

# Preliminary Site Analysis Plan

## Lot 1

Courin Drive, Watagan Park



NATURE'S PLAYGROUND



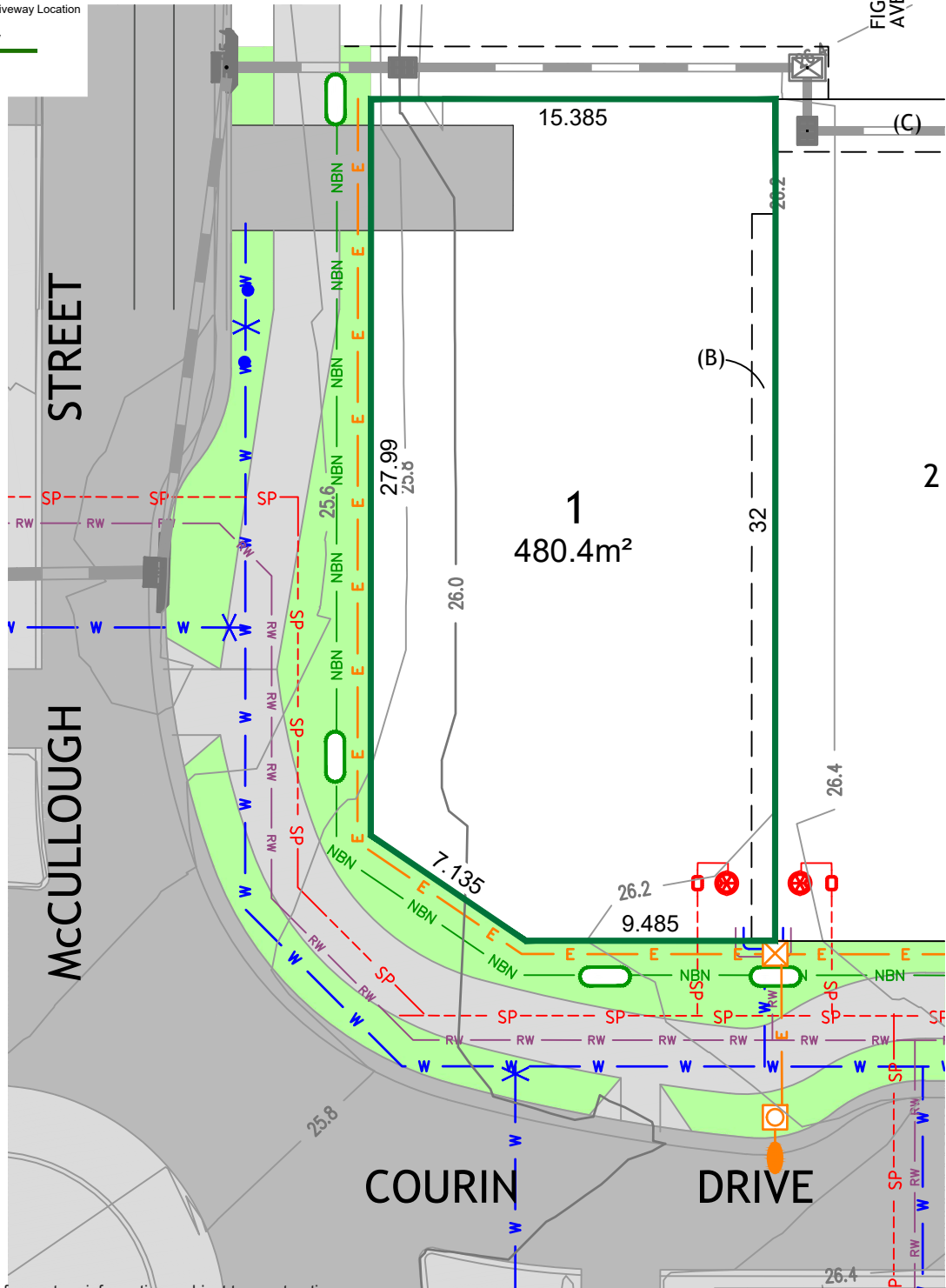
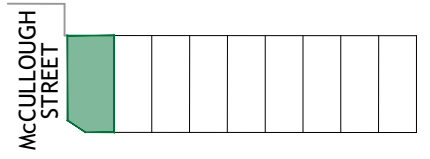
**LEGEND**

Note: ALL SERVICES INCLUDING SEWER, WATER, ELECTRICITY, NBN & GAS WILL BE PROVIDED TO ALL LOTS

- Sewer main (Pressure)
- Sewer Stop / Inspection Valve
- Sewer Boundary Kit / Flush Point
- Water Trunk main (Potable)
- Water main (Potable)
- Water (Potable) Hydrant / Stop Valve
- Water Trunk main (Recycled)
- Water (Recycled)
- Water Hydrant (Recycled)
- Electricity services (Approx.)
- Electrical Pillar / Light
- NBN (Approx.)
- NBN Pit
- Gas Main (TBD)
- Retaining Wall
- Design surface contour
- Stormwater pipe
- Stormwater lintel
- Recommended Driveway Location (by Landowner)
- Zero Lot Boundary

(B) EASEMENT FOR ACCESS, WORKS AND MAINTENANCE 0.9 WIDE

(C) EASEMENT FOR DRAINAGE 2 WIDE



**Notes:**

1. See design plans for contour information, subject to construction.
2. Utility servicing details are based on design information. Final location is subject to construction.
3. For further information on restriction as to user, positive covenants and easements etc. affecting this lot, interested parties should refer to the subdivision plan and 88B instrument.
4. Slab thickness and piling requirements subject to structural design.
5. Bushfire attack level for the lot is BAL-LOW. Subject to confirmation at dwelling application stage.
6. Plans subject to SWC Approval.

Scale: @ A4



SCALE: 1:250 (FULL)

Plotted By: Malc Plot Date: 16/11/2023 - 10:52 AM Cad File: N:\239078\239078(33)\DWG\SURVEY\SAP\239078(33)-SAP-009-E-C3D.DWG

Ver.	Date	Comment	By
E	16.11.2023	UPDATE STREET LIGHTING	RC

PLAN REF: 239078(33)-SAP-009-E-C3D



DRAFT