

**LEGEND**

- 2/1 - Pit No. 2/Drainline No. 1
- 12.00\* - As constructed surface levels.
- - - - - RP boundary.
- - - - - Top of batter.
- - - - - Toe of batter.
- - - - - Invert of creek/drain.
- - - - - Change of grade.
- - - - - Stormwater drain line.
- - - - - Subsoil drainage.
- - - - - Stormwater drain line.
- - - - - Subsoil drainage.
- - - - - Overhead power line.
- - - - - Telstra conduit.
- - - - - Telstra optic fibre.

**Q50 STORMWATER LEVELS**

Road Name	Chainage	Description	Q50 Level
Bilbao Place	305.772	edge of bitumen	12.830
	338.475	2/20 - 1/20	12.830
	349.000		12.830
	376.706	3/20	14.100
	440.916	1/23 - 5/20	18.300
	476.572	8/20 - 7/20	23.110
523.416		Crest	23.787
Surcharge Path		Start	12.700
		End	11.960

APPROVED

**AS CONSTRUCTED**

I John James Rowlands of ROWLANDS SURVEYS Pty. Ltd. hereby certify that this drawing accurately describes and records the nature and the location of the works depicted hereon as they have been constructed for the purposes of the development.

*John James Rowlands* 22.12.10  
 Date: .....  
 Director/Registered Surveyor

TOWNSVILLE CITY COUNCIL  
 REC'D 14 JAN 2011  
 TOWN PLANNING

**REAL PROPERTY DESCRIPTION**

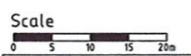
Lots 501 & 502 on SP 162413  
 Parish of BOHLE  
 County of ELPHINSTONE  
 Bilbao Place - Bushland Beach

In Association with:-

**ROWLANDS SURVEYS PTY LTD**  
 22 GORDEN STREET  
 GARBUTT. 4814  
 Ph. (07)47755077

**SUNLAND GROUP**

LEVEL DATUM A.H.D.  
 Horizontal Datum GDA' 94 Zone 55  
 Refer P.M. 138403 RL. 8.545  
 Bolt & washer in manhole top.  
 LYNWOOD AVENUE



THE ORIGINAL OF THIS DOCUMENT IS COMPLETED TO THE SCALE NOTED.  
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REFER TO DRAWING SUN86/4 FOR ROAD TYPICAL SECTIONS.

**NORTHERN CONSULTING**  
 engineers

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 50 Punari Street, Currarong 4812  
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 Email: mail@nceng.com.au  
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 ACN 100 817 355

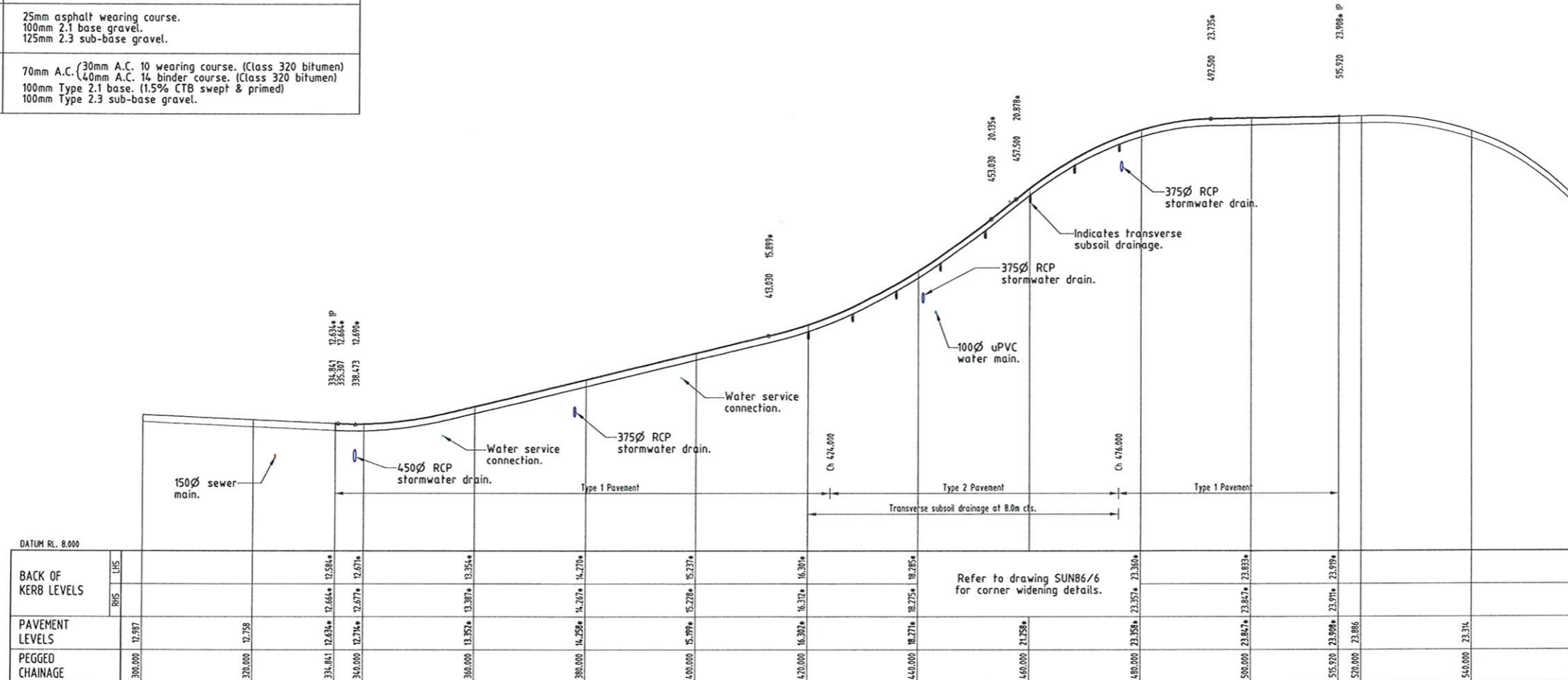
Issue	Description	Date
D	AMENDED TO AS CONSTRUCTED.	21/12/2010
C	ISSUED FOR CONSTRUCTION.	30/03/2010
B	BILBAO PLACE DESIGN AMENDED & BENCHING TO ALLOTMENTS ADDED.	24/03/2010
A	ISSUED FOR CONSTRUCTION.	21/07/2008
P1	PRELIMINARY - NOT FOR CONSTRUCTION - ISSUED FOR OPERATIONAL WORKS APPROVAL.	21/12/07

Drawn DC Date 21/12/07 Checked Approved APPROVED COPYRIGHT ©	In Association with <b>SUNLAND GROUP LIMITED</b> STAGE 86, 17 TRADITIONAL RESIDENTIAL LOT SUBDIVISION BILBAO PLACE BUSHLAND BEACH	LAYOUT PLAN, ROADWORKS & STORMWATER Drawing Number <b>SUN86/3</b> Issue <b>0</b>
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PAVEMENT TABLE

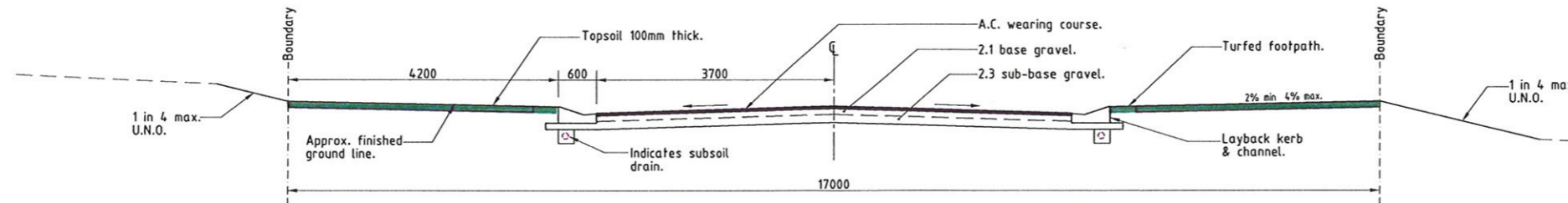
PAVEMENT TYPE	PAVEMENT DESCRIPTION
TYPE 1	25mm asphalt wearing course. 100mm 2.1 base gravel. 125mm 2.3 sub-base gravel.
TYPE 2	70mm A.C. (30mm A.C. 10 wearing course. (Class 320 bitumen) 40mm A.C. 14 binder course. (Class 320 bitumen) 100mm Type 2.1 base. (1.5% CTB swept & primed) 100mm Type 2.3 sub-base gravel.



BILBAO PLACE  
(Regulatory Speed Zone 50 km/h)

LONGITUDINAL SECTION

Scale 'A' - Horizontal  
Scale 'B' - Vertical



TYPICAL SECTION - BILBAO PLACE  
Scale 'C'

APPROVED

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*John James Rowlands* Date: 22.12.10.  
John James Rowlands  
Director/Registered Surveyor

TOWNSVILLE CITY COUNCIL  
REC'D 14 JAN 2011  
TOWN PLANNING

REAL PROPERTY DESCRIPTION

Lots 501 & 502 on SP 162413  
Parish of BOHLE  
County of ELPHINSTONE  
Bilbao Place - Bushland Beach

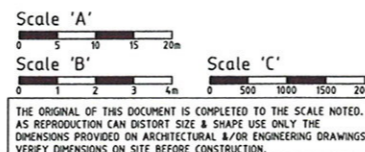
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GARBUTT. 4814  
Ph. (07)47755077



LEVEL DATUM A.H.D.  
Horizontal Datum GDA' 94 Zone 55  
Refer P.M. 138403 RL. 8.545  
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LYNWOOD AVENUE



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Milton Messer & Associates Pty. Ltd.  
ACN 100 817 956

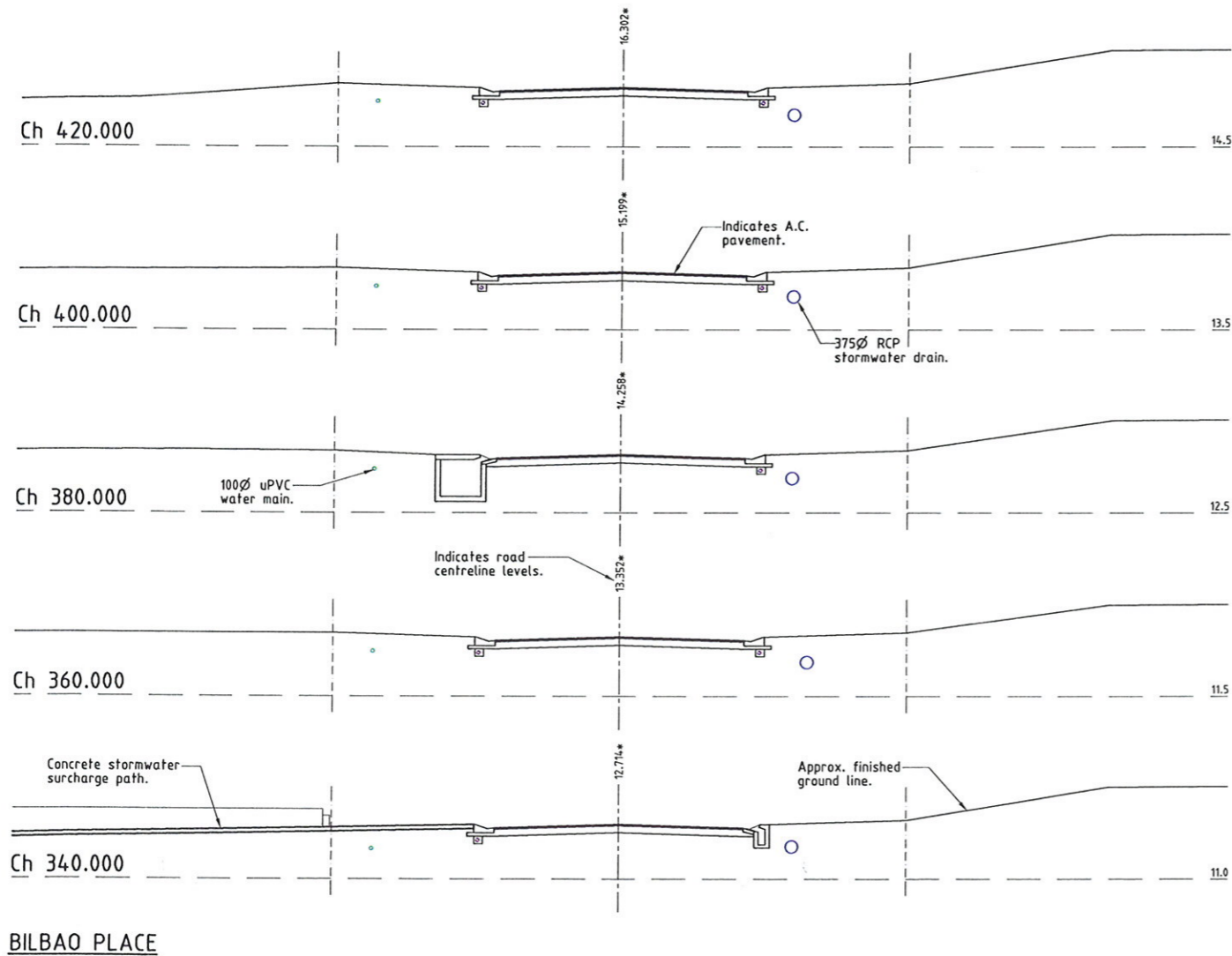
Issue	Description	Date
D	AMENDED TO AS CONSTRUCTED.	21/12/2010
C	ISSUED FOR CONSTRUCTION.	30/03/2010
B	BILBAO PLACE DESIGN AMENDED & BENCHING TO ALLOTMENTS ADDED.	24/03/2010
A	ISSUED FOR CONSTRUCTION.	21/01/2008
P2	PRELIMINARY - NOT FOR CONSTRUCTION - RESPONSE TO COUNCIL REQUEST FOR INFORMATION.	04/03/2008
P1	PRELIMINARY - NOT FOR CONSTRUCTION - ISSUED FOR OPERATIONAL WORKS APPROVAL.	21/12/07

Drawn DC Date 21/12/07	In Association with <b>SUNLAND GROUP LIMITED</b>	<b>ROAD LONGITUDINAL &amp; TYPICAL SECTIONS</b>
Checked [Signature] Approved [Signature]	<b>STAGE 86, 17 TRADITIONAL RESIDENTIAL LOT SUBDIVISION BILBAO PLACE BUSHLAND BEACH</b>	
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		Issue <b>D</b>

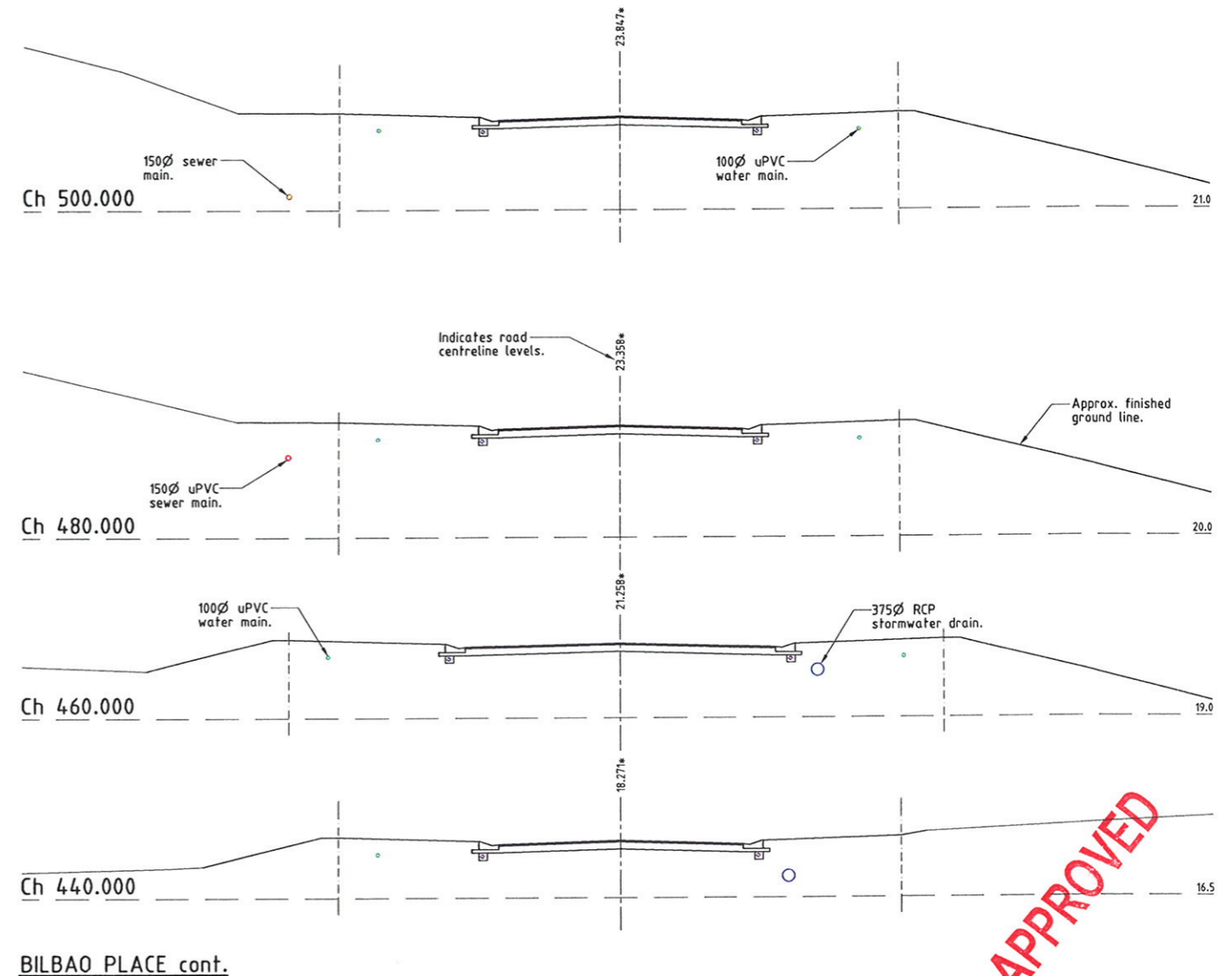
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I John James Rowlands of ROWLANDS SURVEYS Pty. Ltd. hereby certify that this drawing accurately describes and records the nature and the location of the works depicted hereon as they have been constructed for the purposes of the development.

*J. Rowlands* Date: 22.12.10.  
 John James Rowlands  
 Director/Registered Surveyor



**BILBAO PLACE**



**BILBAO PLACE cont.**

**CROSS SECTIONS**

**APPROVED**

**TOWNSVILLE CITY COUNCIL**  
 REC'D 14 JAN 2011  
 TOWN PLANNING

**REAL PROPERTY DESCRIPTION**

Lots 501 & 502 on SP 162413  
 Parish of BOHLE  
 County of ELPHINSTONE  
 Bilbao Place - Bushland Beach

In Association with:-



**ROWLANDS SURVEYS PTY LTD**

22 GORDEN STREET  
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 Ph. (07)47755077



**SUNLAND GROUP**

LEVEL DATUM A.H.D.  
 Horizontal Datum GDA' 94 Zone 55  
 Refer P.M. 138403 RL. 8.545  
 Bolt & washer in manhole top.  
 LYNWOOD AVENUE



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REFER TO DRAWING SUN86/4 FOR ROAD TYPICAL SECTION.

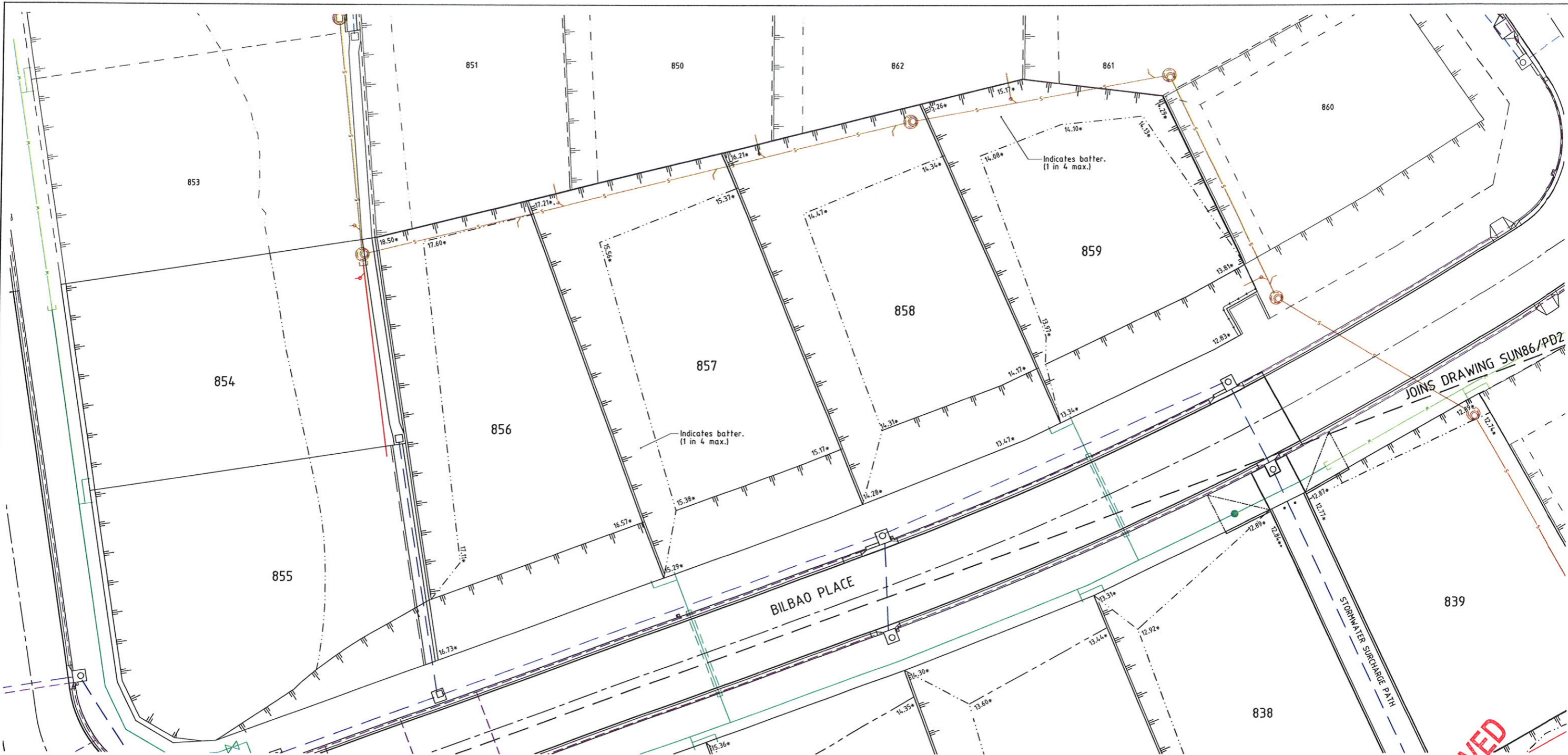
Issue	Description	Date
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C	ISSUED FOR CONSTRUCTION.	30/03/2010
B	BILBAO PLACE DESIGN AMENDED & BENCHING TO ALLOTMENTS ADDED.	24/03/2010
A	ISSUED FOR CONSTRUCTION.	21/07/2008
P1	PRELIMINARY - NOT FOR CONSTRUCTION - ISSUED FOR OPERATIONAL WORKS APPROVAL.	21/12/07

Drawn DC	In Association with <b>SUNLAND GROUP LIMITED</b>	<b>ROAD CROSS SECTIONS</b>
Date 21/12/07	<b>STAGE 86, 17 TRADITIONAL RESIDENTIAL LOT SUBDIVISION</b>	
Checked <i>[Signature]</i>	<b>BILBAO PLACE</b>	Drawing Number <b>SUN86/5</b>
Approved <i>[Signature]</i>	<b>BUSHLAND BEACH</b>	Issue <b>D</b>
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 Email: mail@nceng.com.au  
 Milton Messer & Associates Pty. Ltd.  
 ACN 100 817 356





**LAYOUT PLAN**

**AS CONSTRUCTED**

- LEGEND**
- 17.00\* - As constructed surface levels.
  - - - - - RP boundary.
  - - - - - Top of batter.
  - - - - - Toe of batter.
  - - - - - Change of grade.
  - - - - - Stormwater drain line.
  - - - - - Subsoil drainage.
  - - - - - Sewer main.
  - - - - - Water main.
  - - - - - Stormwater drain line.
  - - - - - Subsoil drainage.
  - - - - - Sewer main.
  - - Sewer manhole.
  - - Water main.

I John James Rowlands of ROWLANDS SURVEYS Pty. Ltd. hereby certify that this drawing accurately describes and records the nature and the location of the works depicted hereon as they have been constructed for the purposes of the development.

*John James Rowlands* Date: 22.12.10  
 John James Rowlands  
 Director/Registered Surveyor

**APPROVED**

TOWNSVILLE CITY COUNCIL  
 REC'D 14 JAN 2011  
 TOWN PLANNING

**REAL PROPERTY DESCRIPTION**

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In Association with:-

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LEVEL DATUM A.H.D.  
 Horizontal Datum GDA' 94 Zone 55  
 Refer P.M. 138403 RL. 8.545  
 Bolt & washer in manhole top.  
 LYNWOOD AVENUE

Scale 0 2 4 6 8m  
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C	AMENDED TO AS CONSTRUCTED.	21/12/2010
B	ISSUED FOR CONSTRUCTION.	30/03/2010
A	ISSUED FOR OPERATIONAL WORKS APPROVAL.	24/03/2010
Issue	Description	Date
Drawn JHS	In Association with	
Date 24/03/2010	<b>SUNLAND GROUP LIMITED</b>	
Checked [Signature]	<b>STAGE 86, 17 TRADITIONAL RESIDENTIAL LOT SUBDIVISION</b>	
Approved [Signature]	<b>BILBAO PLACE BUSHLAND BEACH</b>	
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	Drawing Number	Issue
	<b>SUN86/PD1</b>	<b>C</b>

**ALLOTMENT BENCHING LAYOUT PLAN LOTS 857 TO 859**

