



PRECINCT 10.3

Everleigh



NOTES

This plan has been prepared from preliminary survey plan (SP344913) and engineering plans provided on the 11/03/2024 by Premise Civil Engineering Pty Ltd.

The current development approval was granted for this subdivision (DEV202212777) by the Minister for Economic Development Queensland on 15th of December 2023.

The relevant authorities have granted operational works approval for the proposed lot.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Extent of retaining walls shown inductively only. Retaining walls may not extend the full length of a lot boundary where finished level between allotments is less than 0.5m.

Parts of this lot may be subject to rip and re-compact earthwork procedures as determined by site conditions. This process may be completed in cut locations to assist the house pad construction. Any re-compaction will comply with AS3798 requirements and certified by a third party company.

All fill shall be placed and compacted in a controlled manner so that Level 1 level of responsibility may be achieved and certified as per AS3798-2007.

Lot 4285 contains Emt W on SP334747 for services benefiting Urban Utilities & Ipswich City Council.

Lot 4285 contains Emt C for services benefiting Urban Utilities & Ipswich City Council.

No.	by	Date	Chkd	Description
A	MD	03/04/24	PS	Original Issue

Level Datum: AHD der.
 Origin of Levels: PSM 203673
 RL of Origin: 54.070
 Contour Interval: 0.25m
 Scale @A3: 1:200
 Dwg No. 7598 S 65 DP A_4285

Retaining Wall on Boundary
 (Front of Lot Transition)
 Max Height : 0.80m
 Min Height : 0.00m
 Average Height : 0.40m

Retaining Wall on Boundary
 Max Height : 0.80m
 Min Height : 0.80m
 Average Height : 0.80m

Retaining Wall on Boundary
 Max Height : 1.60m
 Min Height : 1.60m
 Average Height : 1.60m

Retaining Wall in Lot 9003
 Max Height : 1.00m
 Min Height : 1.00m
 Average Height : 1.00m

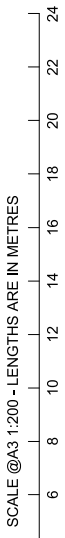
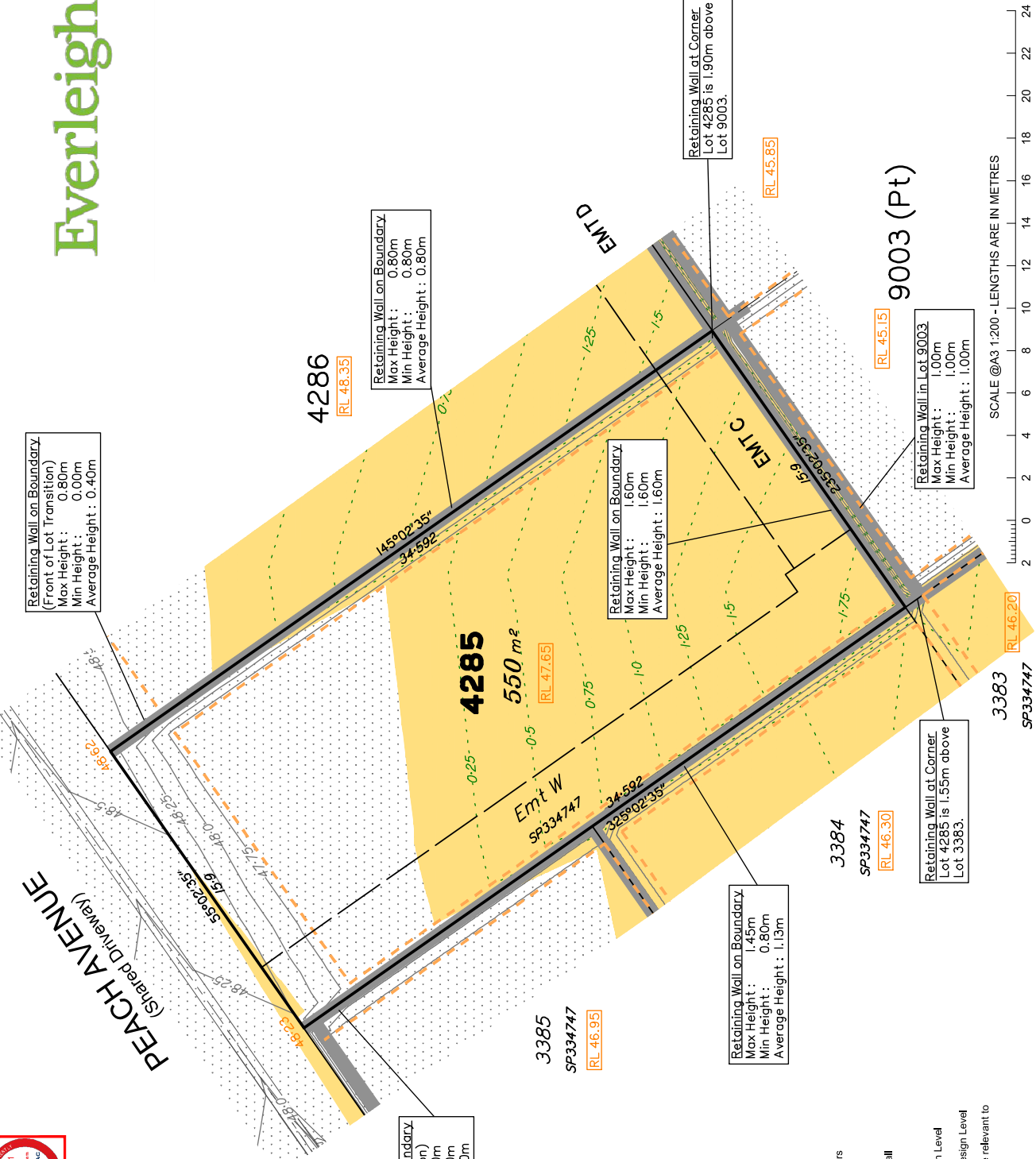
Retaining Wall at Corner
 Lot 4285 is 1.55m above
 Lot 3383.

Retaining Wall on Boundary
 Max Height : 1.45m
 Min Height : 0.80m
 Average Height : 1.13m

Retaining Wall on Boundary
 (Front of Lot Transition)
 Max Height : 0.80m
 Min Height : 0.00m
 Average Height : 0.40m

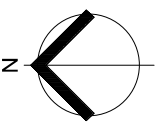
- LEGEND**
- Area of Fill
 - Area of Cut
 - Design Contours
 - Depth of Fill Contours
 - Retaining Wall
 - Tiered Retaining Wall
 - Earthworks Pad
 - RL XX.XX Finished Pad Design Level
 - XX.XX Finished Surface Design Level

(Not all items in this legend may be relevant to the lot shown herein)



Disclosure Plan for Proposed Lot 4285 on SP344913
 Described as part of Lot 9003 on SP344891
 Existing Title Reference: 51344722
 Locality of Greenbank (Logan City Council)

This Disclosure Plan is prepared for the sole purpose of satisfying the disclosure requirements of the Land Sales Act and SHOULD NOT be used for any other purpose, particularly as-constructed purposes. This information is compiled from design plans only, unless otherwise stated, and therefore is subject to final survey and construction of operational works.



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