LEGACY ENGINEERS
Consulting Civil & Structural Engineers

ACN. 161 686 326
1/936 Logan Rd,
Holland Park West QLD 4121

Phone. 1300 136 198

TRANSMITTAL AND DOCUMENT REGISTER

From: **Sal Kaluarachchi**
email: sal@legacyengineers.com.au

Project Name
PROPOSED 4 LOT RESIDENTIAL SUBDIVISION
18 SPRINGLANDS DRIVE,
SLACKS CREEK QLD 4127

Project No
132602
CIVIL

Sheet Number

1 of 1

Date of Dispatch

	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10	#11	#12	#13	#14	#15	#16	#17
Day	30	13	20														
Month	3	4	10														
Year	26	26	26														

Doc #	Description	Revision Status																
ER	ENGINEERING REPORT INCLUDING SITE BASED STORMWATER MANAGEMENT PLAN	A	B															
DA1-1	LOCALITY PLAN, DRAWING INDEX AND NOTES	P1	P1	P2														
DA1-2	CONCEPT SERVICES LAYOUT PLAN	P1	P1	P2														
DA1-3	CONCEPTUAL EASEMENT PLAN	P1	P1	P2														
DA2-1	CONCEPTUAL BULK EARTHWORK PLAN	P1	P1	P2														
DA2-2	BULK EARTHWORKS SECTIONS	P1	P1	P2														
DA3-1	CONCEPTUAL STORMWATER DRAINAGE PLAN	P1	P1	P2														

DESTRIBUTION

To	Attention	Number of Copies																
Satwant Sachar	Satwant Sachar	1	1	1														

REASON

P - Preliminary, **D** - Design Development, **I** - Information, **A** - Approval, **T** - Tender, **C** - Construction, **AC** - As constructed	P	A	A															

METHOD OF DELIVERY

C - Courier, **M** - Mail, **CD** - Compact Disk, **E** - Email **U** - USB, **P** - Upload to Portal	P	P	E															



LOCALITY PLAN
NOT TO SCALE

PROPOSED 3 LOT RESIDENTIAL SUBDIVISION

18 SPRINGLANDS DRIVE, SLACKS CREEK, QLD 4127

CIVIL DRAWINGS

PROJECT NUMBER
132602

CLIENT
CGS IMPLEX PTY LTD

DRAWING INDEX

GENERAL
DA1-1 LOCALITY PLAN,DRAWING INDEX AND NOTES
DA1-2 CONCEPTUAL SERVICES LAYOUT PLAN PLAN
DA1-3 CONCEPTUAL EASEMENT PLAN

BULK EARTHWORKS
DA2-1 CONCEPTUAL BULK EARTHWORKS PLAN
DA2-2 BULK EARTHWORKS SECTIONS

STORMWATER AND GRADING
DA3-1 CONCEPTUAL STORMWATER DRAINAGE PLAN

REFERENCED GUIDLINES & STANDARDS	
LOGAN CITY COUNCIL (LCC)	
LOGAN CITY COUNCIL-PLANNING SCHEME POLICIES (PSPs) AND DEVELOPMENT CODES	
WATER SERVICES ASSOCIATION OF AUSTRALIA	
WATER SUPPLY CODE OF AUSTRALIA-SEQ SERVICE PROVIDERS EDITION V1.3	
GRAVITY SEWERAGE CODE OF AUSTRALIA-SEQ SERVICE PROVIDERS EDITION V2.0	
SEQ CODE FOR WATER SUPPLY AND SEWER DESIGN AND CONSTRUCTION	
SEQ WS&S D&C CODE - DESIGN CRITERIA	
SEQ WS&S D&C CODE - SEQ ACCEPTED INFRASTRUCTURE PRODUCTS AND MATERIALS (IPAM) LIST	
AUSTRALIAN STANDARDS (AS)	
AS 3798-2007	EARTHWORKS FOR COMMERCIAL AND RESIDENTIAL DEVELOPMENTS
AS 1289.1.1	METHODS OF TESTING SOILS FOR ENGINEERING PURPOSES
AS 2890.1	OFFSTREET CARPARKING
AS 3500-2018	PLUMBING AND DRAINAGE
INTERNATIONAL EROSION CONTROL ASSOCIATION (IECA)	
IECA AUSTRALIA GUIDELINES AND STANDARD DRAWINGS	

APPROVAL ISSUE
NOT FOR CONSTRUCTION

N

LEGACY ENGINEERS
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ABN 91161686326 ACN 161 686 326
1/936 Logan RD, Holland Park wEST, QLD 4121
T. 1300 136 198 E. info@legacyengineers.com.au
W. www.legacyengineers.com.au

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RPEQ 13033

REV.	DESCRIPTION	DRAWN	CHECKED	DATE
P1	ISSUED FOR REVIEW	PC	SK	30/03/2026
P2	ISSUED FOR APPROVAL	PC	SK	20/10/2026

SHEET 1

CLIENT GGS IMPLEX PTY LTD
DESIGNED SK | DRAWN PC
CHECKED SK | SCALE N.T.S.

PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

DRAWING TITLE: LOCALITY PLAN, DRAWING INDEX AND NOTES

PROJECT No. 132602
DATE MAR 2026 | SHEET SIZE A1
DRAWING No. DA1-1 | REVISION P2

2
SP347321

19
RP89076

21
RP89076

UP TO 1m HIGH RETAINING WALL

1:4 BATTER (TYPICAL)

1% AEP FLOOD LINE
(RL10.90 - RIVER FLOODING)

RL 12.750

RL 12.360

RL 12.470

END OF LINE HYDRANT
SEQ-WAT-1302-1

Dev. Area
783 m2

LEVEL SPREADER / BUND
(DETAIL DESIGN)

LOT 3
8820 m2

LOT 2
919 m2

LOT 1
700 m2

PROPOSED REAR ALLOTMENT ROOF
WATER CONNECTION. EXTEND AND
END CAP AT THE BOUNDARY

RETAINING WALL / GARDEN EDGE.
350mm HIGH

RETAINING WALL / GARDEN
EDGE. 350mm HIGH

PROPOSED DN100
WATER MAIN

PROPOSED VEHICLE CROSSOVER
(RS-049)

PROPOSED DN100
WATER MAIN

DN150 SEWER MAIN - 47.0 m

PROPOSED DN100
SEWER PROPERTY
CONNECTION (TYPICAL)

PROPOSED DN100
STORMWATER
CONNECTION (TYPICAL)

PROPOSED WATER
METERS TO SERVICE
LOTS 1, 2 AND 3
(SEQ-WAT-1110-2)

EX. Ø150 mm SEWER

IL11.25 (FROM
RECORDS)

EXISTING SEWER
PROPERTY CONNECTION TO
REMAIN TO SERVICE LOT 3

UP TO 1m HIGH RETAINING WALL

SPRINGLANDS DRIVE

NOTE:
PARTIAL FILLING UP TO THE NOMINATED RLS IS PROPOSED OVER LOT 3 TO FACILITATE GRAVITY SEWER CONNECTION FOR THE LOT FROM THE DEVELOPMENT AREA, BASED ON 300 mm HOUSE SLABS ABOVE THE NOMINATED PLATFORM LEVELS.
SEWER INVERT LEVELS ARE TO BE SURVEYED AND VERIFIED DURING THE DETAILED DESIGN STAGE.

DRAWING LEGEND

SYMBOL	DESCRIPTION
	PROPOSED
	PROPERTY BOUNDARY
	PROPOSED RETAINING WALL
	PROPOSED DRIVEWAY/ CROSSOVER
W	PROPOSED WATER
S	PROPOSED SEWER
RL##.###	PROPOSED FINISHED SURFACE LEVEL
	EXISTING
	EXISTING CONTOURS
Ex.S	EXISTING SEWER
Ex.W	EXISTING WATER
Ex.E	EXISTING ELECTRICITY
Ex.T	EXISTING COMMUNICATION LINE
S	EXISTING SEWER MANHOLES
	ABBREVIATIONS
LCC	LOGAN CITY COUNCIL

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0 2 4 6 8 10m
SCALE 1:200 AT ORIGINAL SIZE

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SHEET 2

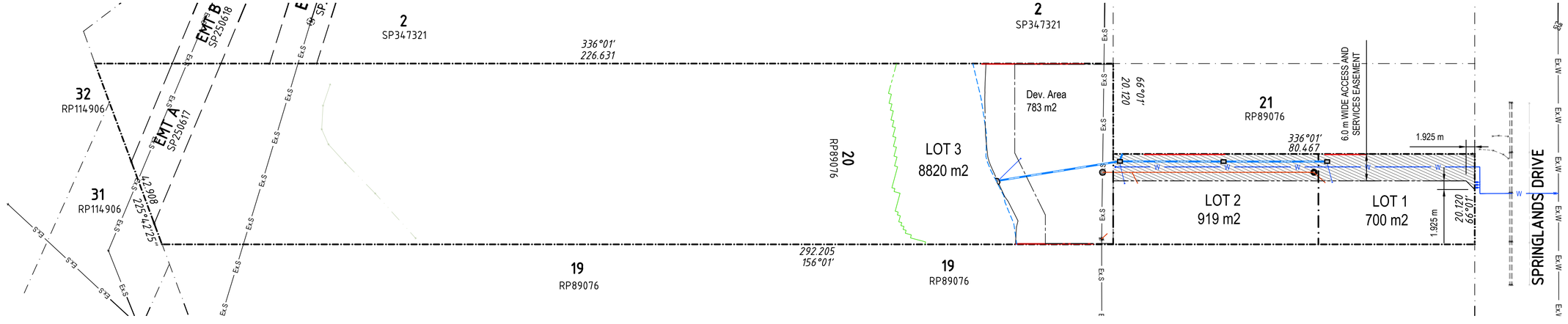
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PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

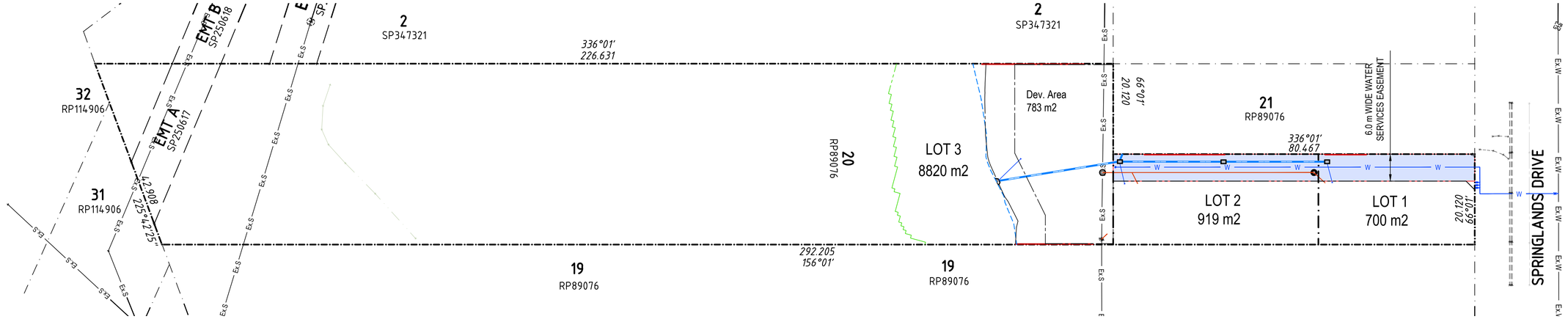
DESIGNED: SK | DRAWN: PC | CHECKED: SK | SCALE: 1:200

DRAWING TITLE: CONCEPTUAL SERVICES LAYOUT PLAN

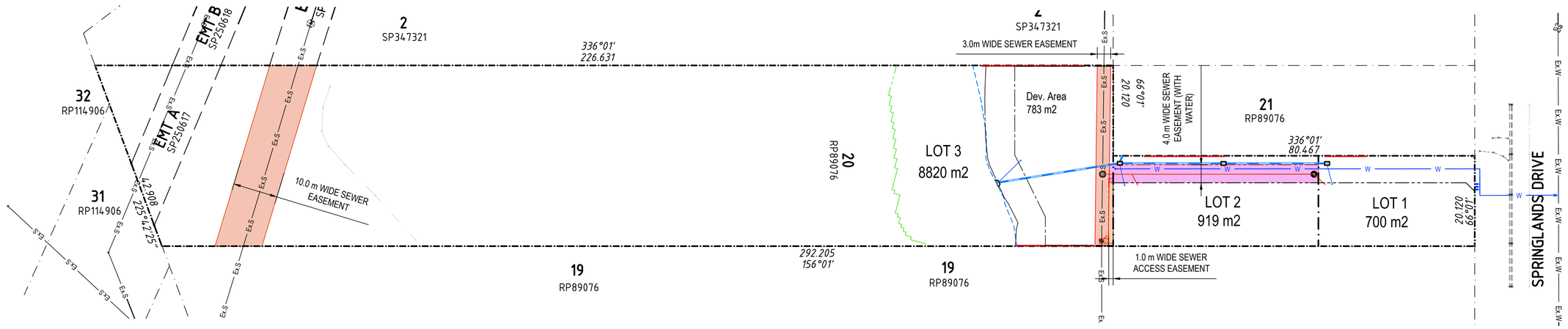
PROJECT No.: 132602
DATE: MAR 2026
SHEET SIZE: A1
DRAWING No.: DA1-2
REVISION: P2



ACCESS AND SERVICES EASEMENT



WATER SERVICES EASEMENT



SEWER SERVICES EASEMENTS

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0 5 10 15 20 25m
SCALE 1:500 AT ORIGINAL SIZE

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SHEET 3

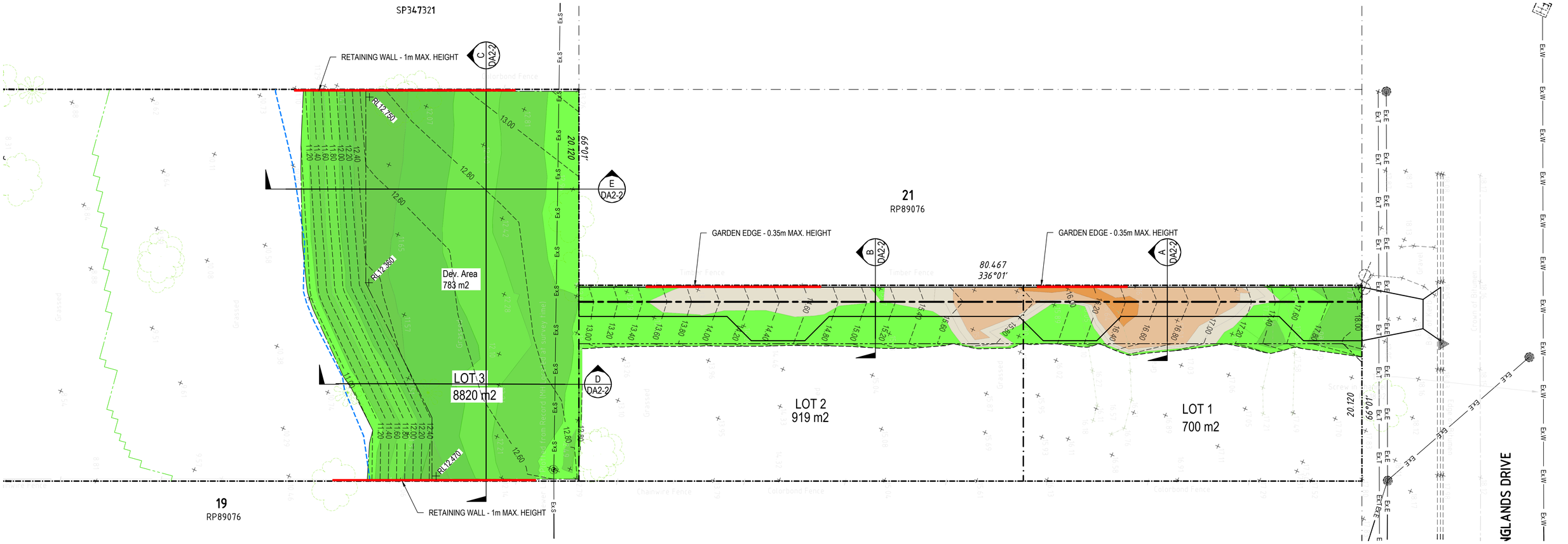
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DESIGNED: SK | DRAWN: PC
CHECKED: SK | SCALE: 1:500

PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

DRAWING TITLE: CONCEPTUAL EASEMENT PLAN

PROJECT No. 132602
DATE MAR 2026
SHEET SIZE A1
DRAWING No. DA1-3
REVISION P2



DRAWING LEGEND

SYMBOL	DESCRIPTION
	PROPOSED
	PROPOSED BULK EARTHWORKS PLATFORM
	CHANGE OF GRADE LINE (RIDGE OR VALLEY)
	BULK EARTHWORKS CONTOURS
	TEMPORARY EARTHWORKS BATTER (1:2 NOMINAL)
	RETAINING WALL (REFER STRUCTURAL DRAWINGS FOR DETAILS)
	EXISTING
	EXISTING CONTOURS
Ex.D	EXISTING STORMWATER
Ex.S	EXISTING SEWER
Ex.W	EXISTING WATER
Ex.E	EXISTING ELECTRICITY
Ex.T	EXISTING COMMUNICATION LINE
S SW	EXISTING SEWER AND STORMWATER MANHOLES
	ABBREVIATIONS
LCC	LOGAN CITY COUNCIL
FFL##.###	PROPOSED FINISHED FLOOR LEVEL
BPL##.###	BULK PLATFORM / SURFACE LEVEL
U.N.O.	UNLESS NOTED OTHERWISE

CUT FILL RANGE LEGEND

Lower_value		Upper_value		Colour
-5	to	-6	m	
-4	to	-5	m	
-3	to	-4	m	
-2	to	-3	m	
-1	to	-2	m	
-0.50	to	-1	m	
-0.25	to	-0.50	m	
-0.25	to	-0.05	m	
-0.05	to	0	m	
0	to	0.05	m	
0.05	to	0.25	m	
0.25	to	0.50	m	
0.50	to	0.75	m	
0.75	to	1.00	m	
1.00	to	2.00	m	
2.00	to	3.00	m	
3.00	to	4.00	m	
4.00	to	5.00	m	

APPROXIMATE CUT FILL VOLUMES:

TOTAL CUT BELOW EXISTING SURFACE LEVEL - 42 m3 APPROX.
TOTAL FILL ABOVE EXISTING SURFACE LEVEL - 552 m3 APPROX.

NOTE:
1. THE VOLUMES STATED ABOVE REPRESENT CLEAR EXCAVATION VOLUMES ONLY AND DO NOT INCLUDE ALLOWANCES FOR PAVEMENT THICKNESS, TOPSOIL REMOVAL, SHRINKAGE, OR BULKING FACTORS.
2. BOX/BULK LEVELS HAVE BEEN CALCULATED BASED ON:
   - THE DEPTH BETWEEN EXISTING AND FINISHED SURFACE LEVELS.
   - ADDITIONAL FILL OVER LOTS 3 TO ACCOMMODATE GRAVITY SEWER CONNECTION.
3. APPROVED EROSION AND SEDIMENT CONTROL (ESC) MEASURES MUST BE FULLY IMPLEMENTED AND MAINTAINED PRIOR TO THE COMMENCEMENT OF ANY BULK EARTHWORKS.
4. DETAILED EXCAVATION ASSOCIATED WITH SERVICE TRENCHES, RETAINING WALL FOOTINGS, BATTERS, EDGE THICKENING, AND SIMILAR ELEMENTS IS EXCLUDED FROM THE STATED BULK EARTHWORKS VOLUMES.

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0 2 4 6 8 10m
SCALE 1:200 AT ORIGINAL SIZE

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SHEET 4

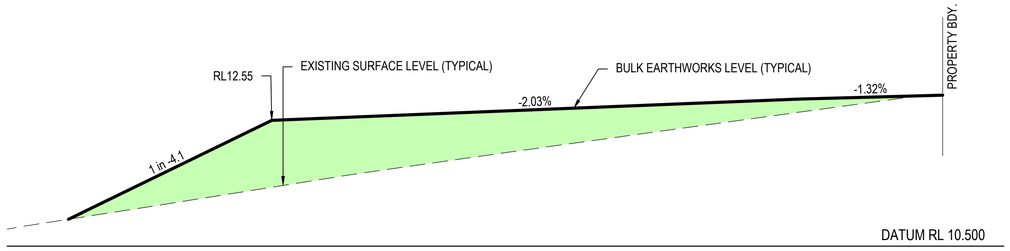
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DESIGNED: SK | DRAWN: PC
CHECKED: SK | SCALE: 1:200

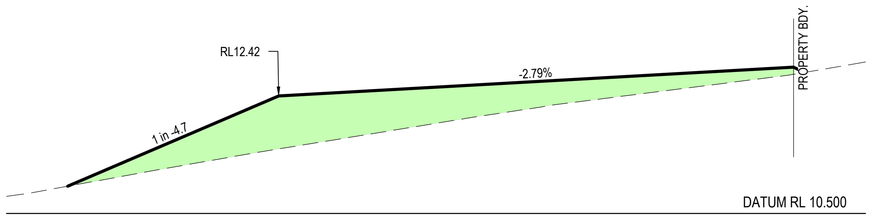
PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

DRAWING TITLE: CONCEPTUAL BULK EARTHWORKS PLAN

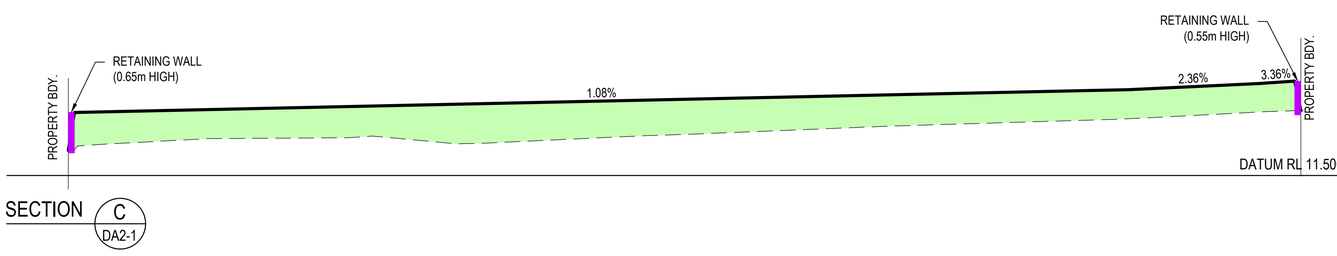
PROJECT No.: 132602
DATE: MAR 2026
SHEET SIZE: A1
DRAWING No.: DA2-1
REVISION: P2



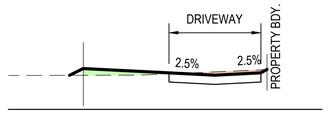
SECTION E DA2-1



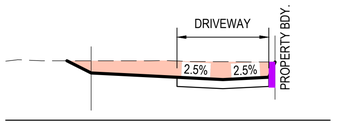
SECTION D DA2-1



SECTION C DA2-1



SECTION B DA2-1



SECTION A DA2-1

AREA OF CUT

AREA OF FILL

APPROVAL ISSUE
NOT FOR CONSTRUCTION

1:100 H 0 1 2 3 4 5m
1:50 V 0 0.5 1.0 1.5 2.0 2.5m
SCALE 1:100 HORIZONTAL
1:50 VERTICAL
AT ORIGINAL SIZE

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SHEET 5

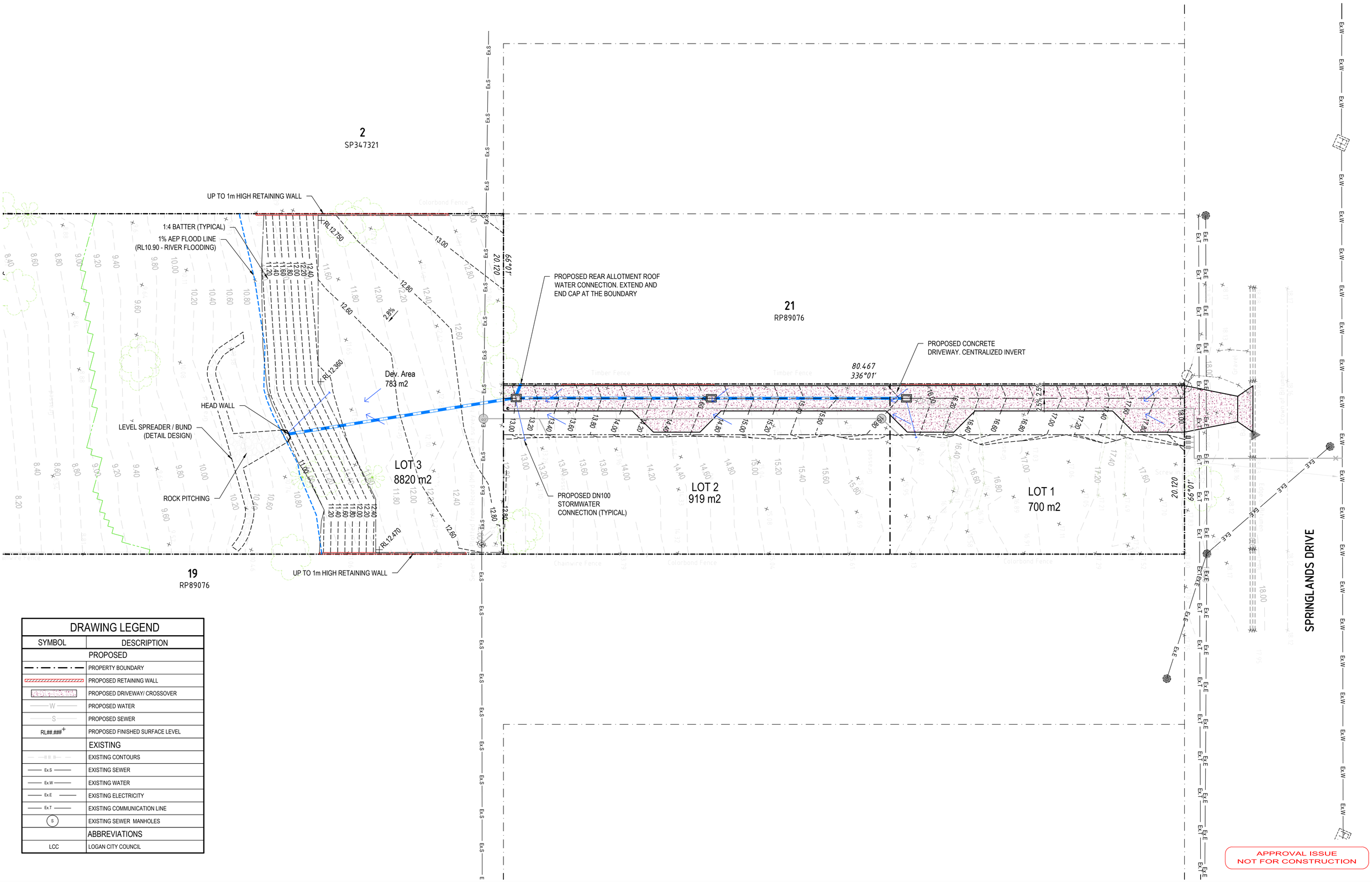
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PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

DESIGNED: SK | DRAWN: PC | CHECKED: SK | SCALE: AS SHOWN

DRAWING TITLE: BULK EARTHWORKS SECTIONS

PROJECT No.: 132602
DATE: MAR 2026
SHEET SIZE: A1
DRAWING No.: DA2-2
REVISION: P2



DRAWING LEGEND

SYMBOL	DESCRIPTION
	PROPOSED
	PROPERTY BOUNDARY
	PROPOSED RETAINING WALL
	PROPOSED DRIVEWAY/ CROSSOVER
W	PROPOSED WATER
S	PROPOSED SEWER
RL##.###	PROPOSED FINISHED SURFACE LEVEL
	EXISTING
	EXISTING CONTOURS
Ex.S	EXISTING SEWER
Ex.W	EXISTING WATER
Ex.E	EXISTING ELECTRICITY
Ex.T	EXISTING COMMUNICATION LINE
S	EXISTING SEWER MANHOLES
	ABBREVIATIONS
LCC	LOGAN CITY COUNCIL

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0 2 4 6 8 10m
SCALE 1:200 AT ORIGINAL SIZE

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SHEET 6

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PROJECT TITLE: PROPOSED 3 LOT SUBDIVISION
18 SPRINGLANDS DRIVE
SLACKS CREEK, QLD 4127

DRAWING TITLE: CONCEPT STORMWATER DRAINAGE PLAN

PROJECT No.: 132602
DATE: MAR 2026
SHEET SIZE: A1
DRAWING No.: DA3-1
REVISION: P2

2
SP347321

21
RP89076

PROPOSED PAVEMENT
PROPOSED EASEMENT - 6m WIDE ACCESS
PROPOSED EASEMENT - 6m WIDE WATER
PROPOSED EASEMENT - 3m WIDE SEWER
PROPOSED EASEMENT - 4m WIDE SEWER + WATER
PROPOSED EASEMENT - 1m WIDE SEWER MH ACCESS

Ex.S
Ex.E
Ex.T
W
S

66°01'
20.120
3.000
80.467
336°01'
4.000
6.000
3.000
4.500
1.000
30.000
30.000
20.120
110°99'

LOT 3
8820 m2

LOT 2
919 m2

LOT 1
700 m2

18.08
18.17
18.05
18.16
18.03
18.15
17.98
18.12
17.95
18.12

SPRINGLANDS DRIVE