

Materials and colours schedule for

Lyneham Community Activity Centre and Sports Pavilion

Block 21 and 23, section 41

Brigalow Street, Lyneham ACT



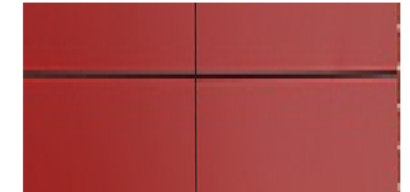
UPPER LEVEL WALLS
OFF WHITE METALIC FINISH



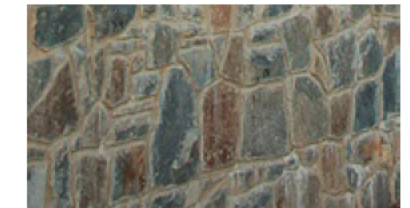
ROOF AND FASCIA
COLORBOND BASALT



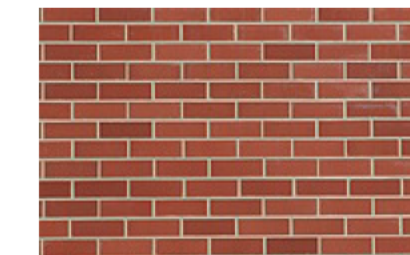
GLAZING
METALLIC GREY ALUMINIUM
FRAMING



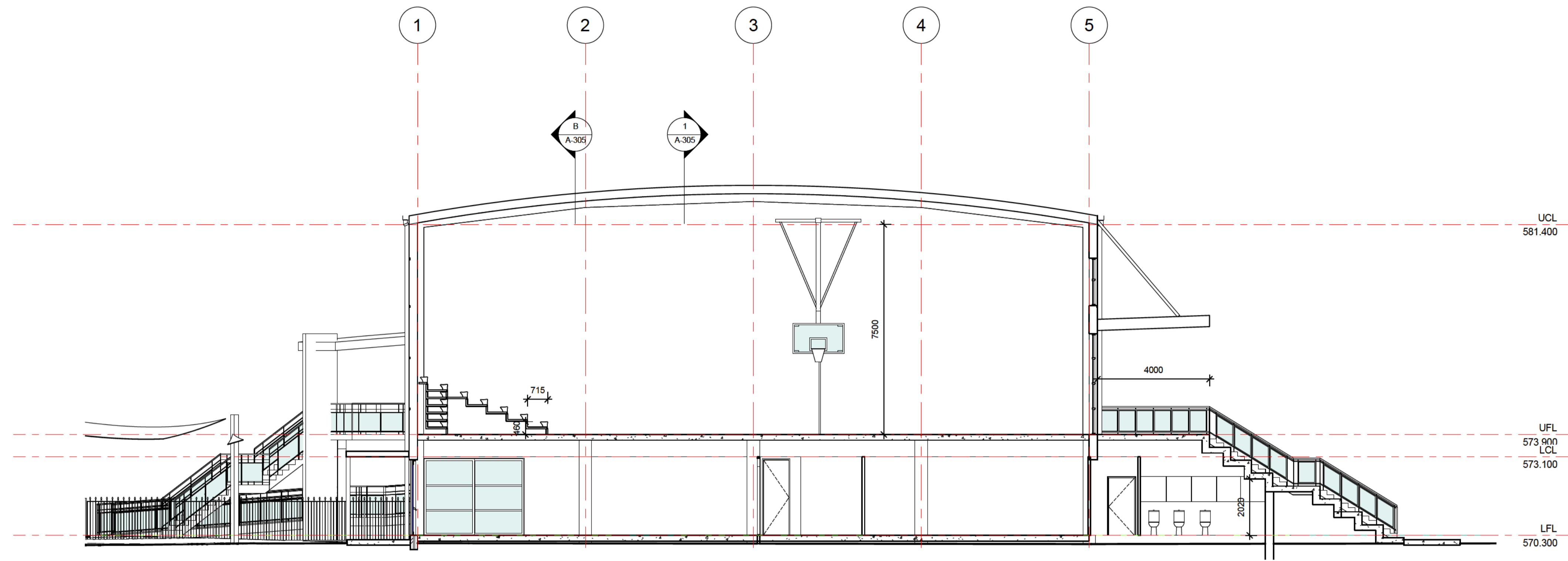
AWNING FASCIA
ALUCABOND RED



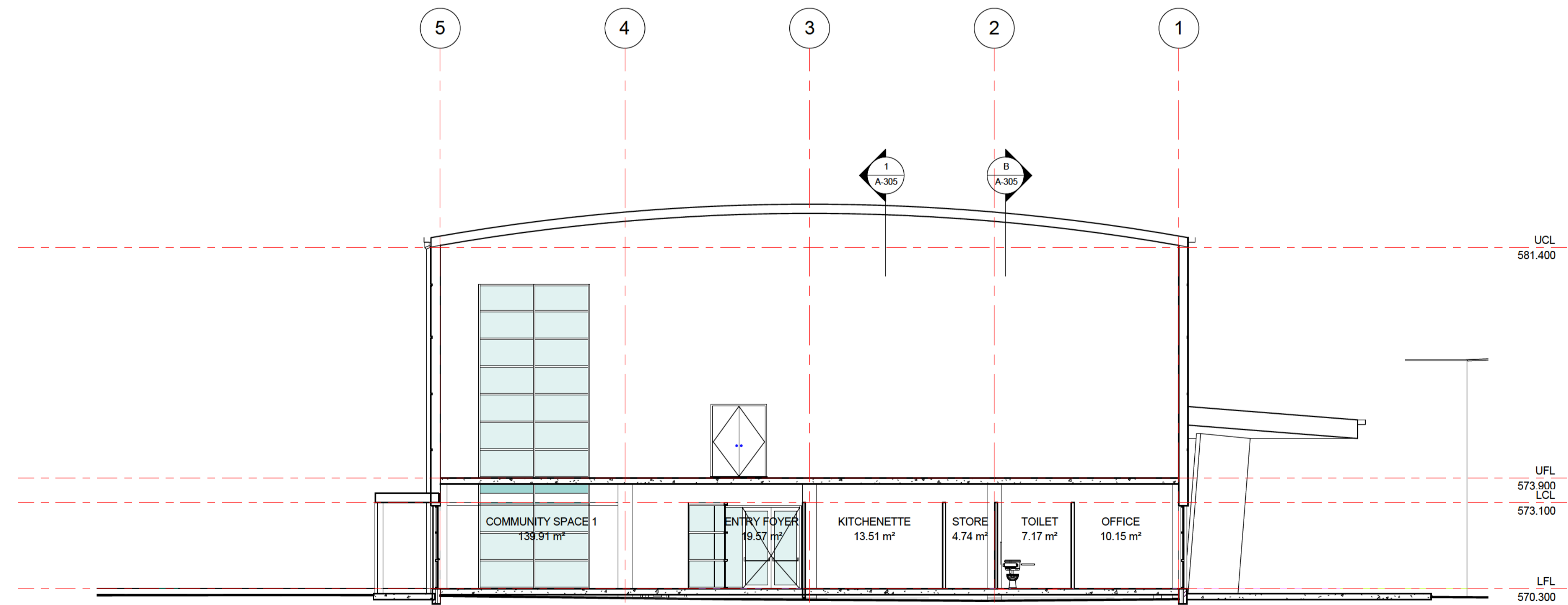
FEATURE WALLS TO LIFT SHAFT
NATURAL STONE



LOWER LEVEL WALLS
RED FACE BRICK



1 Section A
A-201 1:100



2 Section A1
A-201 1:100

AMENDMENTS			AMENDMENTS		
No	Description	Date	No	Description	Date

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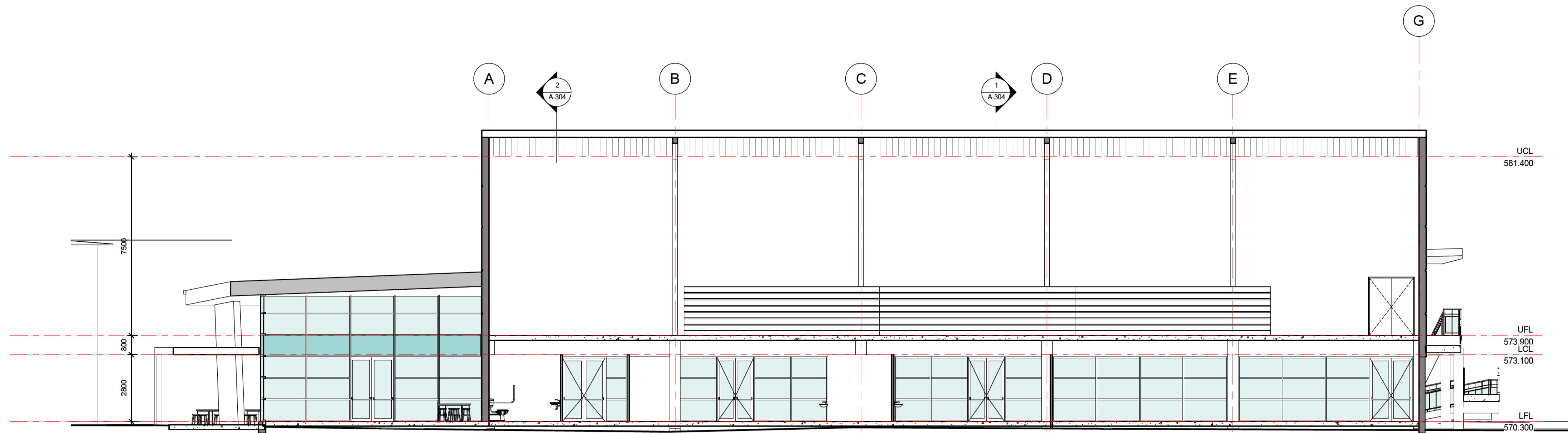
JEFFERSON GODFREY ARCHITECTS PTY LTD
 131 BRIGALOW STREET,
 LYNEHAM ACT 2602
 MOBILE: 0411 868 086
 EMAIL: jgarchitects@optusnet.com.au

DESIGNED	JLG
DRAWN	JLG
CHECKED	JLG
APPROVED	JLG

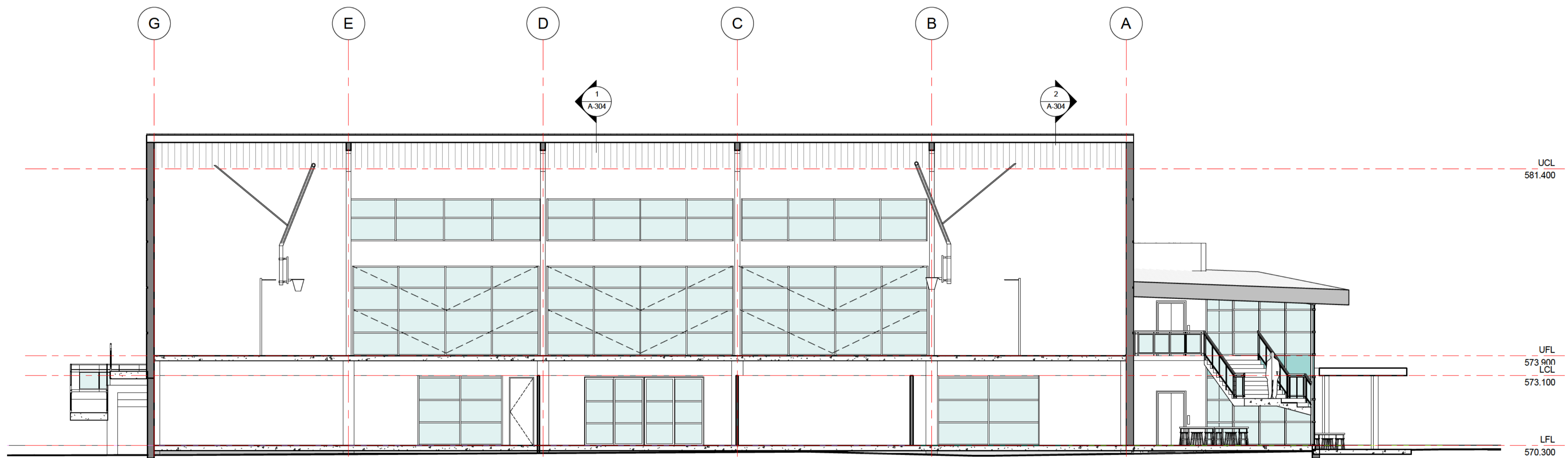
PROJECT TITLE
LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILLION
BLOCKS 21 & 23
SECTION 41 LYNEHAM

CLIENT
SPORTS & RECREATION SERVICES

TITLE SECTIONS		
SCALES 1 : 100	DATE 10 OCT 14	DRAWING No A-304
Project Number 641 S&R ACT		



B Section B
A-201 1:100



1 Section B1
A-201 1:100

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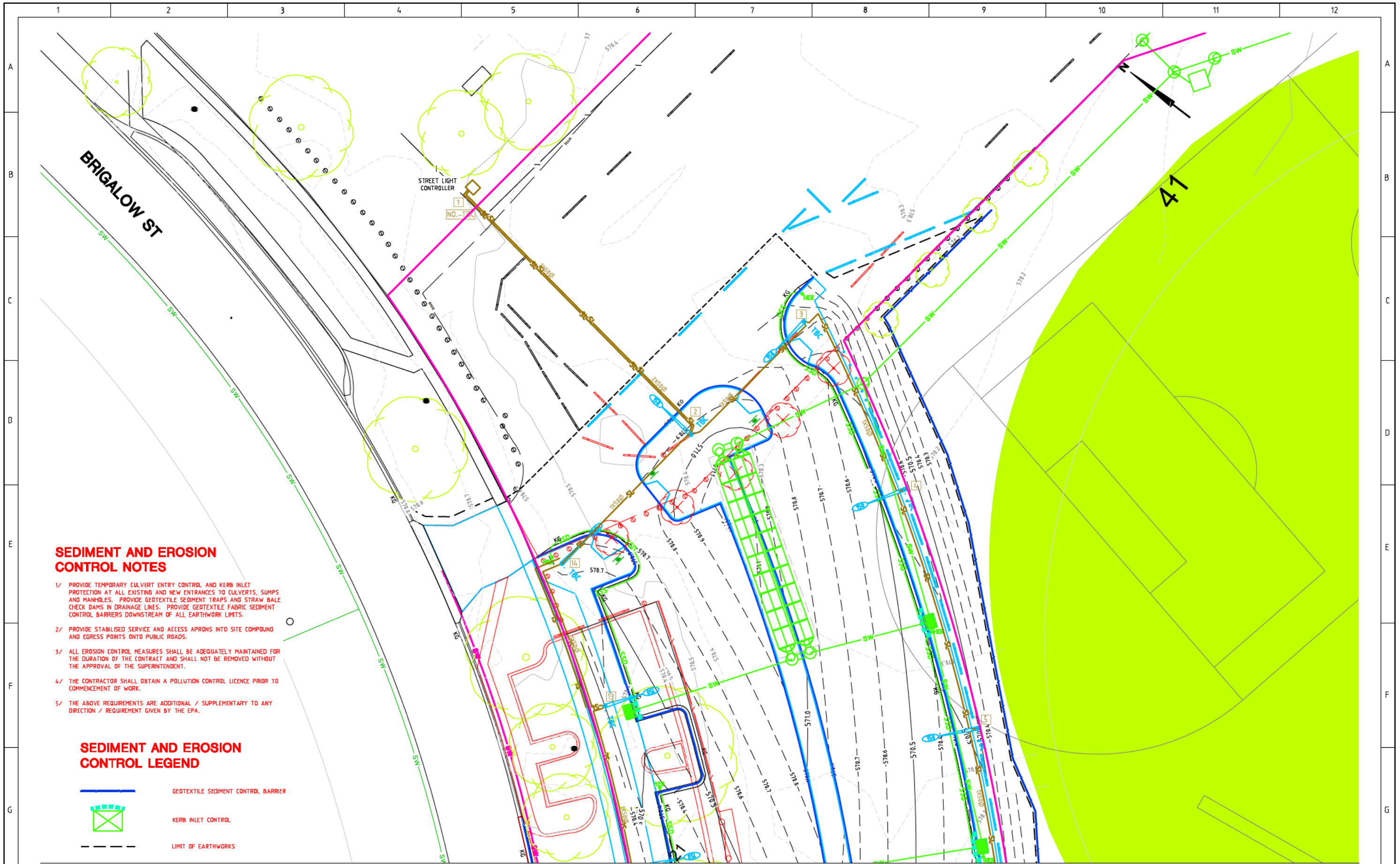
DESIGNED: jlg
 DRAWN: jlg
 CHECKED: jlg
 APPROVED: jlg

PROJECT TITLE
LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILLION
BLOCKS 21 & 23
SECTION 41 LYNEHAM

CLIENT
SPORTS & RECREATION SERVICES

TITLE
SECTIONS



SCALES 1 : 100	DATE 10 OCT 14	DRAWING No A-305
Project Number 641 S&R ACT		





SEDIMENT AND EROSION CONTROL NOTES

- 1/ PROVIDE TEMPORARY CULVERT ENTRY CONTROL AND KERB INLET PROTECTION AT ALL EXISTING AND NEW ENTRANCES TO CULVERTS, SUMPS AND MANHOLES. PROVIDE GEOTEXTILE SEDIMENT TRAPS AND STRAW BALE CHECK DAMS IN DRAINAGE LINES. PROVIDE GEOTEXTILE FABRIC SEDIMENT CONTROL BARRIERS DOWNSTREAM OF ALL EARTHWORK LIMITS.
- 2/ PROVIDE STABILISED SERVICE AND ACCESS APRONS INTO SITE COMPOUND AND EGRESS POINTS ONTO PUBLIC ROADS.
- 3/ ALL EROSION CONTROL MEASURES SHALL BE ADEQUATELY MAINTAINED FOR THE DURATION OF THE CONTRACT AND SHALL NOT BE REMOVED WITHOUT THE APPROVAL OF THE SUPERINTENDENT.
- 4/ THE CONTRACTOR SHALL OBTAIN A POLLUTION CONTROL LICENCE PRIOR TO COMMENCEMENT OF WORK.
- 5/ THE ABOVE REQUIREMENTS ARE ADDITIONAL / SUPPLEMENTARY TO ANY DIRECTION / REQUIREMENT GIVEN BY THE EPA.

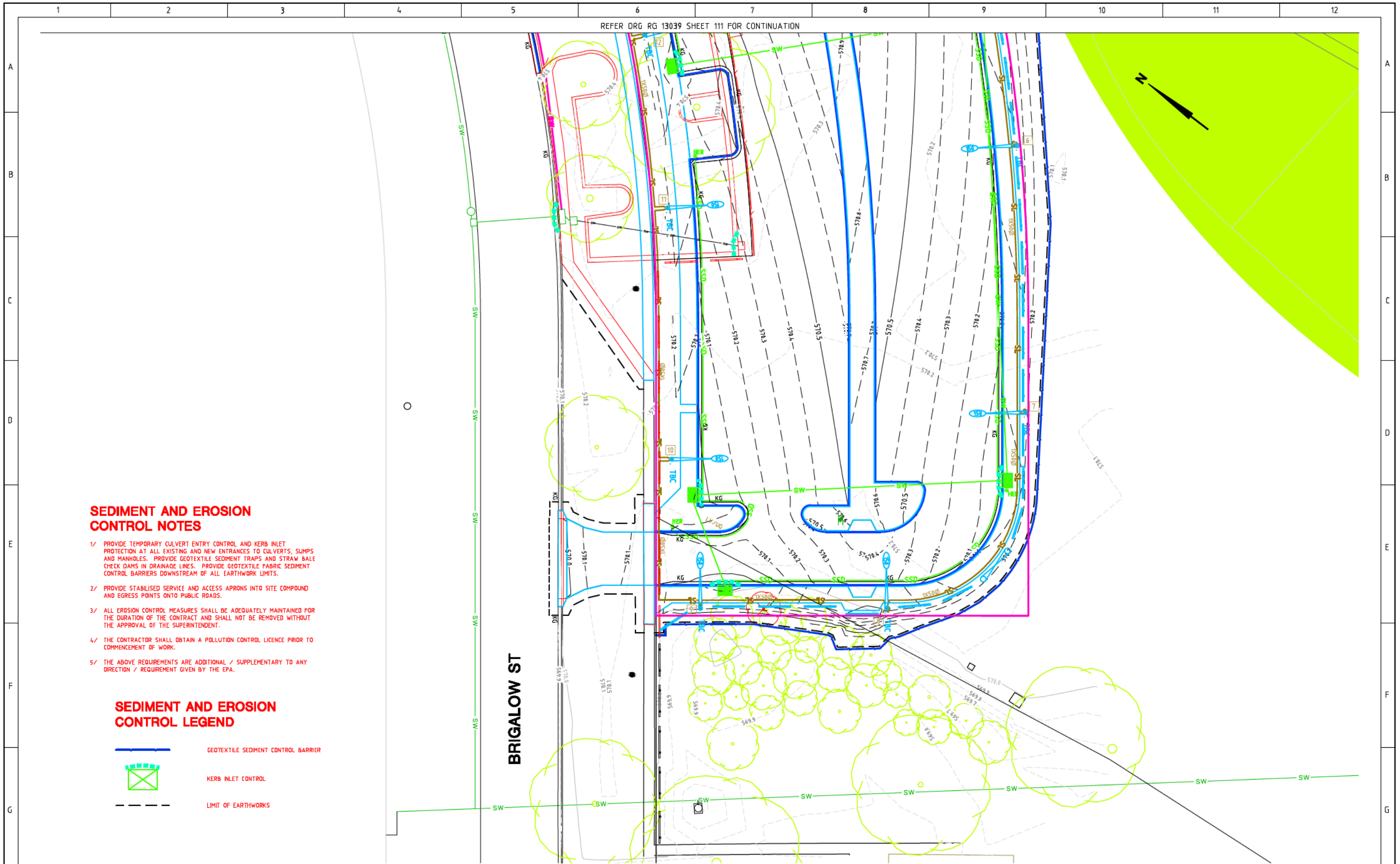
SEDIMENT AND EROSION CONTROL LEGEND

-  GEOTEXTILE SEDIMENT CONTROL BARRIER
-  KERB INLET CONTROL
-  LIMIT OF EARTHWORKS

REFER DRG RG 13039 SHEET 112 FOR CONTINUATION

AMENDMENTS			Scale	Design Agent	Client	Project		Drawing Title		
AMENDMENT	APPROVAL	DATE	0m 4m 8m 12m SCALE: A1 1:200, A3 1:400	 Consulting Engineers		LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILION CARPARK		SEDIMENT AND EROSION CONTROL PLAN - 1 OF 2		
DRAWING STAGE - LATEST DATE INDICATES DRAWING STATUS									Scale	Date
Development Application: 13/10/14	Final Sketch Plan: --/--/--	Final Design: --/--/--				AS SHOWN	13/10/14	RG 13039	111	0
For tendering purposes only: --/--/--										
Issued for construction: --/--/--										
W.A.E.: --/--/--										




REFER DRG RG 13039 SHEET 111 FOR CONTINUATION






SEDIMENT AND EROSION CONTROL NOTES

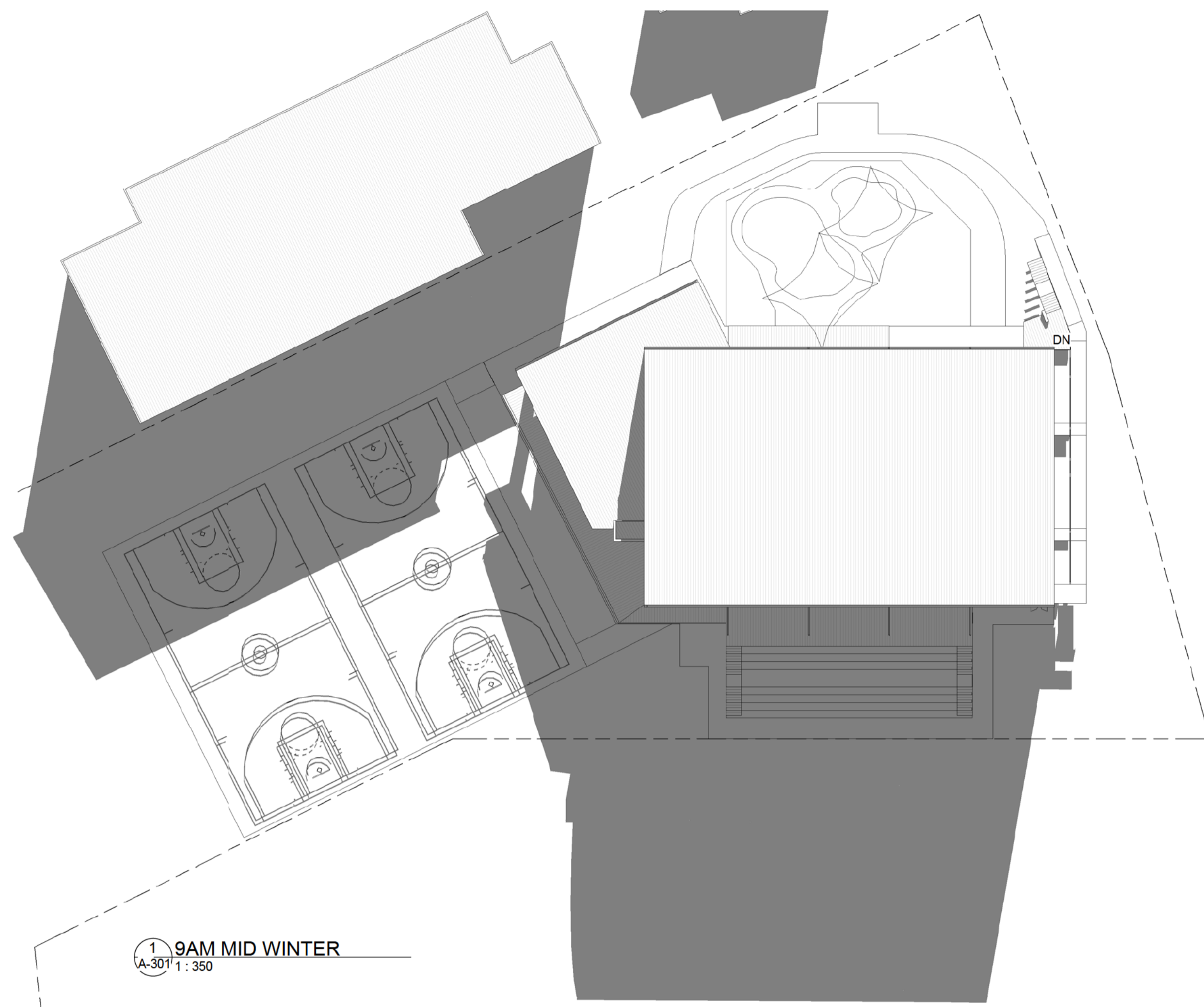
- 1/ PROVIDE TEMPORARY CULVERT ENTRY CONTROL AND KERB INLET PROTECTION AT ALL EXISTING AND NEW ENTRANCES TO CULVERTS, SUMPS AND MANHOLES. PROVIDE GEOTEXTILE SEDIMENT TRAPS AND STRAW BALE CHECK DAMS IN DRAINAGE LINES. PROVIDE GEOTEXTILE FABRIC SEDIMENT CONTROL BARRIERS DOWNSTREAM OF ALL EARTHWORK LIMITS.
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SEDIMENT AND EROSION CONTROL LEGEND

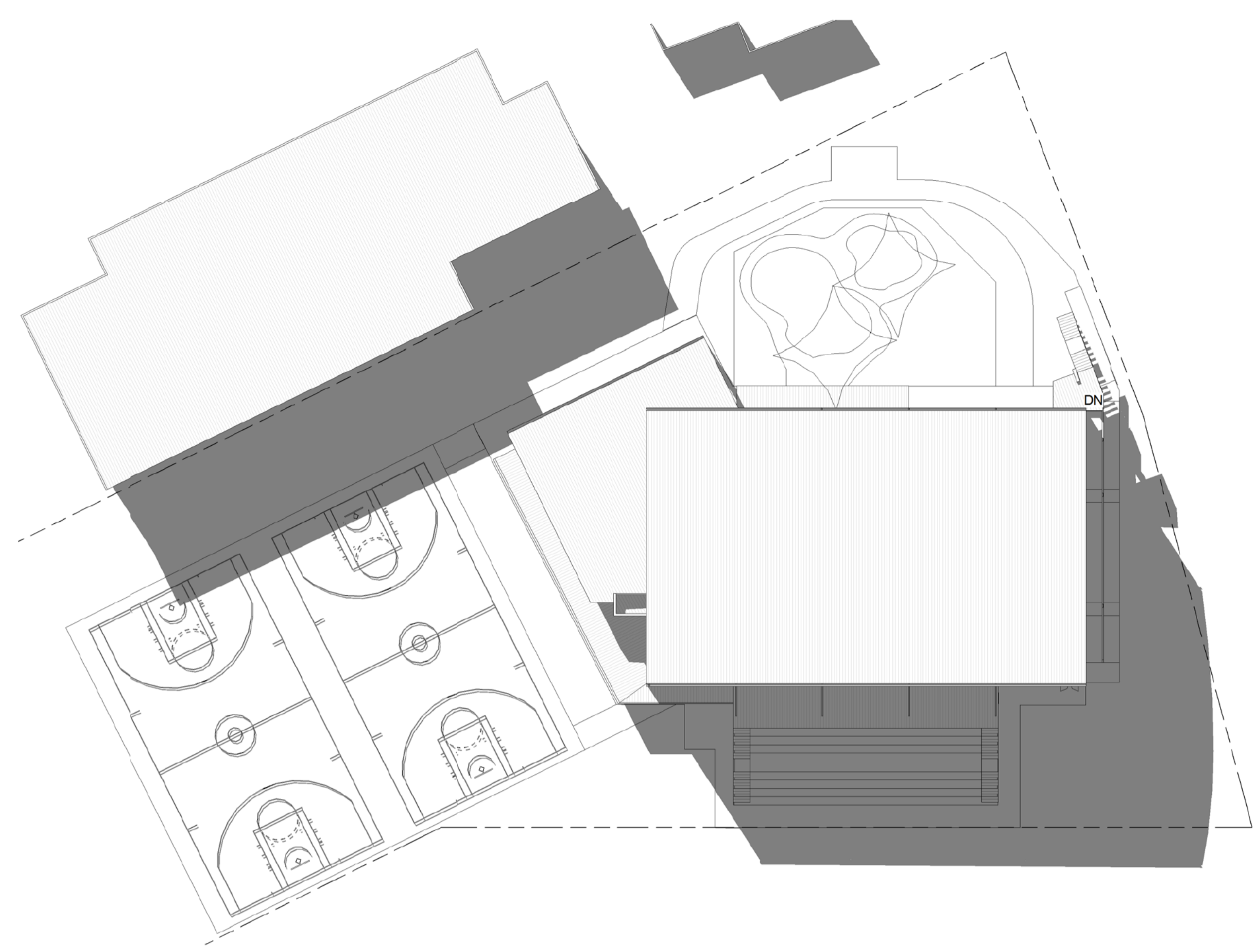
-  GEOTEXTILE SEDIMENT CONTROL BARRIER
-  KERB INLET CONTROL
-  LIMIT OF EARTHWORKS

BRIGALOW ST

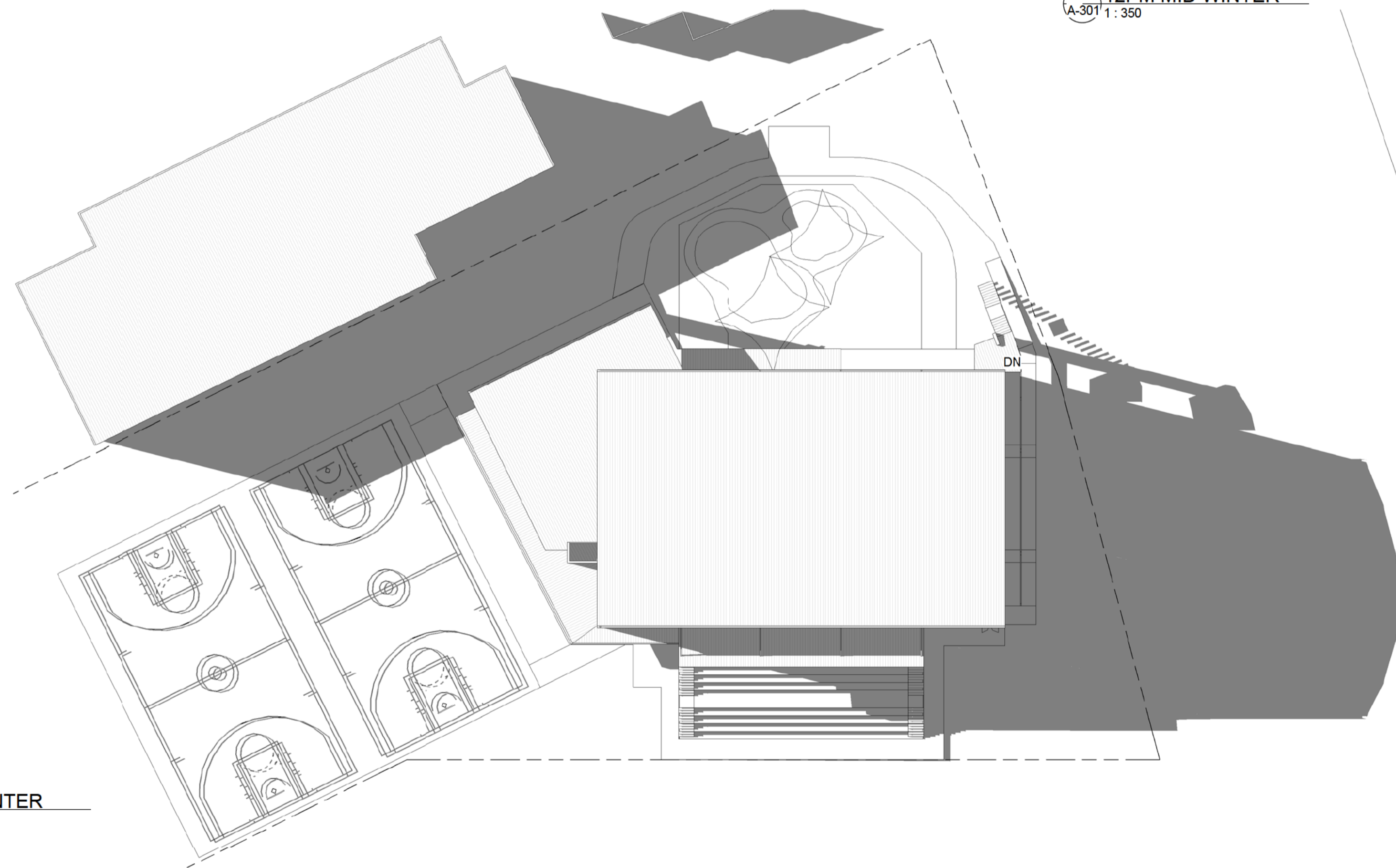
AMENDMENTS			Scale	Design Agent	Client	Project	Drawing Title				
AMENDMENT	APPROVAL	DATE	 SCALE: A1 1:200, A3 1:400	 Consulting Engineers		Project Officer: GREG ZWAJGENBERG Project Number: TBA	LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILION CARPARK SEDIMENT AND EROSION CONTROL PLAN - 2 OF 2				
DRAWING STAGE - LATEST DATE INDICATES DRAWING STATUS											
Development Application: 13/10/14	Final Sketch Plan: --/--/--	Final Design: --/--/--					Scale	Date	Dr. No.	Sheet	Revision
For tendering purposes only: --/--/--	Issued for construction: --/--/--	W.A.E.: --/--/--					AS SHOWN	13/10/14	RG 13039	112	0



1 9AM MID WINTER
A-301 1 : 350



2 12PM MID WINTER
A-301 1 : 350



3 3PM MID WINTER
A-301 1 : 350

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No	Description	Date	No			Description		Date		JLG	SPORTS & RECREATION SERVICES
						JLG			1 : 350	10 OCT 14	A-501
									Project Number	641 S&R ACT	

GENERAL DESIGN AND CONSTRUCTION NOTES

all work to comply with the following:

AS1158.3.1 Road lighting - Pedestrian area (Category P) lighting - Performance and installation design requirements
 AS1428.1 Design for Access and Mobility - General Requirements for Access - New Building Work
 AS1428.4 Design for Access Mobility - Tactile Indicators
 AS 1680.0 Interior Lighting - Safe Movement
 AS2220.2 Emergency Warning and Intercommunication Systems in Buildings - System Design, Installation and Commissioning
 AS2899 Public Information Symbol Signs - Part 1 General Information Signs
 AS4586 Slip Resistance Classification of New Pedestrian Surface materials

All doorways and doors are designed to meet AS 1428.1 Design for Access and Mobility for:

- Main pedestrian entrances and exits;
- Public circulation areas; and
- Any common use areas.

these doors will be designed to require a force less than 110 Newtons to open them.

All handrails and grab rails are to meet AS1428.1 Design for Access and Mobility.

All accessible sanitary facilities meet AS1428.1.
 All directional signage to sanitary facilities meets AS1428.1.

All new continuous accessible paths of travel within the new works and connecting to the new works will:

- Contain tactile ground surface indicators in accordance with AS 1428.4 to highlight hazards or provide direction and
- All external paving and ground surfaces within the Continuous Accessible Path of Travel meet AS4586 Slip Resistant Classification of New Pedestrian Surface Materials.

walkways will have a minimum width of 1800mm to allow at least two wheelchairs to pass or 1200 mm with passing spaces in accordance with AS1428.2.

Clear, or reflective glass, adjacent to a walkway will be defined with a continuous contrasting band across at a minimum luminance contrast of 0.3 or 30%. Note: Refer AS1428.1 to calculate luminance contrast.

Ramps to meet AS1428.1 and AS1428.4.

All internal lighting along the whole of the continuous accessible path of travel meets AS1428.1 and AS1680.0

New External lighting along the whole of any new continuous accessible path of travel will meet AS1158.3 and the ACT Crime Prevention and Environmental Design General Code.

All new directional signage required in the new works will be in accordance with AS 1428.1 and will identify the continuous accessible path of travel, accessible parts of buildings and all accessible facilities.

Any new lighted directional signs will have a luminance of the letters at least 30% in contrast to background.

External Lighting
 Lighting fixtures will comply with each of the following:

- Australian Standard AS1158 Lighting for Roads and Public Spaces Part 1.3: Pedestrian Area (Category P) Lighting - Performance and Design Requirements
- Australian Standard AS1158: Lighting for Roads and Public Spaces Part 2: Computer Procedures for the Calculations of Light Technical Parameters for Category V and Category P Lighting
- Australian Standard AS3282: The Control of Obtrusive Effects of Outdoor Lighting, in the case of security lighting.

Final lighting types to be selected and located to ensure lighting:

- spaces evenly and consistently
- at all entries/exits and paths
- will reduce the casting of shadows that could hide intruders
- will address directional signage
- will highlight building entries
- will light exterior to interior spaces evenly to allow for surveillance

Areas that are not intended for night time are not lit and are closed off to pedestrians.

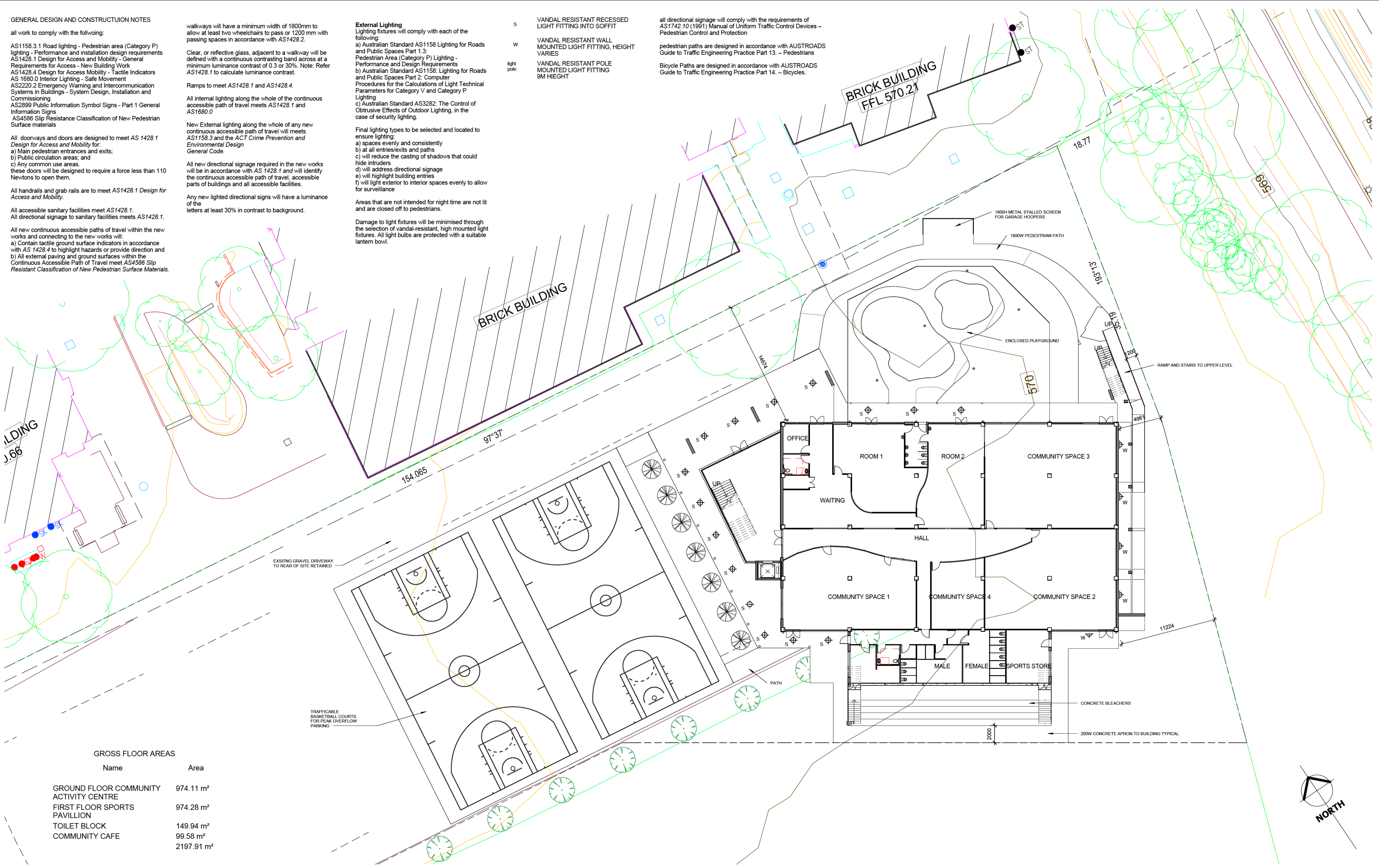
Damage to light fixtures will be minimised through the selection of vandal-resistant, high mounted light fixtures. All light bulbs are protected with a suitable lantern bowl.

- S VANDAL RESISTANT RECESSED LIGHT FITTING INTO SOFFIT
- W VANDAL RESISTANT WALL MOUNTED LIGHT FITTING, HEIGHT VARIES
- light pole VANDAL RESISTANT POLE MOUNTED LIGHT FITTING 9M HEIGHT

all directional signage will comply with the requirements of AS1742.10 (1991) Manual of Uniform Traffic Control Devices - Pedestrian Control and Protection

pedestrian paths are designed in accordance with AUSTRROADS Guide to Traffic Engineering Practice Part 13. - Pedestrians

Bicycle Paths are designed in accordance with AUSTRROADS Guide to Traffic Engineering Practice Part 14. - Bicycles.



GROSS FLOOR AREAS

Name	Area
GROUND FLOOR COMMUNITY ACTIVITY CENTRE	974.11 m ²
FIRST FLOOR SPORTS PAVILLION	974.28 m ²
TOILET BLOCK	149.94 m ²
COMMUNITY CAFE	99.58 m ²
	2197.91 m ²



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 EMAIL: jgarchitects@optusnet.com.au

DESIGNED	jlg
DRAWN	jlg
CHECKED	jlg
APPROVED	jlg

PROJECT TITLE
LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILLION BLOCKS 21 & 23 SECTION 41 LYNEHAM

CLIENT
SPORTS & RECREATION SERVICES

TITLE SITE PLAN		
SCALES 1 : 200	DATE 10 OCT 14	DRAWING No A-102
Project Number 641 S&R ACT		

GENERAL DESIGN AND CONSTRUCTION NOTES

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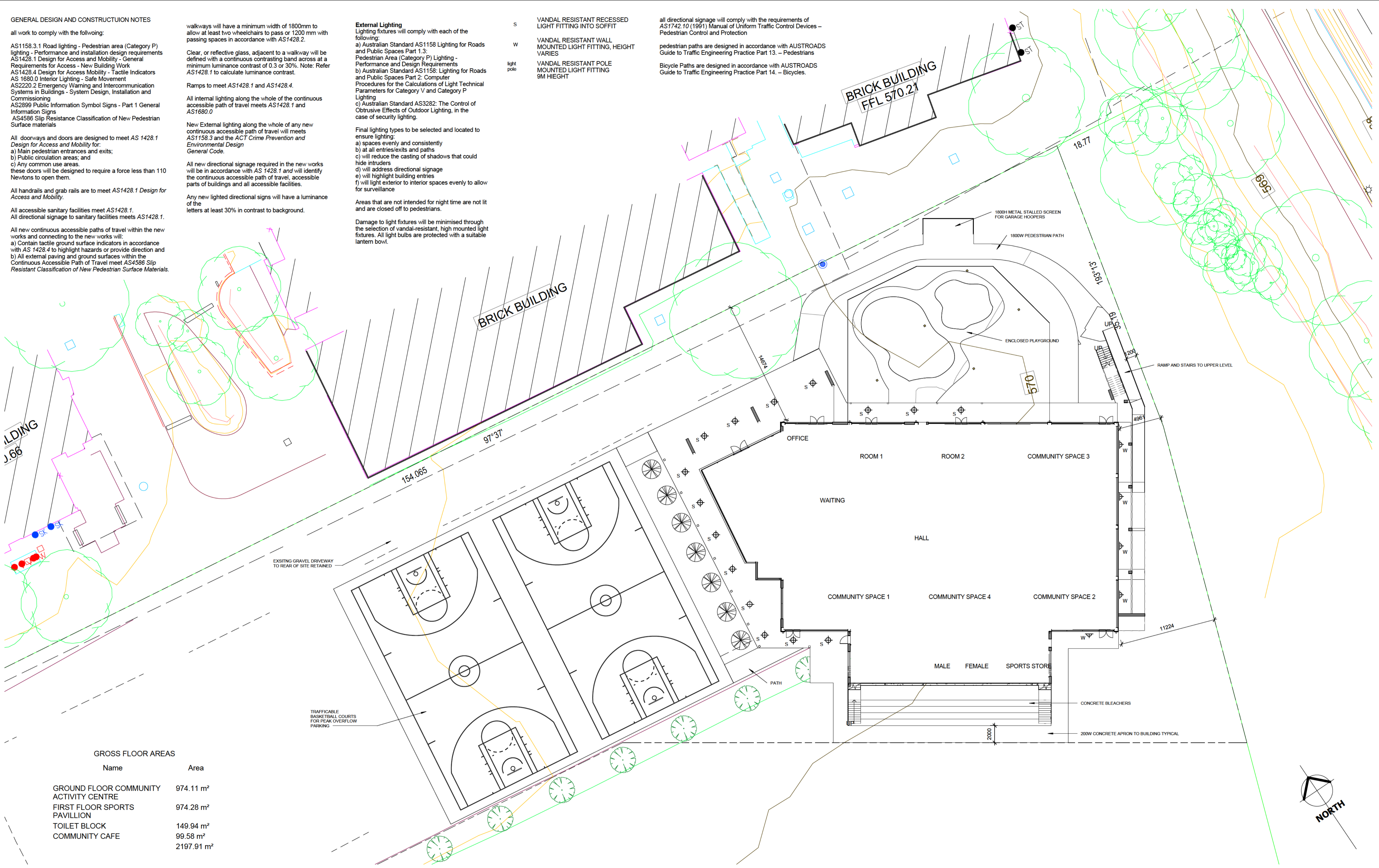
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GROSS FLOOR AREAS

Name	Area
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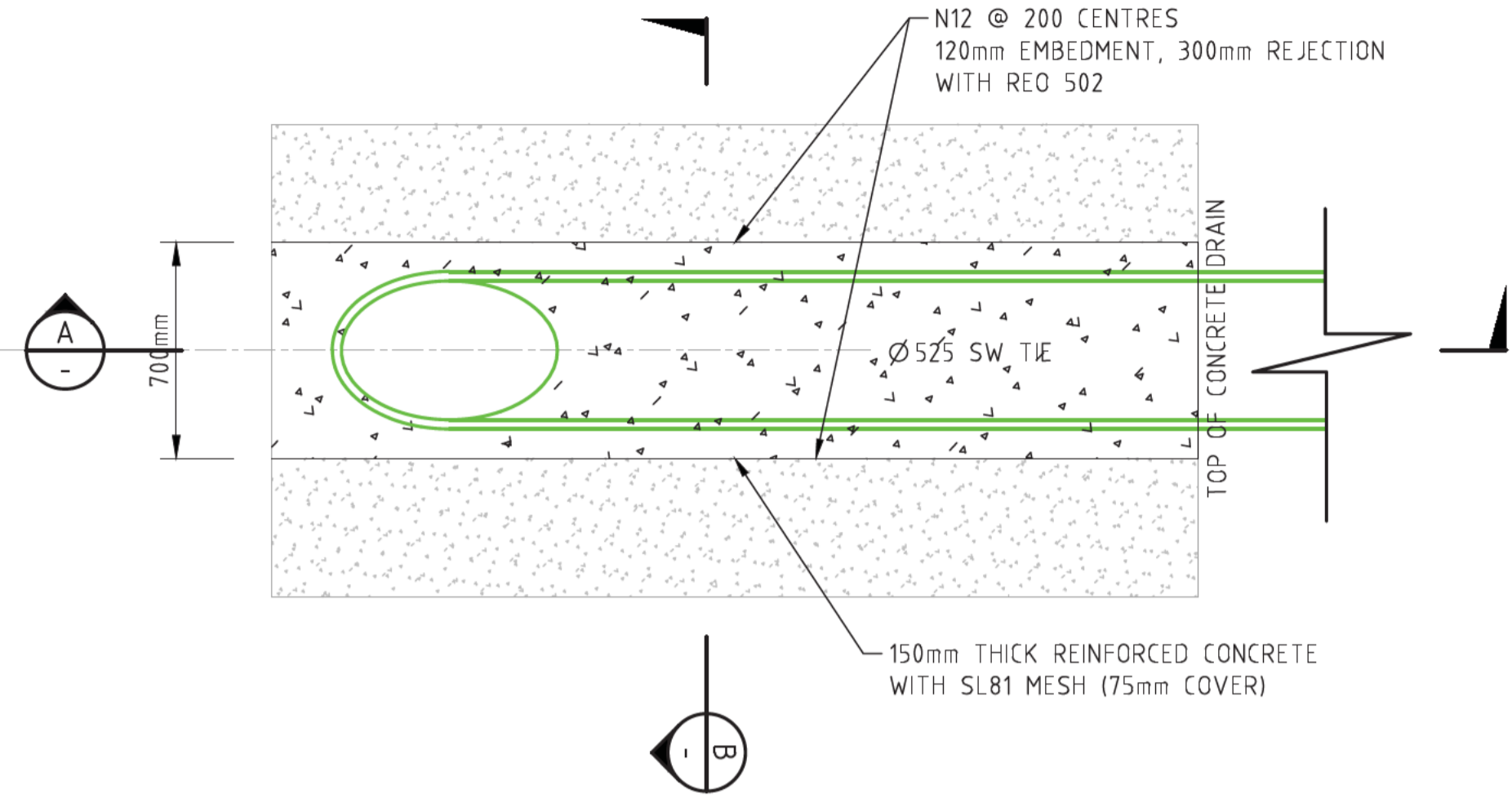
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DRAWN	jlg
CHECKED	jlg
APPROVED	jlg

PROJECT TITLE
LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILLION BLOCKS 21 & 23 SECTION 41 LYNEHAM

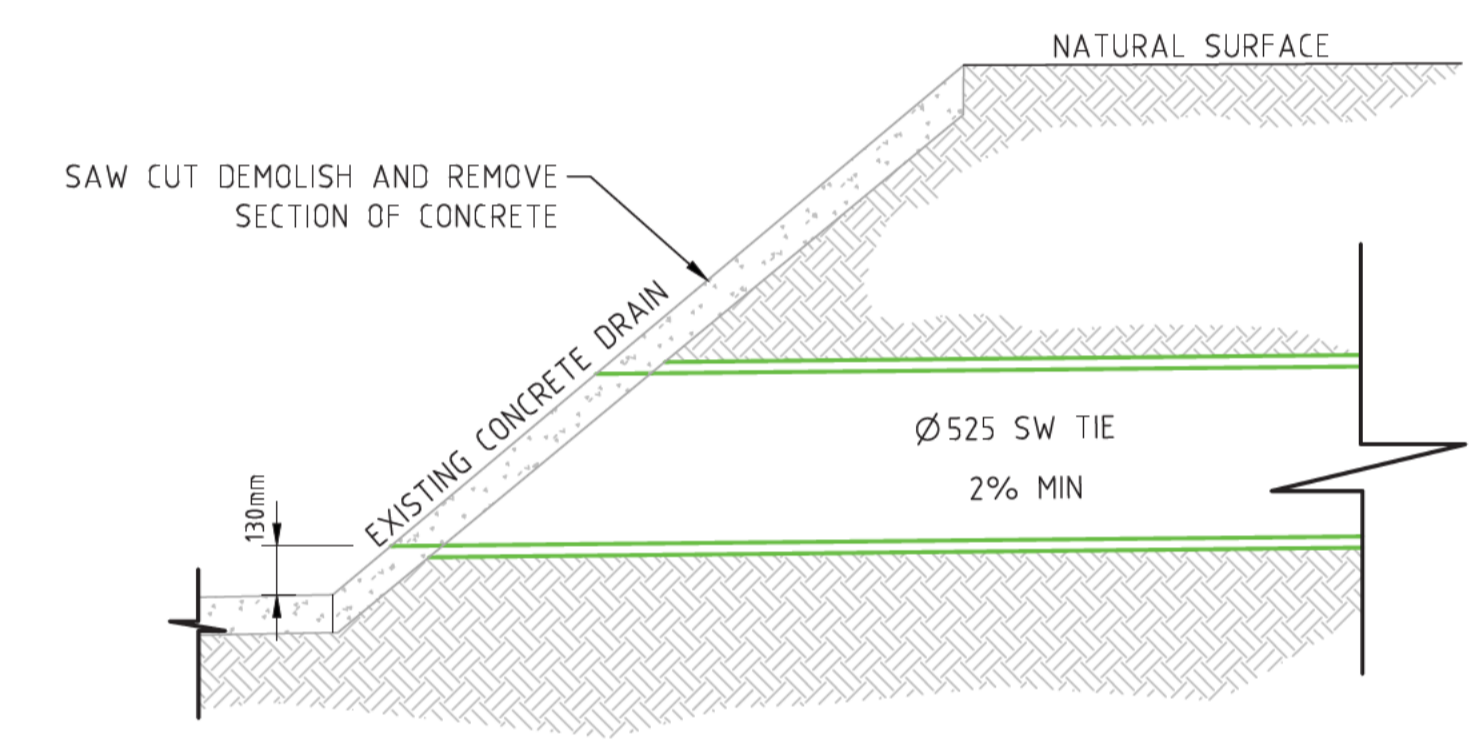
CLIENT
SPORTS & RECREATION SERVICES

TITLE SITE PLAN		
SCALES 1 : 200	DATE 10 OCT 14	DRAWING No A-102
Project Number 641 S&R ACT		

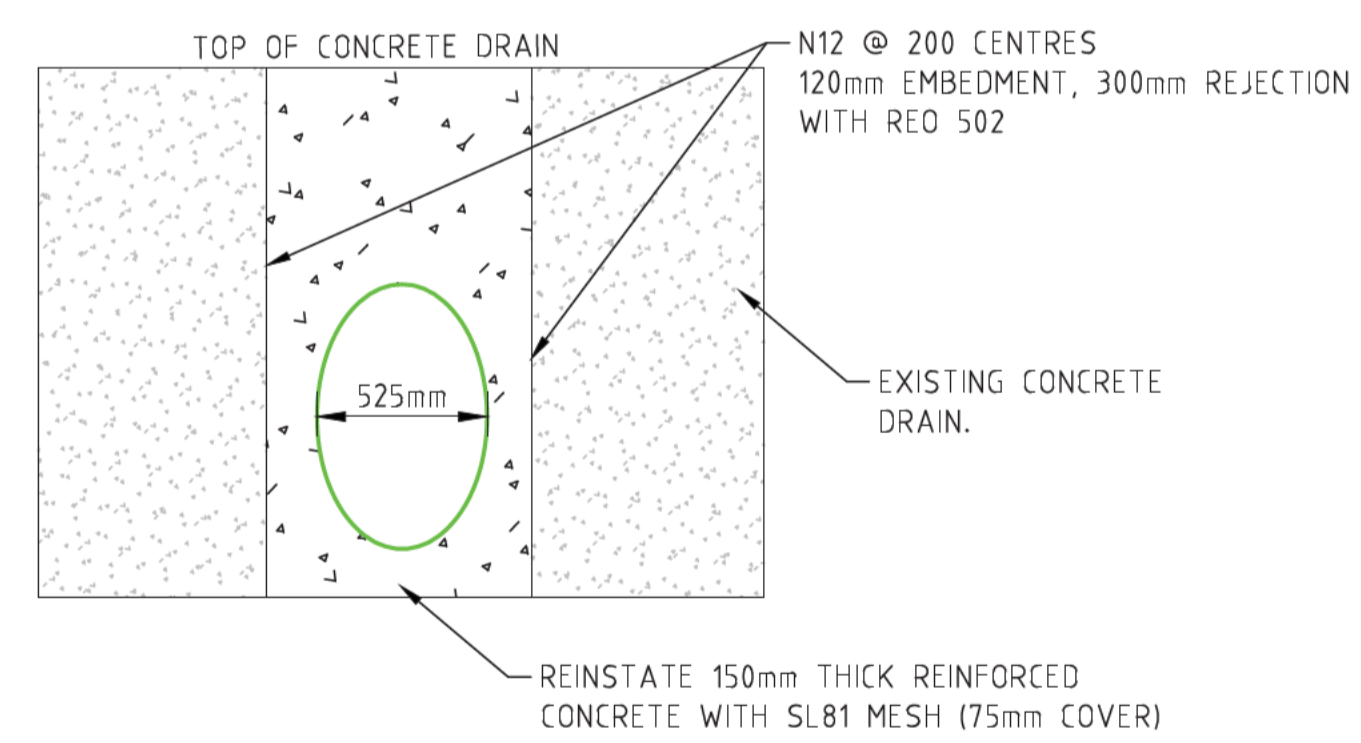
1 2 3 4 5 6 7 8 9 10 11 12



STORMWATER CONNECTION DETAIL 1
1:20



STORMWATER CONNECTION DETAIL A
1:20



STORMWATER CONNECTION DETAIL B
1:20

ISSUE	DESCRIPTION	DATE	DRAWN	AMEND	DESCRIPTION	DATE	DRAWN
A	FOR REVIEW	20.08.14	AM	A1	REVISED FOR REVIEW	27.08.14	AM

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BEFORE COMMENCING WORK.

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PROJECT TITLE
LYNEHAM COMMUNITY CENTRE / SPORTS PAVILLION
CAR PARK

CLIENT
RD GOSSIP PTY LTD

DESIGNED BY
AM

CHECKED BY
BC

AUTHORISED BY

DATE
27/08/2014

DRAWING TITLE
STORMWATER MANAGEMENT
DETAILS

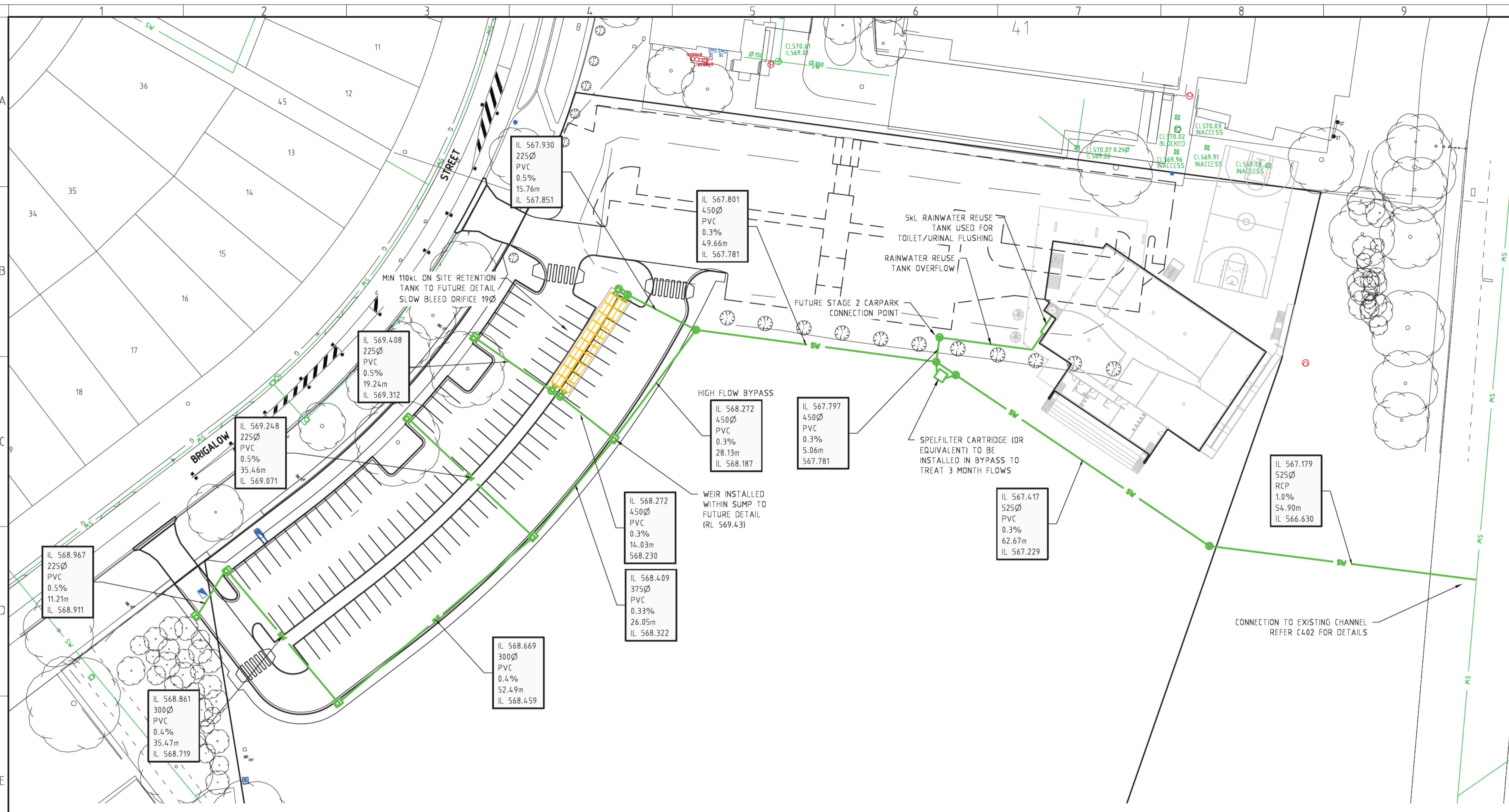
PROJECT LOCATION
BLOCK 23 SECTION 41
LYNEHAM ACT

SCALE
0m 5 10 15 20 25
1:500 @A1 1:1000 @A3

JOB NO.
140243

DRAWING NO.
C402

1 2 3 4 5 6 7 8 9 10 11 12



WATER SENSITIVE URBAN DESIGN CHECKLIST

REFERENCE: WATERWAYS, WATER SENSITIVE URBAN DESIGN GENERAL CODE. ACT PLANNING & LAND AUTHORITY (ACTPLA), JULY 2007.

MAINS WATER USE - RESIDENTIAL		RATING (★ ★ ★ min.)
PLUMBING FITTING		
SHOWER HEADS	★★★★	
DISHWASHERS	★★★★	
SINKS	★★★★	
TOILETS	★★★★★	
URINALS	★★★★★	
BASINS	★★★★★	

LANDSCAPING		
AREA OF IRRIGATED LAWN		0m ²
AREA OF IRRIGATED GARDEN BEDS		0m ²
TOTAL IRRIGATED AREA		0m ²
AREA OF NON-IRRIGATED LAWN		0m ²
AREA OF NON-IRRIGATED GARDEN BEDS		0m ²
TOTAL NON-IRRIGATED AREA		0m ²

RAINWATER STORAGE & USE PROPOSED		
USES FOR STORED WATER		
IRRIGATION		NO
TOILET/URINAL FLUSHING		YES
OTHER		NO

STORMWATER MANAGEMENT		
DEVELOPMENT AREA		8034m ²
IMPERVIOUS AREA - ROOF		
ROOF AREA CONNECTED TO RAINWATER STORAGE		1345m ²
ROOF AREA NOT CONNECTED TO RAINWATER STORAGE		0m ²
TOTAL		1345m ²

IMPERVIOUS AREA - PAVING		
HARD PAVED AREAS		6689m ²
PERMEABLE/POROUS PAVING		0m ²
TOTAL		6689m ²
TOTAL IMPERVIOUS AREAS WITH 50% REDUCTION OF PERMEABLE/POROUS PAVING		8034.0m ²

STORMWATER SITE STORAGE		
SITE STORAGE REQUIREMENT, SSR = (Aix1.4/100)		112.5m ³ (kL)
TYPE OF STORAGE PROPOSED		
		BELOW GROUND STORAGE TANK

VOLUME OF RAINWATER STORAGE		5.0m ³ (kL)
VOLUME OF EXTENDED DETENTION STORAGE		110.0m ³ (kL)

STORMWATER SITE STORAGE ACHIEVED (50% OF RAINWATER STORAGE PLUS 100% OF EXTENDED DETENTION STORAGE).		112.5m ³ (kL)
--	--	--------------------------

WASTE WATER REUSE PROPOSED		
----------------------------	--	--

SUMMARY OF WSUD TARGETS AND ACHIEVEMENTS		
	TARGET	ACHIEVED
STORMWATER SITE STORAGE	112.5m ³ (kL)	112.5m ³ (kL)

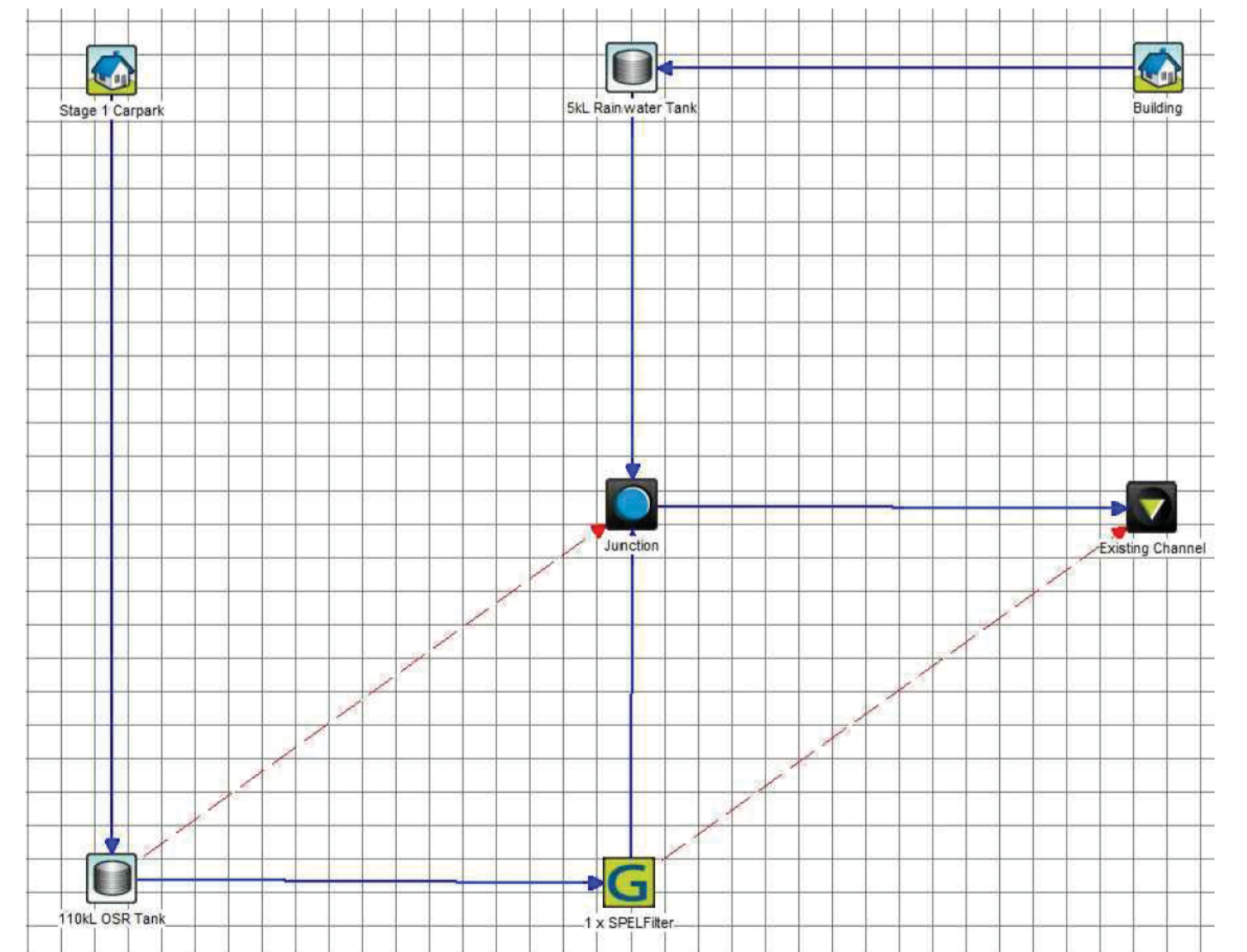
NOTE:
STORMWATER PLAN PREPARED ONLY FOR THE STAGE 1 WORKS COVERED BY THIS DEVELOPMENT (8,034m²). FUTURE PROPOSALS FOR DEVELOPMENT ALONG OF STAGE 2 CARPARK OR NEIGHBOURING BOUNDARIES TO BE PART OF A SEPARATE STORMWATER MANAGEMENT PLAN.

SUMMARY AND RESPONSE TO ASSESSABLE RULES:
RELEVANT CODE AND ELEMENT: PRZ1 URBAN OPEN SPACE
PARKS AND RECREATION ZONE DEVELOPMENT CODE

- RULES:**
- R32 COMPLIANT. 40% REDUCTION IN POTABLE WATER DEMAND ACHIEVED.
 - R33 COMPLIANT. 1 in 3 MONTH PEAK FLOWS REDUCED. ACCEPTABLE SOLUTION ADOPTED (1.4kL/100m² IMPERMEABLE RETAINED)
 - R34 COMPLIANT. POLLUTANTS REDUCED THROUGH STORMWATER TREATMENT. MUSIC MODELING DEMONSTRATES COMPLIANCE.
 - R35 NOT APPLICABLE AS DEVELOPMENT IS DISCHARGING TO CREEK.

TREATMENT TRAIN EFFECTIVENESS

OUTPUT DATA FROM MUSIC SOFTWARE				
	SOURCE	RESIDUAL LOAD	REDUCTION (%)	TARGET (%)
FLOW ML/yr	3.85	3.6	6.5	-
TSS kg/yr	596	131	78.0	60
TP kg/yr	0.862	0.253	70.6	45
TN kg/yr	10.3	5.58	45.8	40



TREATMENT TRAIN NODE DIAGRAM

LEGEND

- SW - STORMWATER
- SSD - SUBSOIL DRAINAGE

STRUCTURES

EXISTING	1500 @ A1	PROPOSED
ENCAP		ENCAP
MANHOLE		MANHOLE
GRATED PIT		GRATED PIT
KERB INLET SUMP		KERB INLET SUMP
OS TYPE SUMP		OS TYPE SUMP
R TYPE SUMP		R TYPE SUMP
PLANTATION SUMP		PLANTATION SUMP

MINIMUM INTERNAL DIMENSIONS FOR STORMWATER INLET PITS

DEPTH TO INVERT OF OUTLET	MINIMUM INTERNAL DIMENSIONS	
	RECTANGULAR WIDTH	CIRCULAR DIAMETER
≤600	450	600
>600-900	600	900
>900-1200	600	1000
>1200	900	1000

AS3500.3.2 TABLE 8.2

TOTAL DEVELOPMENT WATER REDUCTION

	PROPOSED	PRE2003	REDUCTION
DEVELOPMENT TOTAL	1,934	3,230	40.1%

FIGURES FROM ACTPLA WATER CALCULATION SPREADSHEETS FOR MULTI-UNIT RESIDENTIAL DEVELOPMENTS

ISSUE	DESCRIPTION	DATE	DRAWN	AMEND	DESCRIPTION	DATE	DRAWN
A	FOR REVIEW	20.08.14	AM	A1	REVISED FOR REVIEW	27.08.14	AM

DO NOT SCALE OFF DRAWINGS
VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK.
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PROJECT TITLE
LYNEHAM COMMUNITY CENTRE / SPORTS PAVILLION CAR PARK
CLIENT
RD GOSSIP PTY LTD

DESIGNED BY
AM
CHECKED BY
BC
AUTHORISED BY
DATE
27/08/2014

DRAWING TITLE
STORMWATER MANAGEMENT PLAN
PROJECT LOCATION
BLOCK 23 SECTION 41
LYNEHAM ACT

SCALE
0m 5 10 15 20 25
1:500 @A1 1:1000 @A3

JOB NO.
140243

DRAWING NO.
C401

Pt Num	Canopy	Trunk Dia.	Height
1	36	0.6	13
2	6	0.2	7
3	5	0.25	9
4	8	0.35	13
5	10	0.4	12
6	10	0.5	9
7	14	0.9	17.2
8	12	0.55	12
9	14	0.6	12
10	16	0.8	12
11	4	0.2	11
12	7	0.3	13
13	4	0.15	13
14	6	0.3	13
15	3	0.15	13
16	5	0.25	13
17	3	0.15	12
18	6	0.3	13
19	7	0.4	13
20	4	0.2	13
21	5	0.3	13
22	4	0.3	12
23	6	0.6	13
24	3	0.3	13
25	5	0.3	13
26	3	0.3	13
27	14	0.55	11
28	13	0.7	12
29	6	0.3	13
30	8	0.5	11
31	6	0.3	11
32	4	0.2	11
33	14	0.6	16
34	18	0.85	16
35	12	0.4	16
36	8	0.32	13
37	12	0.63	15
38	10	0.6	15.5
39	11	0.54	15
40	12	0.63	15

41	14	0.63	15.5
42	16	1.1	12.3
43	10	0.55	15.5
44	10	0.55	15.5
45	10	0.55	
46	10	0.75	20
47	18	3.7	18
48	16	3.6	16.5
49	12	3.4	15
50	15	3.6	15.5
51	20	1	16
52	16	0.55	11.5
53	5	2.2	10
54	4	3.2	10
55	4	0.15	8.5
56	5	0.32	8.5
57	3	0.15	8.5
58	3	0.18	7.5
59	3.5	0.18	7
60	5	0.16	8.5
61	5	0.26	11
62	5	0.26	8
63	4	0.17	8
64	4	0.26	8
65	4	0.17	6
66	6	3.3	9.5
67	5	0.25	8
68	5.5	0.25	9
69	5.5	0.23	8
70	3	0.16	7
71	4	0.16	5
72	3	0.16	5.5
73	4	3.2	8.5
74	4.5	3.2	8.5
75	5	0.28	9
76	5	2.2	7
77	5	0.26	7.5
78	4	0.26	8.5
79	5	0.26	8.5
80	5	3.3	9
81	16	1	16.5

Tree canopies are shown as a circular representation only and may not reflect irregular canopies.

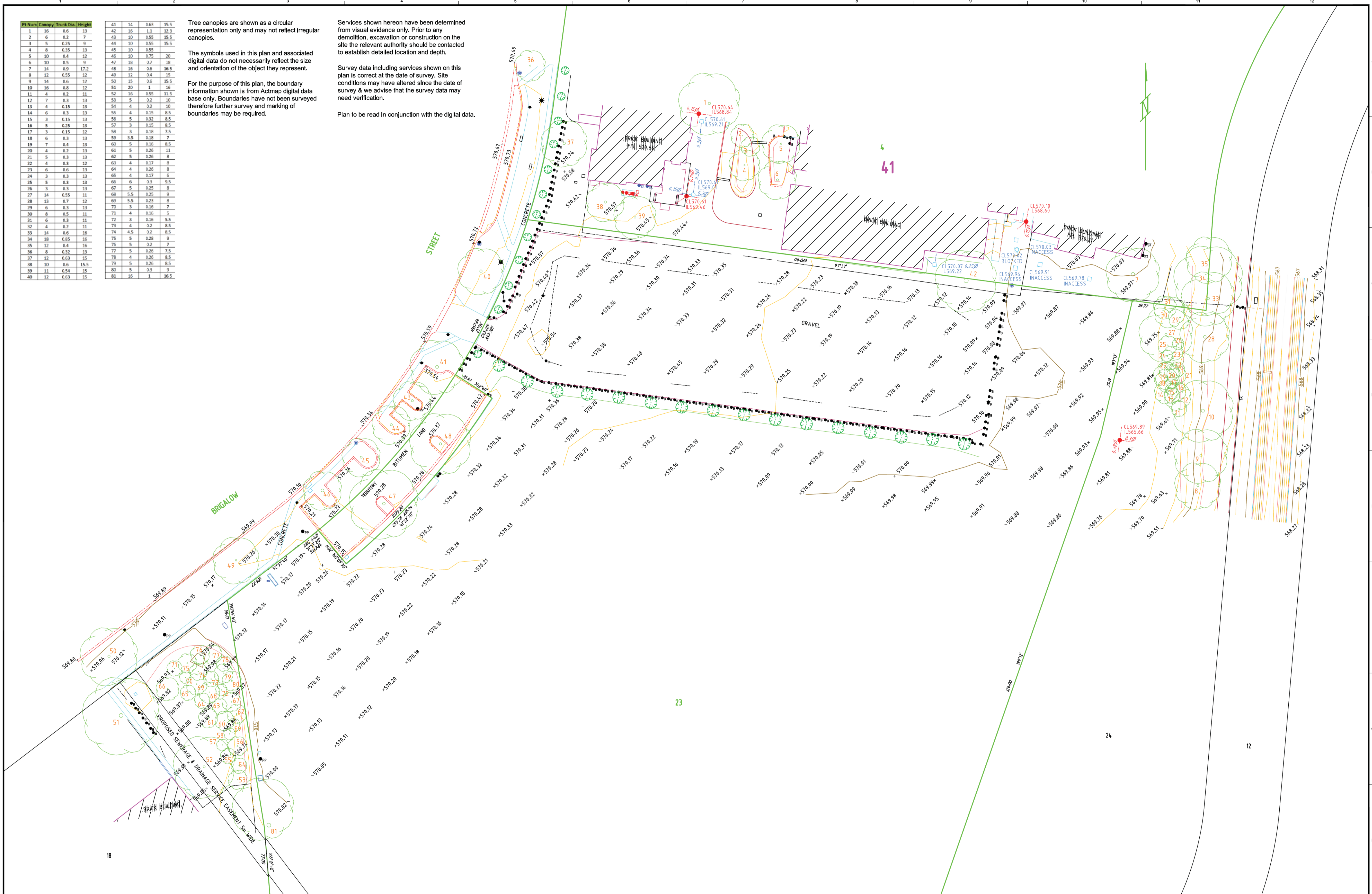
The symbols used in this plan and associated digital data do not necessarily reflect the size and orientation of the object they represent.

For the purpose of this plan, the boundary information shown is from Actmap digital data base only. Boundaries have not been surveyed therefore further survey and marking of boundaries may be required.

Services shown hereon have been determined from visual evidence only. Prior to any demolition, excavation or construction on the site the relevant authority should be contacted to establish detailed location and depth.

Survey data including services shown on this plan is correct at the date of survey. Site conditions may have altered since the date of survey & we advise that the survey data may need verification.

Plan to be read in conjunction with the digital data.



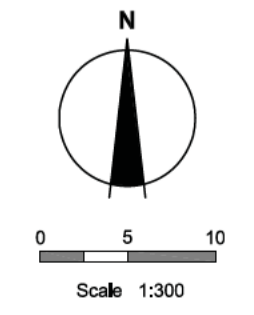
CLIENT
JEFFERSON GODFREY ARCHITECTS

DISCLAIMER:
This plan of survey and its associated digital data was prepared under instruction to meet specification as agreed. This information should not be used or relied upon by any other party.

REVISION	DATE	ZONE
A BLOCK 21 & PART BLOCK 23 ADDED	16/11/13	

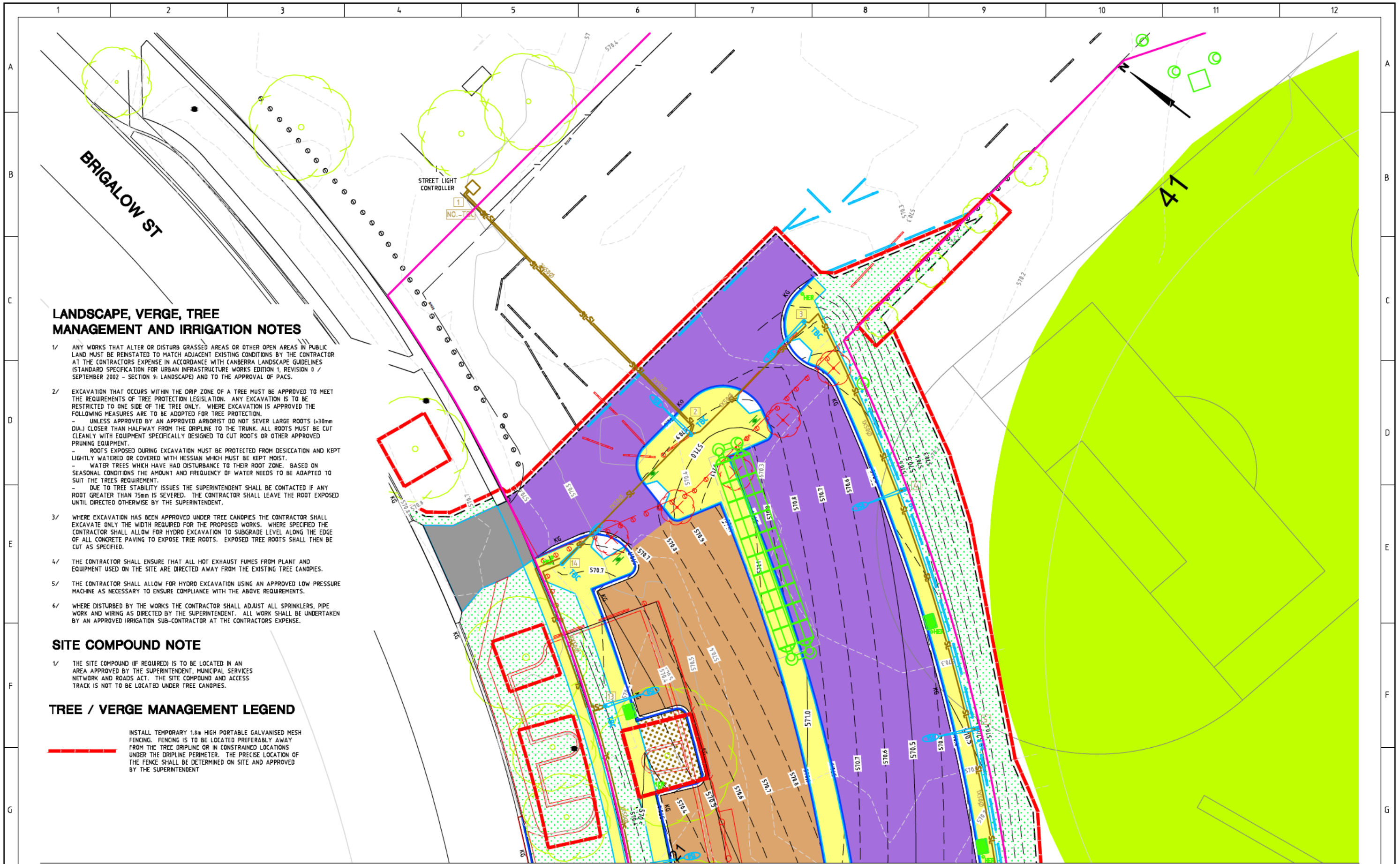
- TREE
- SEWER MANHOLE
- WATER METER
- ELECTRICITY POLE & LIGHT
- SEWER VENT
- ST SEAT
- FIRE HYDRANT
- SHRUB
- STOP COCK
- FLOOR LEVEL
- LIGHT POLE
- ELECTRICITY POLE
- STORMWATER MANHOLE
- BOLLARD
- SIGN

Contour Interval 0.25
Datum A.H.D.
BM KBM 546
RL 570.455



LANDdata SURVEYS
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Surveyed A. THOMPSON & B. COLLINS
Drawn A. KEHOE
Checked [Signature]
Approved [Signature]
Surveyor Registered under the Surveyors Act 2001.

DETAIL SURVEY
PART BLOCKS 4, 23 & TERRITORY LAND LYENHAM
SECTION 41
Proj No. 11167
Sheet No. 1 of 1
Rev A
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LANDSCAPE, VERGE, TREE MANAGEMENT AND IRRIGATION NOTES

- 1/ ANY WORKS THAT ALTER OR DISTURB GRASSED AREAS OR OTHER OPEN AREAS IN PUBLIC LAND MUST BE REINSTATED TO MATCH ADJACENT EXISTING CONDITIONS BY THE CONTRACTOR AT THE CONTRACTORS EXPENSE IN ACCORDANCE WITH (CANBERRA LANDSCAPE GUIDELINES (STANDARD SPECIFICATION FOR URBAN INFRASTRUCTURE WORKS EDITION 1, REVISION 0 / SEPTEMBER 2002 - SECTION 9: LANDSCAPE) AND TO THE APPROVAL OF PACS.
- 2/ EXCAVATION THAT OCCURS WITHIN THE DRIP ZONE OF A TREE MUST BE APPROVED TO MEET THE REQUIREMENTS OF TREE PROTECTION LEGISLATION. ANY EXCAVATION IS TO BE RESTRICTED TO ONE SIDE OF THE TREE ONLY. WHERE EXCAVATION IS APPROVED THE FOLLOWING MEASURES ARE TO BE ADOPTED FOR TREE PROTECTION.
 - UNLESS APPROVED BY AN APPROVED ARBORIST DO NOT SEVER LARGE ROOTS (>30mm DIA.) CLOSER THAN HALFWAY FROM THE DRIFLINE TO THE TRUNK. ALL ROOTS MUST BE CUT CLEANLY WITH EQUIPMENT SPECIFICALLY DESIGNED TO CUT ROOTS OR OTHER APPROVED PRUNING EQUIPMENT.
 - ROOTS EXPOSED DURING EXCAVATION MUST BE PROTECTED FROM DESICCATION AND KEPT LIGHTLY WATERED OR COVERED WITH HESSIAN WHICH MUST BE KEPT MOIST.
 - WATER TREES WHICH HAVE HAD DISTURBANCE TO THEIR ROOT ZONE. BASED ON SEASONAL CONDITIONS THE AMOUNT AND FREQUENCY OF WATER NEEDS TO BE ADAPTED TO SUIT THE TREES REQUIREMENT.
 - DUE TO TREE STABILITY ISSUES THE SUPERINTENDENT SHALL BE CONTACTED IF ANY ROOT GREATER THAN 75mm IS SEVERED. THE CONTRACTOR SHALL LEAVE THE ROOT EXPOSED UNTIL DIRECTED OTHERWISE BY THE SUPERINTENDENT.
- 3/ WHERE EXCAVATION HAS BEEN APPROVED UNDER TREE CANOPIES THE CONTRACTOR SHALL EXCAVATE ONLY THE WIDTH REQUIRED FOR THE PROPOSED WORKS. WHERE SPECIFIED THE CONTRACTOR SHALL ALLOW FOR HYDRO EXCAVATION TO SUBGRADE LEVEL ALONG THE EDGE OF ALL CONCRETE PAVING TO EXPOSE TREE ROOTS. EXPOSED TREE ROOTS SHALL THEN BE CUT AS SPECIFIED.
- 4/ THE CONTRACTOR SHALL ENSURE THAT ALL HOT EXHAUST FUMES FROM PLANT AND EQUIPMENT USED ON THE SITE ARE DIRECTED AWAY FROM THE EXISTING TREE CANOPIES.
- 5/ THE CONTRACTOR SHALL ALLOW FOR HYDRO EXCAVATION USING AN APPROVED LOW PRESSURE MACHINE AS NECESSARY TO ENSURE COMPLIANCE WITH THE ABOVE REQUIREMENTS.
- 6/ WHERE DISTURBED BY THE WORKS THE CONTRACTOR SHALL ADJUST ALL SPRINKLERS, PIPE WORK AND WIRING AS DIRECTED BY THE SUPERINTENDENT. ALL WORK SHALL BE UNDERTAKEN BY AN APPROVED IRRIGATION SUB-CONTRACTOR AT THE CONTRACTORS EXPENSE.

SITE COMPOUND NOTE

- 1/ THE SITE COMPOUND (IF REQUIRED) IS TO BE LOCATED IN AN AREA APPROVED BY THE SUPERINTENDENT, MUNICIPAL SERVICES NETWORK AND ROADS ACT. THE SITE COMPOUND AND ACCESS TRACK IS NOT TO BE LOCATED UNDER TREE CANOPIES.

TREE / VERGE MANAGEMENT LEGEND

INSTALL TEMPORARY 1.8m HIGH PORTABLE GALVANISED MESH FENCING. FENCING IS TO BE LOCATED PREFERABLY AWAY FROM THE DRIFLINE OR IN CONSTRAINED LOCATIONS UNDER THE DRIFLINE PERIMETER. THE PRECISE LOCATION OF THE FENCE SHALL BE DETERMINED ON SITE AND APPROVED BY THE SUPERINTENDENT

REFER DRG RG 13039 SHEET 110 FOR CONTINUATION

AMENDMENTS			Scale	Design Agent	Client	Project	Drawing Title	
AMENDMENT	APPROVAL	DATE	SCALE: A1 1:200, A3 1:400	Consulting Engineers	ACT Government Treasury	Project Officer: GREG ZWAJGENBERG Project Number: TBA	LYNEHAM COMMUNITY ACTIVITY CENTRE AND SPORTS PAVILION CARPARK	TREE AND VERGE MANAGEMENT PLAN - 1 OF 2
DRAWING STAGE - LATEST DATE INDICATES DRAWING STATUS								
Development Application: 13/10/14	Final Sketch Plan: --/--/--	Final Design: --/--/--						
For tendering purposes only: --/--/--								
						Scale AS SHOWN	Date 13/10/14	Drg. No. RG 13039
								Sheet 109
								Revision 0