)	Under Part 1 Clause 1.10 of the Manual of Uniform Traffic Control Devices Queensland, Council delegates the principal contractor the responsibility for the installation of all official traffic signs installed in accordance with the methods, standards and procedures prescribed in the Manual of Uniform Traffic Control Devices, or other duly approved documents.	As part of construction
19)	The design and installation of all street, path or public lighting in accordance with <i>AS/NZ 1158 Lighting for roads and public spaces</i> must be at no cost to Council. The street and path light system must be designed in accordance with the ' <i>Crime Prevention through Environmental Design: Guidelines for Queensland</i> ' produced by the Queensland Government and unless otherwise approved by Council in writing, be powered using underground power.	As part of construction
Earthworks		
20)	All site and earthworks must: a) Be undertaken in accordance with <i>AS/NZ 3798 Guidelines on Earthworks for Commercial and Residential Developments</i> b) Be in accordance with <i>Australian Standard 1289 Methods of Testing Soils for Engineering Purposes</i> , c) Comprise of clean fill and be compacted to building pad standard. A Supervision certificate by a <i>Registered Professional Engineer of Queensland</i> must be submitted to Council upon completion of works, and d) Ensure compliance with Part 3B of the <i>Environmental Protection Act 1994</i> , which prohibits unlawful environmental nuisance caused by dust, beyond the boundaries of the property.	As part of construction
Retaining Walls		
21)	All retaining walls must be designed in accordance with <i>AS/NS 4678 Earth-retaining structures</i> . Retaining walls must not impose loads on underground services, within allotments or external to allotments. The design and construction of retaining walls must be certified by a RPEQ experienced in this type of work.	As part of construction

Advisory Notes

Aboriginal and Cultural Heritage

- A. The *Aboriginal Cultural Heritage Act 2003* and *Torres Strait Islander Cultural Heritage Act 2003* requires anyone who carries out a land-use activity to exercise a duty of care. Land users must take all reasonable and practicable measures to ensure their activity does not harm Aboriginal or Torres Strait Islander cultural heritage. Prior to carrying out works, it is advised that you contact the Department of Aboriginal and Torres Strait Islander Partnerships on (07) 4799 7470 or by post at PO Box 5620 TOWNSVILLE QLD 4810. For further information on cultural heritage duty of care please visit:
<https://www.datsip.qld.gov.au/people-communities/aboriginal-torres-strait-islander-cultural-heritage/cultural-heritage-duty-care>

Abandoned Mine Shafts

- B. The city of Charters Towers is subject to a significant number of abandoned mine shafts due to the former gold rush era. It is recommended that all searches be undertaken through the Queensland State

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Advisory Notes	
	Government's Department of Natural Resources Mines and Energy (DNRME) to ensure that the development is not unduly impacted upon by these shafts. The DNRME can be contacted on 13 74 68.
Workplace Health and Safety	
C.	Ensure compliance with the <i>Work Health and Safety Act 2011</i> . It states that the project manager is obliged to ensure construction work is planned and managed in a way that prevents or minimises risks to the health and safety of members of the public at or near the workplace during construction work. It is the principal contractor's responsibility to ensure compliance with the <i>Work Health and Safety Act 2011</i> . It states that the principal contractor is obliged on a construction workplace to ensure that work activities at the workplace prevent or minimise risks to the health and safety of the public at or near the workplace during the work. It is the responsibility of the person in control of the workplace to ensure compliance with the <i>Work Health and Safety Act 2011</i> . It states that the person in control of the workplace is obliged to ensure there is appropriate, safe access to and from the workplace for persons other than the person's workers.
Environmental nuisance	
D.	<p>Ensure compliance with the <i>Environmental Protection Act 1994</i>. It states that a person must not carry out any activity that causes, or is likely to cause, environmental harm unless the person takes all reasonable and practicable measures to prevent or minimise the harm. Environmental harm includes environmental nuisance. In this regard persons and entities, involved in the civil, earthworks and construction phases of this development, are to adhere to their "general environmental duty" to minimise the risk of causing environmental harm.</p> <p>Environmental harm is defined by the Act as any adverse effect, or potential adverse effect whether temporary or permanent and of whatever magnitude, duration or frequency on an environmental value and includes environmental nuisance. Therefore, no person should cause any interference with the environment or amenity of the area because of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit, sediment, oil or otherwise, or cause hazards likely in the opinion of the Council to cause undue disturbance or annoyance to persons or affect property not connected with the use.</p>
Airport Operations	
E.	Where works may impact on the safety operation of the Charters Towers Airport such as the use of cranes, industrial lighting or involve impacts such as gaseous plumes, it is advised that you contact one of Council's Airport Reporting Officer(s) on (07) 4761 5300 prior to works commencing.
Ergon Energy and Telstra Corporation Contact Details	
F.	<p>Where a condition requires connections to reticulated electricity and/or telecommunications or a certificate of supply, please contact the below:</p> <ul style="list-style-type: none"> a) Ergon Energy Connection Solution's Team – (07) 4931 1012, and/or b) NBN Co – 1800 687 626.
Council Forms, Policies and Drawings	
G.	<p>In achieving compliance with conditions, the below Council forms may need to be completed for this development:</p> <ul style="list-style-type: none"> a) F0227 - Application to carry out works on a Council road (including pathways) b) Standard drawings and specifications for driveways and roads c) F0313 – Request for water supply connection or disconnection d) F0347 – Application for sewer main cut-in

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3. Currency period for the development application approval

In accordance with section 85 of the *Planning Act 2016*, this approval has a currency period of two years.

4. Further development permits

Not applicable.

5. Referral agencies

Not applicable.

6. Submission(s)

Not applicable.

7. Other requirements under section 43 of the *Planning Regulation 2017*

There are no other requirements.

8. Appeal rights

The rights of an applicant to appeal to a tribunal or the Planning and Environment Court against a decision are set out in Chapter 6, Part 1 of the *Planning Act 2016*. For particular applications, there may also be a right to make an application for a declaration by a tribunal (see Chapter 6, Part 2 of the *Planning Act 2016*). Information about how to proceed with an appeal to the Planning and Environment Court may be found on the Court's website: <http://www.courts.qld.gov.au/courts/planning-and-environment-court>.

An applicant may also have a right to appeal to the Development tribunal. For more information, see schedule 1 of the *Planning Act 2016*. The timeframes for starting an appeal in the Planning and Environment Court are set out in Section 229 and Schedule 1 of the *Planning Act 2016*.

Should you wish to discuss this matter, please contact Jorja Feldt, Planner on (07) 4761 5300.

Yours faithfully



Hayley Thompson
Executive Manager Community Building

Enc. Approved Plans



BURDEKIN STREET

LAYOUT PLAN

LEGEND

- Design major contour.
- Design minor contour.
- Existing major contour.
- Existing minor contour.
- Drainage path Invert.
- Retaining wall.
- Subsoil drainage.
- Storm drain line.
- Existing RP boundary.
- Existing sewer main.

CUT/FILL DEPTHS

- 1.40 to -1.00 m
- 1.00 to -0.50 m
- 0.50 to 0.0 m
- 0.0 to 0.50 m
- 0.50 to 1.00 m
- 1.00 to 1.30 m

Earthworks Quantities

Cut - 973m³
Fill - 827m³
Balance - 146m³ excess
Earthworks quantities are to subgrade level
and no bulking factor has been applied.

EARTHWORKS NOTES:

- All approved fill material should be placed, compacted & tested in accordance with AS3798 'Guidelines on Earthworks for Commercial and Residential Developments'. Level 1 Inspection, testing & certification is required for all fill exceeding 300mm in depth.
- Existing surface under all earthworks areas is to be stripped of all vegetation and topsoil, and suitably stockpiled for re-spreading at the completion of works. Ground surface treatment (GST) to be carried out in accordance with AS3798, local Council specification and/or TMR standards.
- Unless directed otherwise by the geotechnical engineer on site or by the relevant local Authority specification (For work subject to approval/adoption by the local Authority) filling shall be compacted in accordance with Table 5.1 of AS3798. Absolute minimum density ratios are the following:
 - Residential lot fill - 95% STD;
 - Commercial fill (For minor loads) - 98% STD;
 - Subgrade (Exceeding 300mm below pavement) - 95% STD
 - Subgrade (Within 300mm of pavement) - 98% STD
- Imported general fill material (If required) should be
 - Cohesive and non-dispersive in nature and be good quality
 - Low Plasticity
 - Liquid limit of less than 45%
 - Plasticity index of less than 15%
 - Shrink/swell index of less than 1.0%
 - Soaked CBR>10%
 - Maximum particle size of 75mm with at least 80% passing the 19mm sieve.
 - Quality testing to confirm imported fill quality should be carried out prior to delivery to site.

PLANNING & DEVELOPMENT APPROVED

CHARTERS TOWERS REGIONAL COUNCIL

DATE: 6 July 2023
APPLICATION: OPW2023/0002

Confirm size, location & elevation of all existing services on site before construction commences. Advise NORTHERN CONSULTING ENGINEERS of any discrepancies between drawings & site.

Scale 1:150 @ A1

All work is to be carried out in accordance with LOCAL AUTHORITY'S standard details.

ENGINEERING CERTIFICATION

Signed: *John Single*
JOHN SINGLE - RPEQ 24378

THE ORIGINAL OF THIS DOCUMENT IS COMPLETED TO THE SCALE NOTED. AS REPRODUCTION CAN DISTORT SIZE & SHAPE USE ONLY THE DIMENSIONS PROVIDED ON ARCHITECTURAL &/OR ENGINEERING DRAWINGS. VERIFY DIMENSIONS ON SITE BEFORE CONSTRUCTION.

NORTHERN CONSULTING
engineers

Civil | Structural | Forensic
Traffic | Flood Modelling

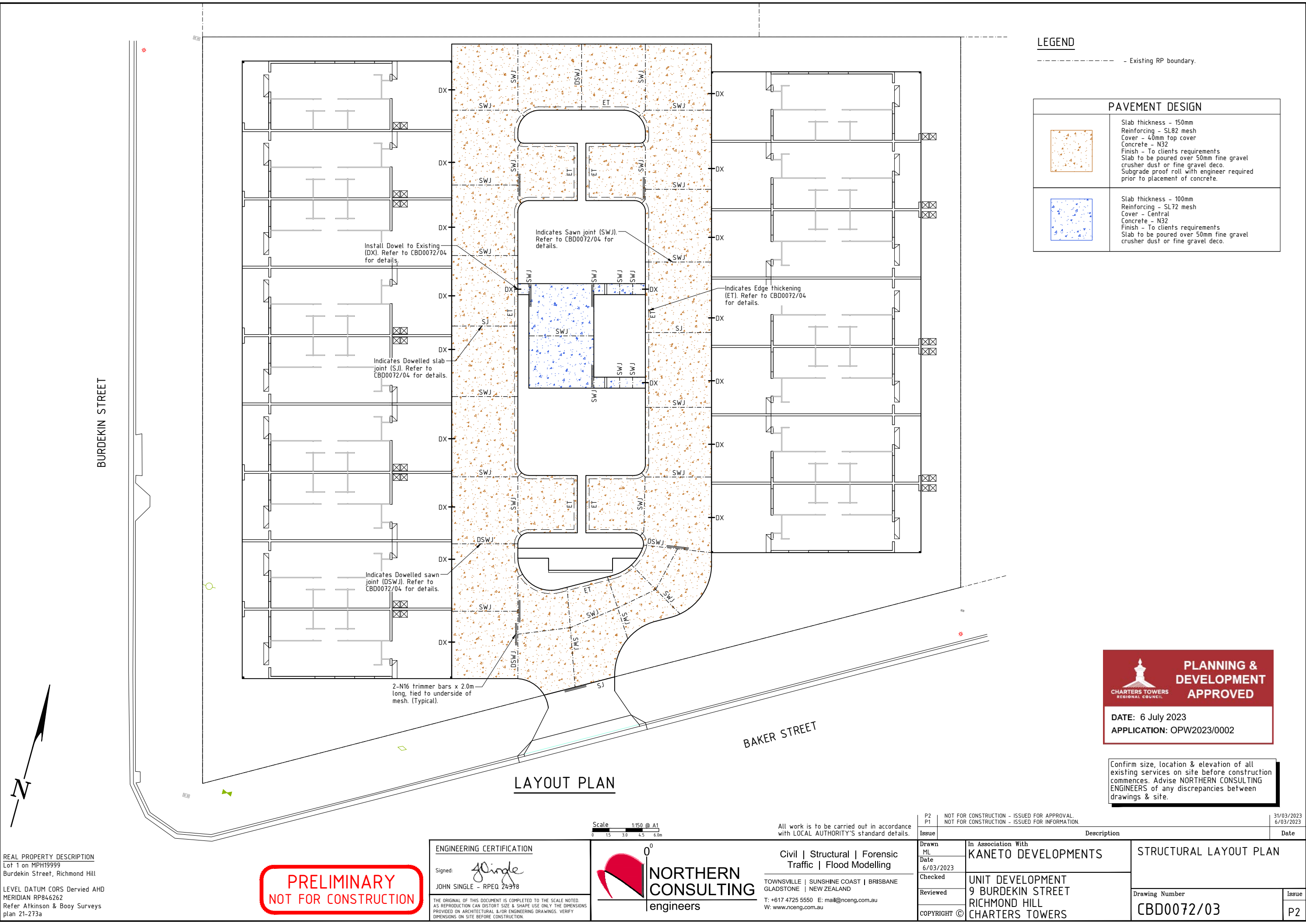
TOWNSVILLE | SUNSHINE COAST | BRISBANE
GLADSTONE | NEW ZEALAND
T: +617 4725 5550 E: mail@nceng.com.au
W: www.nceng.com.au

P2	NOT FOR CONSTRUCTION - ISSUED FOR APPROVAL.	31/03/2023
P1	NOT FOR CONSTRUCTION - ISSUED FOR INFORMATION.	6/03/2023
Issue	Description	Date
Drawn ML	In Association With KANETO DEVELOPMENTS	
Date 6/03/2023		
Checked	UNIT DEVELOPMENT	
Reviewed	9 BURDEKIN STREET	
COPYRIGHT ©	RICHMOND HILL	
	CHARTERS TOWERS	
EARTHWORKS LAYOUT PLAN		
Drawing Number CBD0072/02		Issue P2

REAL PROPERTY DESCRIPTION
Lot 1 on MPH19999
Burdekin Street, Richmond Hill

LEVEL DATUM CORS Dervied AHD
MERIDIAN RP846262
Refer Atkinson & Booy Surveys
plan 21-273a

PRELIMINARY
NOT FOR CONSTRUCTION



LEGEND

- Existing RP boundary.

PAVEMENT DESIGN

	Slab thickness - 150mm Reinforcing - SL82 mesh Cover - 40mm top cover Concrete - N32 Finish - To clients requirements Slab to be poured over 50mm fine gravel crusher dust or fine gravel deco. Subgrade proof roll with engineer required prior to placement of concrete.
	Slab thickness - 100mm Reinforcing - SL72 mesh Cover - Central Concrete - N32 Finish - To clients requirements Slab to be poured over 50mm fine gravel crusher dust or fine gravel deco.

LAYOUT PLAN

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ENGINEERING CERTIFICATION

Signed: *John Single*
JOHN SINGLE - RPEQ 24378

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PROVIDED ON ARCHITECTURAL &/OR ENGINEERING DRAWINGS. VERIFY
DIMENSIONS ON SITE BEFORE CONSTRUCTION.

Scale 1:150 @ A1

0 1.5 3.0 4.5 6.0m

NORTHERN CONSULTING
engineers

All work is to be carried out in accordance with LOCAL AUTHORITY'S standard details.

Civil | Structural | Forensic
Traffic | Flood Modelling

TOWNSVILLE | SUNSHINE COAST | BRISBANE
GLADSTONE | NEW ZEALAND
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W: www.nceng.com.au

P2 P1	NOT FOR CONSTRUCTION - ISSUED FOR APPROVAL. NOT FOR CONSTRUCTION - ISSUED FOR INFORMATION.		31/03/2023 6/03/2023
Issue	Description		Date
Drawn ML Date 6/03/2023	In Association With KANETO DEVELOPMENTS	STRUCTURAL LAYOUT PLAN	
Checked Reviewed	UNIT DEVELOPMENT 9 BURDEKIN STREET RICHMOND HILL CHARTERS TOWERS		
COPYRIGHT ©		Drawing Number CBD0072/03	Issue P2



PLANNING &
DEVELOPMENT
APPROVED

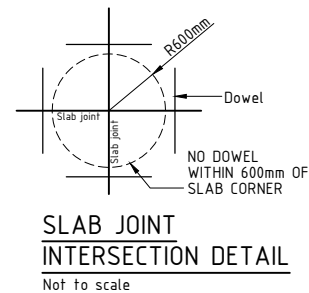
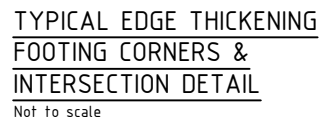
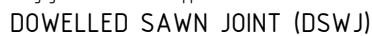
DATE: 6 July 2023
APPLICATION: OPW2023/0002

Confirm size, location & elevation of all existing services on site before construction commences. Advise NORTHERN CONSULTING ENGINEERS of any discrepancies between drawings & site.



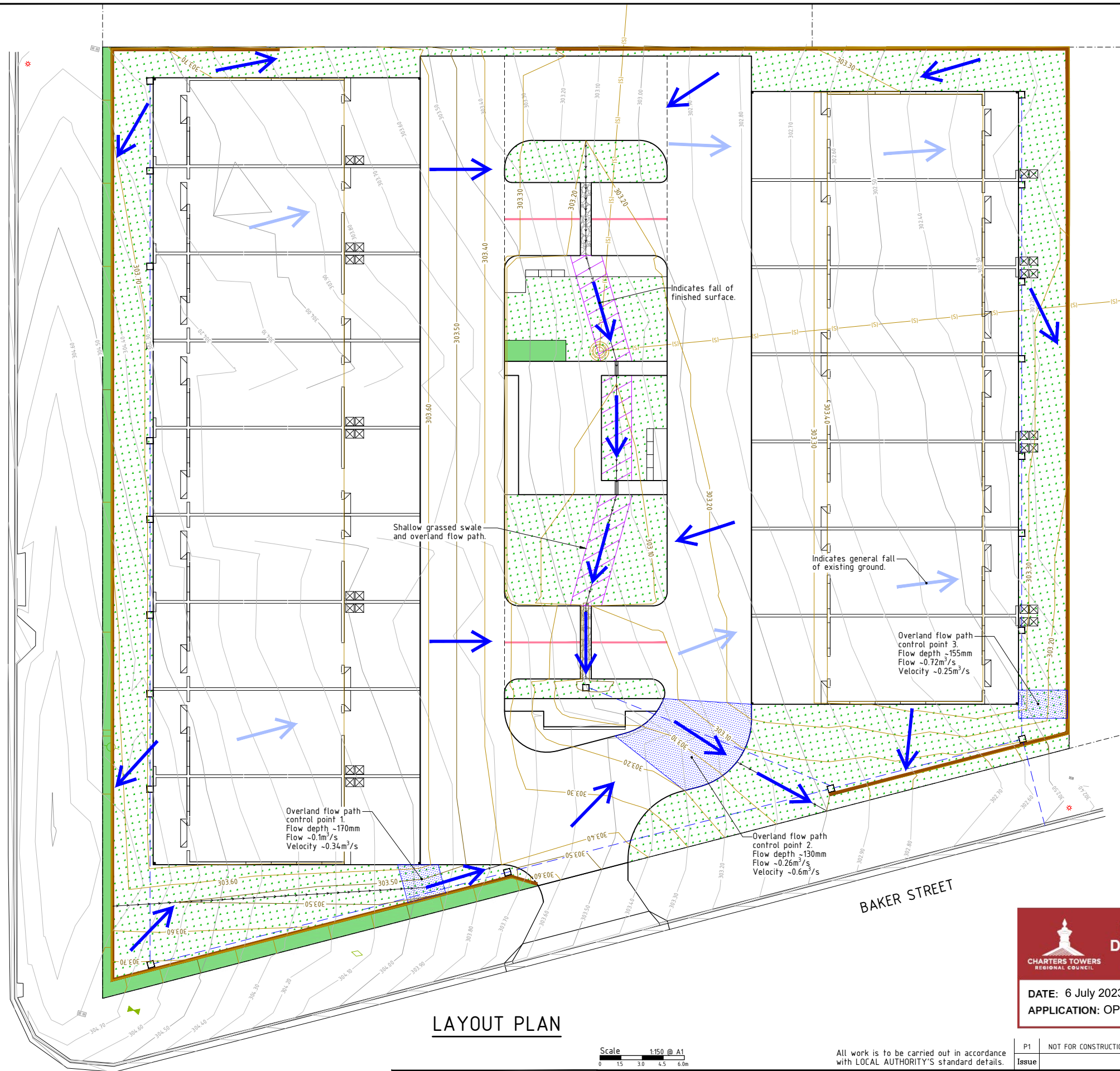
NOTE: Retaining wall footing to be constructed in Cohesive soils with min. 100kPa bearing pressure, otherwise contact engineer.

'H1'	Depth of Pier 'D'	'W1'φ	'Post Size'
200-800	1000	450	100UC14.8
801-1400	1400	450	100UC14.8



Confirm size, location & elevation of all existing services on site before construction commences. Advise NORTHERN CONSULTING ENGINEERS of any discrepancies between drawings & site.

BURDEKIN STREET



LAYOUT PLAN

LEGEND

- Finished surface fall direction.
- Existing surface fall direction.
- Existing major contour.
- Existing minor contour.
- Drainage path Invert.
- Existing RP boundary.
- Existing sewer main.

STORMWATER:

FLOODING

- In accordance with the DNR flood hazard mapping bundle 1 - Charters Towers and Millchester, the site is generally free from flooding and where flooding does occur it is a result of overland sheet flow, i.e. 20-40mm.
- As the site is generally free from flooding, the finished floor levels (FFL) have been set in accordance with the NCC.

RUN-OFF QUANTITY

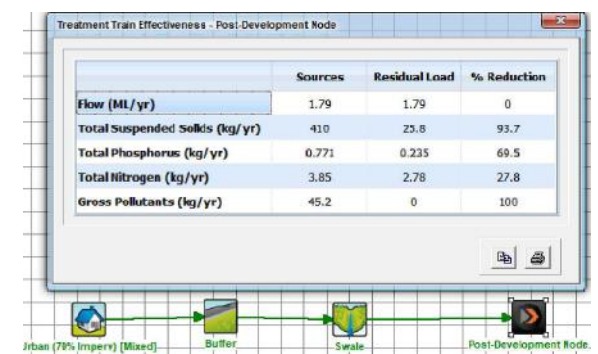
- Under existing conditions, the site discharged into the adjoining properties, therefore to comply with QUOM, earthworks is required to fall the site to the lawful point of discharge (LPD), namely Baker Street.
- The site had three (3) overland flow control points in which the predicted flow parameters for the 1% AEP, 5-minute even have been provided. Mannings equation has been used to define these parameters. This demonstrates that the run-off from the site can be conveyed overland to the LPD without impacting the FFL of the building.

RUN-OFF QUALITY

- In accordance with the SPP, the site is classified as low risk and therefore best practices have been adopted.
- A shallow grassed swale is proposed through the central open space area and the rear of each unit will be grassed as well. These spaced will act as a swale to treat run-off.
- A conservative MUSIC model was prepared to confirm the treatment effectiveness whereby a lump sum residential pollutant source that represents the entire site was passed through a buffer and swale of 20m in length. The results of this assessment are shown on this drawing.

EROSION & SEDIMENT CONTROL:

- During construction, the contractor will be responsible for the development and implementation of soil erosion & sediment control measures in accordance with the TCC Development Manual SC6.4.3.8.6. Conceptually, devices such as sediment fences are anticipated at boundaries during earthworks.
- At the completion or works, it is recommended that all disturbed areas are reinstated to existing conditions or better, i.e. turf or hydro-mulch.



MUSIC MODEL SETUP & RESULTS

PLANNING & DEVELOPMENT APPROVED

CHARTERS TOWERS REGIONAL COUNCIL

DATE: 6 July 2023

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Scale 1:150 @ A1
0 1.5 3.0 4.5 6.0m

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All work is to be carried out in accordance
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P1	NOT FOR CONSTRUCTION - ISSUED FOR APPROVAL.		31/03/2023
Issue	Description		Date
Drawn KJM Date 31/03/2023	In Association With KANETO DEVELOPMENTS	SITE BASED STORMWATER MANAGEMENT LAYOUT PLAN	
Checked	UNIT DEVELOPMENT 9 BURDEKIN STREET		
Reviewed	RICHMOND HILL CHARTERS TOWERS		
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