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SERVICE OFFSETS AND LOCATION TABLE

ROAD NAME	ROAD RESERVE	POTABLE WATER		GAS		ELECTRICITY				TELECOMMUNICATIONS		BOK	
		SIDE	OFFSET	SIDE	OFFSET	POLE		U/G CABLE		SIDE	OFFSET	SIDE	SIDE
						SIDE	OFFSET	SIDE	OFFSET				
ASHFORDBY STREET	16m	N	2.30	N	1.80		1.00*	S	2.40	S	1.80	4.20 N	4.20 S
CALIFORNIA WAY	14.1m	W	2.30	W	1.80		1.00*	W	3.50	W	2.90	5.00 E	1.50 W
MOSES AVENUE	19m	W	2.30	W	1.80		1.00*	E	3.90	E	3.30	5.70 E	5.70 W

1. TELSTRA AND ELECTRICITY CABLES ARE TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH ELECTRICITY AUTHORITY STANDARD DRAWINGS.
2. GAS AND WATER MAINS ARE TO BE CONSTRUCTED IN A COMMON TRENCH.
3. * DENOTES OFFSET FROM BACK OF KERB.

SYMBOL LEGEND

Drains

Sewer < 3000

Sewer > 3000

Water (DW)

Water (NDW)

House Drain

Property Inlet

Street Sign

PSM

Rock Ret Wall

Sleeper Ret Wall

Conduits 50mm

Conduits 100mm

Street Tree without/with Passive Irrigation (Refer Detail)

Ex Drains

Ex Water DW/NDW

Ex Sewer/Gas

Ex Elect/Comm

Prop

Prev Stage

Ex Natural/FS Level

FS @ Building Line

Top/Toe Batter Level

Top/Bottom RW Level

100yr Flood Level

Fill Proposed (<0.3m/±0.3m)

Cut Proposed

Asphalt Surface Prop

Concrete Surface Prop (Paths/Driveways/Slabs)

Tree To Be Removed

Tree To Be Retained with Tree Protection Zone (TPZ)

Prop

Prev Stage

Ex Natural/FS Level

FS @ Building Line

Top/Toe Batter Level

Top/Bottom RW Level

100yr Flood Level

Fill Proposed (<0.3m/±0.3m)

Cut Proposed

Asphalt Surface Prop

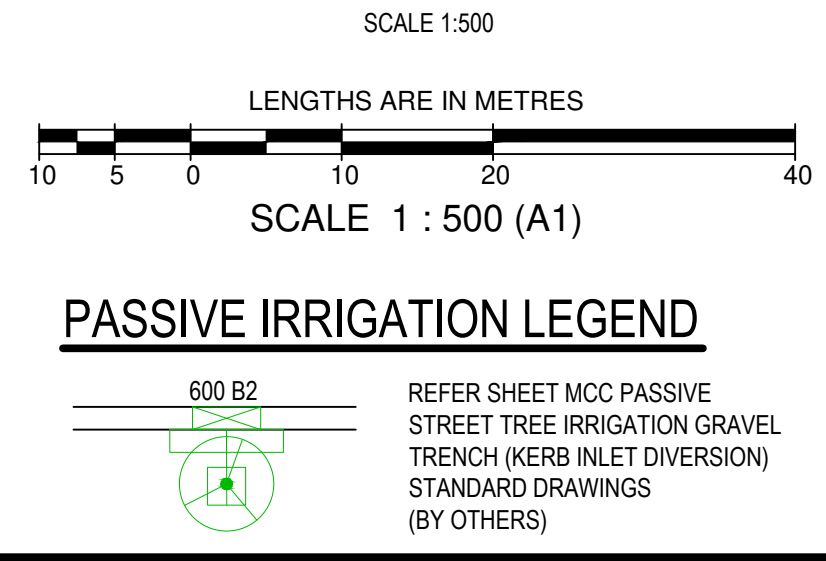
Concrete Surface Prop (Paths/Driveways/Slabs)

Tree To Be Removed

Tree To Be Retained with Tree Protection Zone (TPZ)

PRELIMINARY

LAYOUT PLAN



ATTENTION TO CONTRACTOR

1. IT IS THE CONTRACTORS RESPONSIBILITY TO ENSURE THAT THE DIGITAL PLAN, PROVIDED FOR SETOUT PURPOSES, MATCHES THE TBM COORDINATES SHOWN.

2. Contractor to ensure that the site is pegged by a licenced surveyor and or set out checked by a licenced surveyor prior to underground infrastructure being installed.

3. Where concrete works about a sewer access chamber surround or similar structure, an expansion joint of approved material shall be provided between the two faces.

WARNING

BEWARE OF UNDERGROUND SERVICES

THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

breese pitt dixon pty. ltd.

land surveyors

civil engineers

MELWAY REF. 355 D-4

SURVEY BPD

DESIGN M.A.

DRAWN M.A.

ELINYA ESTATE

STAGE 2

LAYOUT PLAN & SERVICE OFFSETS TABLE

MUNICIPALITY

MELTON

REFERENCE

9980 E/2

1/19 cato street hawthorn east, 3123 telephone 8823 2300 fax no. 8823 2310

VER DATE REMARKS

CHECKED

SCALE AS SHOWN

DATUM AHD

DATE AUG '21

SHEET 1 OF 9

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