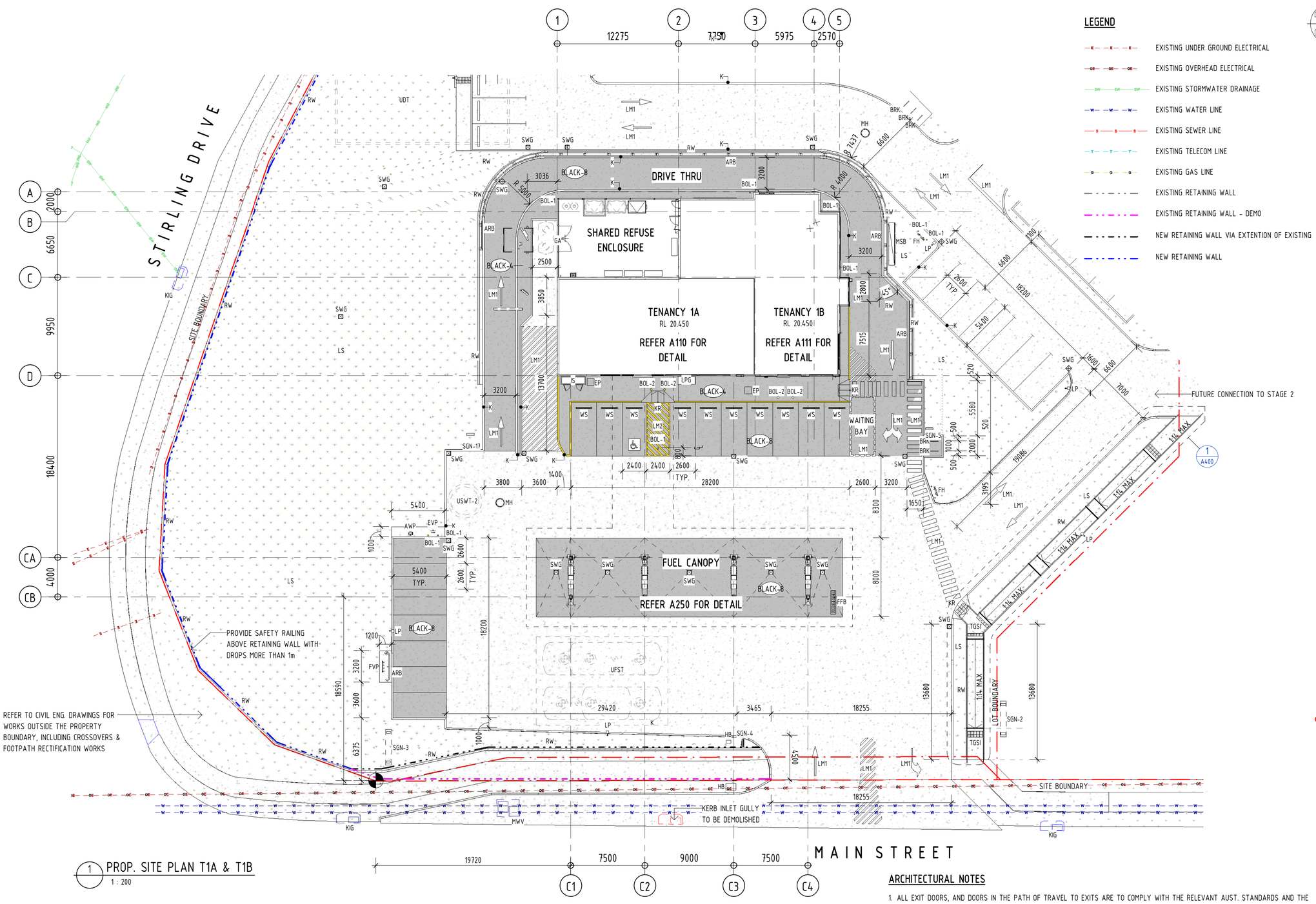


## LEGEND

- EXISTING UNDER GROUND ELECTRICAL
- EXISTING OVERHEAD ELECTRICAL
- EXISTING STORMWATER DRAINAGE
- EXISTING WATER LINE
- EXISTING SEWER LINE
- EXISTING TELECOM LINE
- EXISTING GAS LINE
- EXISTING RETAINING WALL
- EXISTING RETAINING WALL - DEMO
- NEW RETAINING WALL VIA EXTENTION OF EXISTING
- NEW RETAINING WALL

APPROVED FOR CONSTRUCTION

| LEGEND | |
|---|---|
| ARB | ARMCO BARRIER - REFER CIVIL. ENG. FOR DETAIL |
| AWP | AIRTEC 89FRP - WHITE FREESTANDING DIGITAL AIR / WATER DISPENSER - TO BE SUPPLIED BY LESSEE AND INSTALLED BY LESSOR |
| BOL-1 | STEEL BOLLARD TYPE 1 - CONCRETE FILLED. 1200 HIGH - PAINT FINISH: 'SAFETY YELLOW' |
| BOL-2 | STEEL BOLLARD TYPE 2 - CONCRETE FILLED. 1300 HIGH - PAINT FINISH: 'SAFETY YELLOW' |
| BRK | CORA CBR2F SINGLE BIKE RAIL |
| EP | ELECTRICAL PIT - REFER FUEL & ELEC. ENG. FOR DETAIL |
| EVP | ENVIRO VENT PIPES - REFER CIVIL ENG. FOR DETAIL |
| FFB | FUEL FILL BOX - REFER FUEL. ENG. FOR DETAIL |
| FH | FIRE HYDRANT - REFER HYD. ENG. FOR DETAIL |
| FVP | FUEL VENT PIPES - REFER FUEL ENG. FOR DETAIL |
| GA | GREASE ARRESTOR. REFER HYD. ENG. FOR DETAIL |
| HB | HAZMAT BOX |
| IS | ICE STORAGE - TO BE SUPPLIED & INSTALLED BY LESSEE CONTRACTOR |
| K | NEW CONCRETE KERB - REFER CIVIL ENG. FOR DETAIL |
| KIG | KERB INLET GULLY |
| KR | KERB RAMP MAX. 1:8 |
| LM1 | LINEMARKING - WHITE |
| LM2 | LINEMARKING - SAFETY YELLOW |
| LP | LIGHT POLE - REFER ELEC. ENG FOR DETAILS |
| LPG | LPG STORAGE - TO BE SUPPLIED & INSTALLED BY LESSEE CONTRACTOR |
| LS | LANDSCAPING |
| MH | MANHOLE - REFER CIVIL ENG. FOR DETAIL |
| MSB | ELECTRICAL MAIN SWITCHBOARD - REFER. ELEC. ENG. FOR DETAIL |
| MWV | MAIN WATER VALVES |
| RW | RETAINING WALL REFER CIVIL & STRUC. ENG. FOR FURTHER DETAIL |
| SGN-2 | ILLUMINATED PYLON SIGN-TYPE 2 |
| SGN-3 | ILLUMINATED PYLON SIGN TO FUEL RETAILERS STANDARDS. TO BE SUPPLIED & INSTALLED BY LESSEE |
| SGN-4 | DIRECTIONAL SIGNAGE TO RETAILERS STANDARDS - TYPE 1 |
| SGN-5 | DIRECTIONAL SIGNAGE TO RETAILERS STANDARDS - TYPE 2 |
| SGN-17 | DIRECTIONAL SIGNAGE TO RETAILERS STANDARDS - TYPE 4 |
| SWG | STORMWATER GULLY - REFER CIVIL ENG. FOR DETAIL |
| TGSI | TACTILE GROUND SURFACE INDICATORS - DTAC STAINLESS STEEL CLASSIC WARNING TACTILE |
| UDT | UNDERGROUND DETENTION TANK - REFER CIVIL ENG. FOR FURTHER DETAIL |
| UFST | APPROXIMATE LOCATION FOR UNDERGROUND FUEL STORAGE TANK - REFER FUEL ENG. FOR DETAIL |
| USWT-2 | UNDERGROUND STORMWATER TREATMENT TYPE 2 - REFER CIVIL ENG. FOR FURTHER DETAIL |
| WS | CONCRETE WHEEL STOP. PAINT FINISH: SAFETY YELLOW |

## PROPERTY DESCRIPTION

RPD: LOT 1 ON SP249992
LOCAL AUTHORITY: FRASER COAST REGIONAL COUNCIL

## GENERAL NOTES

1. THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ALL OTHER CONSULTANTS DRAWINGS AND SPECIFICATIONS.
2. DO NOT SCALE DRAWINGS - FIGURED DIMENSIONS ARE TO TAKE PRECEDENCE AT ALL TIMES.
3. ALL DIMENSIONS TO BE CONFIRMED ON SITE AND/OR VERIFIED PRIOR TO CONSTRUCTION OR FABRICATION.
4. ALL MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH CURRENT AND RELEVANT SAA CODES, BUILDING CODE OF AUSTRALIA, THE BUILDING ACT, AND LOCAL AUTHORITIES BY-LAWS.
5. ALL EXTERNALLY GLAZED WINDOWS AND DOORS TO BE DESIGNED AND CERTIFIED BY THE MANUFACTURER INCLUDING FIXINGS, AND SHALL COMPLY WITH AS1288 & AS1170.2.
6. ALL STAIRS, RAMPS, HANDRAILS AND BALUSTRADES ARE TO COMPLY WITH BUILDING CODE OF AUSTRALIA, SECTION D & AS1428.1.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE STRUCTURE DURING ERECTION AND PROVIDE ADEQUATE PROPPING AND SUPPORT

## 1 PROP. SITE PLAN T1A & T1B

1 : 200

**NOTES:**

1. BUILDER TO ALLOW FOR ALL FOOTINGS & ELECTRICAL/DATA CONNECTIONS TO SITE SIGNAGE. REFER STRUCT. & ELEC. ENGINEER DRAWINGS FOR DETAIL.
2. BUILDER TO COORDINATE WITH SITE SIGNAGE PLAN (DA APPROVED PLANS).
3. REFER TO CIVIL ENG. DRAWINGS FOR EXTERNAL LEVELS, FALLS, RETAINING WALLS & LOCATING CIVIL SERVICES.
4. BLACK CONCRETE HAND STIPPLE (ROUGH NON-SLIP) FINISH
   COLOUR: CCS BLACK OXIDE 8% DOSAGE RATE (4% DOSAGE RATE FOR FOOTPATH AND KERBS)
   SEALANT: NUTECH - PETROL RESISTANT PAVECOAT - PR210 BLACK COLOURED WITH NUTECH ANTI-SLIP ADDITIVE APPLIED AS PER MANUFACTURER'S INSTRUCTIONS.

## ARCHITECTURAL NOTES

1. ALL EXIT DOORS, AND DOORS IN THE PATH OF TRAVEL TO EXITS ARE TO COMPLY WITH THE RELEVANT AUST. STANDARDS AND THE REQUIREMENTS OF THE BCA.
2. ALL DOORWAYS TO HAVE A MINIMUM UNOBSTRUCTED HEIGHT OF 2.0m (UNLESS OTHERWISE NOTED).
3. EXIT SIGNS AND EMERGENCY LIGHTS TO COMPLY WITH AS 2293. EXIT SIGNS TO BE MOUNTED AS DETAILED IN THE ELECTRICAL DRAWINGS OR AS OTHERWISE APPROVED BY THE RELEVANT BUILDING SURVEYOR.
4. PORTABLE FIRE EXTINGUISHERS TO COMPLY WITH AS 2444.
5. ARTIFICIAL LIGHTING TO COMPLY WITH AS 1680.
6. MECHANICAL VENTILATION SYSTEM TO COMPLY WITH AS 1668,2 AND AS 3666.
7. ALL WET AREAS TO COMPLY WITH BCA PART F1.7 & ALL RELEVANT PARTS OF AS 3740.
8. ALL WET AREAS TO HAVE BOTTOM PLATE FULLY WRAPPED WITH DAMP PROOF MEMBRANE. CONTINUE UP WALL FRAME MIN. 75mm AFFL.
9. ALL TOILET AND AIRLOCK WALLS TO BE 45 STC SOUND RATED.
10. ALL TIMBERS USED ARE TO BE TREATED FOR SUBTERRANEAN TERMITE ATTACK TO A HAZARD LEVEL OF H2 OR BETTER FOR NON-EXPOSED CONDITIONS.

**VERVE SCHEDULES DISCLAIMER:**

1. ALL SCHEDULES SHOULD BE CHECKED WITH THE REMAINDER OF THE DRAWING SET.
2. SCHEDULED RATES AND AREAS ARE INTENDED FOR ASSISTANCE ONLY. NO RESPONSIBILITY IS TAKEN FOR THE ACCURACY OF QUANTITIES.
3. ANY DISCREPANCIES IN SCHEDULES SHOULD BE IDENTIFIED TO THE AUTHOR NOTED.
4. ALL AREAS ARE GROSS AREAS, UNLESS NOTED OTHERWISE

CONSULTING ENGINEER

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info@vervedesigngroup.com.au
imagine □ create □ deliver

□ commercial / industrial / retail
□ fast food restaurant design
□ travel centre / service stations
□ project concept to completion

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**Revision and approvals**

| Rev | Date | Drn | Description | Appr |
|---|---|---|---|---|
| A | 29.11.2023 | CB | BA ISSUE | SS |
| B | 13.12.2023 | CB | REVISED BA ISSUE | SS |
| C | 16.01.2024 | CB | REVISED BA ISSUE | SS |
| D | 17.01.2024 | CB | REVISED BA ISSUE | SS |
| E | 01.02.2024 | CB | CJB REVIEW UPDATES | SS |
| 1 | 14.02.2024 | CB | IFC ISSUE | SS |
| 2 | 08.05.2024 | CB | REVISED IFC ISSUE | SS |

Project Description
STAGE 1 - PROPOSED MIXED USE DEVELOPMENT
135-141 MAIN STREET, HERVEY BAY

Drawing Title
PROP. SITE PLAN T1A & T1B

Scale @A1: As indicated
Date: MAY 2024
Drawn: CB
Approved By: GN
Job Number - Drawing Number: 22245-1A-1B A101
Revision: 2